

Community Lending Program Qualifiers Guide

The Community Lending Program (CLP) offers flexible, low-rate advances with terms up to 30 years. CLP is available through a \$2.6 billion revolving pool of funds that FHLBank Pittsburgh members can access by demonstrating that they have made, or will make, qualified loans to community projects.

Use the below guide to help identify qualified projects. Lending activity can be qualified for CLP prior to closing, or up to 90 days after closing. Completed applications can be sent to clp@fhlb-pgh.com.

Activity	Eligible Activity	Targeted Beneficiaries	Resource
Owner-Occupied Housing Required documents: <ul style="list-style-type: none"> CLP Application If portfolio: Add Homeownership Portfolio Worksheet 	Loans to income-eligible homeowners for the purchase, refinance, construction or rehabilitation of owner-occupied housing	Household income of homeowners must be at or below 115% of the area median income (AMI) for a four-person household	HUD Link to AMI Select current year, state and county; multiply median family income by 1.15.
Rental Housing Required documents: <ul style="list-style-type: none"> CLP Application Rental Worksheet 	Loans for the purchase, construction, refinance or rehabilitation of rental housing occupied by, and affordable to, income-eligible renters	At least 51% of units in the project must be affordable to households earning at or below 115% of the AMI for a four-person household	HUD Link to AMI Select current year, state and county; multiply median family income by 1.15. Divide the 115% figure by 12, then take 30% to find maximum allowable rent per month.
Small Business Required Documents: <ul style="list-style-type: none"> CLP Application If portfolio: Add Small Business Portfolio Worksheet 	Loans to eligible small businesses	Project qualifies as a small business based on Small Business Administration guidelines – business is qualified either by annual sales or number of employees	SBA Size Standards Find business based on NAICS code; qualify by annual receipts or number of employees.
Community and Economic Development Required documents: <ul style="list-style-type: none"> CLP Application For employee/household beneficiaries: Job Creation/Retention Worksheet 	Loans to projects supporting: <ul style="list-style-type: none"> Agricultural Farm acquisition, expansion, refinance Commercial Retail, office, wholesale Industrial/Manufacturing Warehouses, manufacturing facilities, research centers Public or Private Infrastructure Roads, utilities, sewers Public/Community Centers Educational or recreational facilities, healthcare, daycare, social service or civic centers 	Projects must meet only one of the following guidelines:	
		Geographic/Qualified Census Tract Project located in a census tract with median income at or below 100% of the AMI in urban areas or 115% of the AMI in rural areas	FFIEC Address Lookup Enter address, click on “Get Census Demographic.” Urban/Rural Lookup Enter city and state to search location. If population is less than 25,000, the project is defined as rural.
		Employee/Household Beneficiaries At least 51% of full-time employee salaries or income of households served by the project are at or below 100% of the AMI in urban areas or 115% of the AMI in rural areas for a four-person household	HUD Link to AMI Select state and county; multiply median family income by 1.15. Urban/Rural Lookup Enter city and state to search location. If population is less than 25,000, the project is defined as rural.
		Designated Area Projects located in qualifying geographic areas	<ul style="list-style-type: none"> Empowerment Zone, Enterprise and Renewal Community Brownfield Indian Area, Alaskan Native Village, or Native Hawaiian Home Land Federal- or state-declared disaster area Community Adjustment and Investment Program community Area affected by a federal military base closing or realignment



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