

PROJECT NAME LOCATION	TOTAL PROJECT COSTS	EQUITY RAISED	PROJECT TYPE	HOUSING UNITS	FINANCING	ROLE OF TRINITY	YEAR CLOSED
				SF COMMERCIAL			YEAR COMPLETED
Harrison Tower Boston, MA	\$24.1m (P)	\$10.8m (P)	Mixed Income, Rental Housing	112	Federal and State LIHTC, City of Boston, DHCD	Owner Developer	2013 (P)
							2014 (P)
Vicksburg Square Devens, MA	\$83m (P)	\$66m (P)	Affordable and Market Rental Housing	246	Federal and State LIHTC, City HOME, DHCD, AHT, HSF,	Owner Developer	2012 (P)
Albany Tower Boston, MA	\$82.5m (P)	\$27.6m (P)	Market Rate, Rental Housing	200	Private Financing	Owner Developer	2012 (P)
							2014 (P)
Hamilton Canal District 110 Canal St. (Phase 2) Lowell, MA	\$14m (P)	\$7m (P)	Commercial	54,000SF	New Markets TC, Federal and State Historic Tax Credits, Leverage Loan, City Loan	Owner Developer	2012 (P)
One Canal Boston, MA	\$175m (P)	N/A	Market Rate Rental, Mixed Use	320 21,000SF	Private Equity/ Debt	Owner Developer	2012 (P)
Parcel 13 Boston, MA	\$115m (P)	N/A	Market Rate Residential, Student Housing, Retail, Mixed Use	126 / 90 Student	Private Equity/ Debt	Owner Developer	2012 (P)
Northampton Tower Boston, MA	\$48m (P)	\$24.2m (P)	Mixed Income, Rental Housing	245	Federal and State LIHTC, City of Boston, DHCD	Owner Developer	2012 (P)
							2013 (P)
Lucerne Gardens Dorchester, MA	\$11.9m (P)	\$5m (P)	Mixed Income	45	LIHTC, Tax Exempt Bonds, Exempt HSF, AHT, CBH, HOME, NHT	Owner Developer	2011 (P) 2012 (P)
Boston East East Boston, MA	\$100m (P)	\$25m (P)	Transit Oriented Development, Marine Related Commercial	196	Equity Investor, Construction Loan	Owner Developer	2010 (P)
				50,000 SF			2012 (P)

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Washington Beech HOPE VI Roslindale, MA	\$90m (P)	\$45m (P)	Affordable Rental, Affordable Home Ownership	206	LIHTC, Tax Exempt Bonds, BHA, City of Boston, State	Owner Developer	2009
							2012 (P)
Mattapan Heights Phase 5-A Mattapan, MA	\$24m (P)	\$15m (P)	Affordable Rental	60	LIHTC, Tax Exempt Bonds, HSF, HOME, NHT, AHT	Owner Developer	2011 (P)
							2011 (P)
Quinnipiac Terrace Phase 3 New Haven, CT	\$13.5m	\$9.9m	Affordable Rental Housing	33	LIHTC, Tax Exempt Bonds, City of New Haven, HANH, State	Owner Developer	2010
							2011
Rowe Redevelopment New Haven, CT	\$38m (P)	\$14m (P)	Mixed Income, Rental Housing	104	LIHTC, Tax Exempt Bonds, City of New Haven, HANH, State	Owner Developer	2010
				2,300 SF			2011 (P)
Hamilton Canal District Appleton Mills (Phase 1) Lowell, MA	\$83m	\$53m	Affordable Rental, Commercial	130	LIHTC, HOME, Tax Exempt Bonds, PDF, MassHousing, HTC, AHT	Owner Developer	2009
				50,000 SF			2011
The Regency New Bedford, MA	\$30m	\$11m	Mixed Income, Rental Housing	129	LIHTC, MassHousing, MHP, City of New Bedford	Owner Developer	2010
							2010
Franklin Hill Dorchester, MA	\$106m	\$71m	Affordable Rental	266	LIHTC, Tax Exempt Bonds, BHA, City of Boston, State	Owner Developer	2007
							2009
Avenir Boston, MA	\$150m	\$148.4m	Transit Oriented Development, Commercial, Residential	241	Equity Investor	Developer	2007
				29,000 SF			2009
The Carruth Dorchester, MA	\$52m	\$28.2m	Transit Oriented Development, Mixed Income Rental and Home Ownership Hous- ing, Commercial	116	State LIHTC, LIHTC, HOME, NHT, PDF, TOD, Tax Exempt Bonds	Owner Developer	2006
				10,000 SF			2008

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Mattapan Heights III Mattapan, MA	\$27.7m	\$16m	Mixed Income, Limited Equity Cooperative and Home Ownership	73	HTC, LIHTC, HSF, HOME, NHT, PDF, AHT, Tax Exempt Bonds, State LIHTC	Owner Developer	2006
							2008
Quinnipiac Terrace HOPE VI New Haven, CT	\$62m	\$19.2m	Mixed Income Rental	160	HOPE VI, LIHTC, City of New Haven	Owner Developer	2004
							2008
Newport Heights HOPE VI Newport, RI	\$73m	\$37.8m	Mixed Income Rental	299	HOPE VI, LIHTC, HOME, FHLB, Tax Ex- empt Bonds	Owner Developer	2002
							2007
Foundry Square Newburyport, MA	\$7.2m	N/A	Mixed Income, Home Ownership	20	HSF, AHT, HOME, North Shore - HOME, City of Newbury- port	Developer	2005
							2006
The Riverway Dorchester, MA	\$7.92m	\$.42m	Commercial		Private Financing	Owner Developer	2005
				61,000 SF			2006
Maverick Landing HOPE VI East Boston, MA	\$105m	\$50m	Mixed Income Rental	396	LIHTC, Tax Exempt Bonds, BHA, City of Boston, State	Owner Developer	2003
							2006
Mattapan Heights II Mattapan, MA	\$28.9m	\$21.3m	Mixed Income Rental	83	Tax Exempt Bonds, HTC, LIHTC, CDBG, NHT, AHT, State LIHTC	Owner Developer	2004
							2005
Carlton Wharf East Boston, MA	\$7m	\$12m	Workforce Home Ownership	30	HOME, HSF, AHT, NHT, CDBG, MTC, Construction Loan Linkage Sources	Developer	2003
							2005
Trinity Terrace Dorchester, MA	\$17m	\$11m	Mixed Income Rental	62	LIHTC, HOME, CDBG, HTC	Owner Developer	2003
							2004

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The Foley Mattapan, MA	\$20m		Affordable, Assisted & Independent Liv- ing, Supportive Housing	116	LIHTC, HTC, HOME, CDBG, FHLB	Owner Developer	2001
							2003
Shaw's Supermarket Lower Mills Dorchester, MA	\$24m	N/A	Commercial Supermarket		Private Financ- ing, HTC	Owner Developer	2001
				59,800 SF			2003
Winchester Park Ipswich, MA	N/A	N/A	Open Space Subdivision		Private Financing	Owner Developer	2001
				20 Lots			2002
Davenport Commons Boston, MA	\$50m	\$0	Mixed Income Home Owner- ship and Student Residences, Neighborhood Retail	200	Tax Exempt Bonds, HOME, Taxable Bonds, FHLB Linkage, HOPE VI	Developer	1999
				2,100 SF			2001
Mass Pike Towers Boston, MA	\$19.7m	\$4.7m	Mixed Income Rental	200	Tax Exempt Bonds, LIHTC 4%, HOME, Sec. 236	Owner Developer	2000
				10,000 SF			2000
Southwark Plaza Philadelphia, PA	\$57m	\$18m	Mixed Income Rental	470	Tax Exempt Bonds, LIHTC 4%, HOME, CDBG, HUD Mixed Finance	Development Manager	1998
							2000
Harborlight House Beverly, MA	\$3.5m	\$1.8m	Assisted Living	35	LIHTC, HTC, HOME, CDBG, FHLB	Development Manager	2000
Orchard Gardens HOPE VI Roxbury, MA	\$58m	\$27.3m	Mixed Income Rental	331	HOPE VI, LIHTC, CGP, HTC	Owner Developer	1998
							1999
Countryside Village Marlborough, MA	\$6.9m	\$2.9m	Mixed Income Rental	118	LIHTC, HOME, Sec. 236	Owner Developer	1999

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Camfield Gardens Roxbury, MA	\$16m	N/A	Mixed Income Rental	131	HUD Demo Disposition	Development Consultant	1998
							1998
Springfield YMCA Chestnut Street Residence Springfield, MA	\$3.8m	\$1.9m	SRO/Efficiency	104	LIHTC, HOME CDBG	Development Manager	1997
							1998
Beverly YMCA Cabot Street House Beverly, MA	\$3.8m	\$2m	SRO/Efficiency	45	LIHTC, HTC, HOME, CDBG, FHLB	Development Manager	1998
							1998
Sonoma, Maple, Schuyler Dorchester, MA	\$9.8m	N/A	Mixed Income Rental	102	HUD Demo Disposition	Development Consultant	1997
							1998
Beryl Gardens Roxbury, MA	\$3.3m	\$1.4m	Mixed Income Rental	20	LIHTC, HOME, CDBG, FHLB	Development Manager	1997
							1998
Madison Park IV Roxbury, MA	\$12.4m	\$2.6m	Mixed Income Rental	143	LIHTC, HOME, CDBG, FHLB	Development Manager	1996
							1997
Smith House Roxbury, MA	\$5.9m	\$2.3m	Mixed Income Rental	132	LIHTC, HOME, CDBG, FHLB	Development Manager	1995
							1996
Haynes House Roxbury, MA	\$9.6m	\$2m	Mixed Income Rental	136	LIHTC, HOME, CDBG, FHLB	Development Manager	1995
							1996
Boston YMCA Boston, MA	\$7.8m	\$5.4m	SRO/Efficiency	88	HTC, HOME, CDBG, FHLB	Development Manager	1995
							1996

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Mason Square Springfield, MA	\$3.6m	N/A	Commercial	30,000 SF	CDBG, Private Financing	Development Consultant	1994
							1995
Cape Ann YMCA Cape Ann, MA	\$2.2m	\$1.2m	SRO	52	LIHTC, HTC, HOME, CDBG, FHLB	Development Manager	1994
			Commercial	8,099 SF			1995
Joslin Court Syracuse, NY	\$3.1m	\$1.2m	Mixed Income Rental	22	LIHTC, NYHTF, NYHDF, HOME	Development Manager	1994
							1995
Orchard Hill Estates Oxford, MA	\$19.5m	\$5.4m	Mixed Income Rental	215	LIHTC, HOME, Flex Sub, Sec. 236	Development Manager	1994
							1995
Abyssinian Development Corporation New York, NY	\$2.7m	N/A	Mixed Income	30	FHLB	Development Consultant	1994
			Commercial	5,250 SF			1995
Lucerne Gardens Dorchester, MA	\$5.4m	\$3.4m	Mixed Income Rental	45	LIHTC, HOME, CDBG, FHLB	Owner Developer	1993
							1994
Cambridge YMCA Cambridge, MA	\$4.2m	\$2.2m	SRO/Special Needs	134	LIHTC, HTC, CDBG, HOME, FHLB	Developer	1993
							1994
Trinity House East Boston, MA	\$1.5m	\$700k	SRO	15	LIHTC, HTC, CDBG, FHLB	Development Manager	1992
							1993
Lithgow Block Dorchester, MA	\$3.5m	\$1.5m	Mixed Income Rental	33	CDBG, Private Financing	Development Manager	1991
			Commercial	33,000 SF			1992

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Egleston Center Boston, MA	\$2.2m	N/A	Commercial		CDBG, Private Financing	Development Consultant	1991
				10,000 SF			1992
1734 Washington Boston, MA	\$2.2m	\$1.1m	SRO	24	LIHTC, HTC, CDBG	Development Manager	1990
							1991
Bowditch School Boston, MA	\$5.2m	\$2.9m	Apartments/SRO	45	LIHTC, HTC, CDBG	Development Manager	1990
			Commercial	4,000 SF			1991
398 Park Street Boston, MA	\$1.3m	\$550k	SRO/Special Needs	18	LIHTC, CDBG	Development Manager	1989
							1990
300 Shawmut Avenue Boston, MA	\$2m	\$650k	SRO	20	LIHTC, CDBG	Development Manager	1989
							1990
438 Warren Street Boston, MA	\$1.1m	\$500k	SRO/Special Needs	15	LIHTC, HTC, CDBG	Development Manager	1988
							1989
Totals	1.95b	\$864m		6,827 units			
				439,549 SF			