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Form 990-EZ

Department of the Treasury
Internal Revenue ServiceShort Form
Return of Organization Exempt From Income TaxUnder section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code
(except black lung benefit trust or private foundation)

OMB No 1545-1150

2009

Open to Public
Inspection

- Sponsoring organizations of donor advised funds and controlling organizations as defined in section 512(b)(13) must file Form 990. All other organizations with gross receipts less than \$500,000 and total assets less than \$1,250,000 at the end of the year may use this form
- The organization may have to use a copy of this return to satisfy state reporting requirements

A For the 2009 calendar year, or tax year beginning _____, and ending _____

B Check if applicable	C Name of organization METRO PORTLAND HOUSING INDUSTRY FOUNDATION	D Employer identification number 93-1239982
Address change	Number and street (or P O box, if mail is not delivered to street address) 1555 SW BANGY ROAD	Room/suite 301
Name change	City or town, state or country, and ZIP + 4 LAKE OSWEGO OR 97035	E Telephone number 503-684-1880
Initial return		F Group Exemption Number ►
Termination		
Amended return		
Application pending		

- Section 501(c)(3) organizations and 4947(a)(1) nonexempt charitable trusts must attach a completed Schedule A (Form 990 or 990-EZ).

G Accounting method Cash Accrual
Other (specify) ►

I Website: ► **N/A**J Tax-exempt status (check only one) — 501(c) (3) ▲ (insert no) 4947(a)(1) or 527

H Check ► if the organization is not required to attach Schedule B (Form 990, 990-EZ, or 990-PF)

K Check ► if the organization is not a section 509(a)(3) supporting organization and its gross receipts are normally not more than \$25,000. A Form 990-EZ or Form 990 return is not required, but if the organization chooses to file a return, be sure to file a complete return

L Add lines 5b, 6b, and 7b, to line 9 to determine gross receipts, if \$500,000 or more, file Form 990 instead of Form 990-EZ ► \$ **368,519****Part I Revenue, Expenses, and Changes in Net Assets or Fund Balances (See the instructions for Part I.)**

1 Contributions, gifts, grants, and similar amounts received	1	28,307
2 Program service revenue including government fees and contracts	2	
3 Membership dues and assessments	3	
4 Investment income	4	11,691
5a Gross amount from sale of assets other than inventory	5a	220,427
b Less cost or other basis and sales expenses	5b	307,484
c Gain or (loss) from sale of assets other than inventory (Subtract line 5b from line 5a)	5c	-87,057
6 Special events and activities (complete applicable parts of Schedule G) If any amount is from gaming, check here ► <input type="checkbox"/>	SEE STMT 1	
a Gross revenue (not including \$ _____ of contributions reported on line 1)	6a	105,476
b Less direct expenses other than fundraising expenses	6b	53,045
c Net income or (loss) from special events and activities (Subtract line 6b from line 6a)	6c	52,431
7a Gross sales of inventory, less returns and allowances	7a	
b Less cost of goods sold	7b	
c Gross profit or (loss) from sales of inventory (Subtract line 7b from line 7a)	7c	
8 Other revenue (describe ► SEE STATEMENT 2)	8	2,618
9 Total revenue. Add lines 1, 2, 3, 4, 5c, 6c, 7c, and 8	9	7,990
10 Grants and similar amounts paid (attach schedule)	10	16,423
11 Benefits paid to or for members	11	
12 Salaries, other compensation, and employee benefits	12	64,906
13 Professional fees and other payments to independent contractors	13	4,849
14 Occupancy, rent, utilities, and maintenance	14	
15 Printing, publications, postage, and shipping	15	1,328
16 Other expenses (describe ► SEE STATEMENT 4)	16	12,110
17 Total expenses. Add lines 10 through 16	17	99,616
18 Excess or (deficit) for the year (Subtract line 17 from line 9)	18	-91,626
19 Net assets or fund balances at beginning of year (from line 27, column (A)) (must agree with end-of-year figure reported on prior year's return)	19	543,834
20 Other changes in net assets or fund balances (attach explanation)	20	171,918
21 Net assets or fund balances at end of year. Combine lines 18 through 20	21	624,126

Part II Balance Sheets. If Total assets on line 25, column (B) are \$1,250,000 or more, file Form 990 instead of Form 990-EZ

(See the instructions for Part II)

	(A) Beginning of year	(B) End of year
22 Cash, savings, and investments	554,590	22 631,208
23 Land and buildings		23
24 Other assets (describe ► SEE STATEMENT 6)	4,068	24 8,193
25 Total assets	558,658	25 639,401
26 Total liabilities (describe ► SEE STATEMENT 7)	14,824	26 15,275
27 Net assets or fund balances (line 27 of column (B) must agree with line 21)	543,834	27 624,126

For Privacy Act and Paperwork Reduction Act Notice, see the separate instructions.

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Form 990-EZ (2009)

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Part III : Statement of Program Service Accomplishments (See the instructions for Part III.)

What is the organization's primary exempt purpose?

SEE STATEMENT 8

Describe what was achieved in carrying out the organization's exempt purposes. In a clear and concise manner, describe the services provided, the number of persons benefited, or other relevant information for each program title

Expenses
(Required for section
501(c)(3) and 501(c)(4)
organizations and section
4947(a)(1) trusts, optional
for others)

28 TO HELP CREATE HOME OWNERSHIP AND SHELTER OPPORTUNITIES
FOR THE DISADVANTAGED AND TO SUPPORT THE FUTURE OF THE
HOMEBUILDING INDUSTRY.

(Grants \$) If this amount includes foreign grants, check here

► 28a 28,850

28,850

29 SCHOLARSHIP: BY AWARDING SCHOLARSHIPS FOR LOCAL HIGH
SCHOOL STUDENTS THE FOUNDATION STRIVES TO ENCOURAGE YOUNG
PEOPLE TO CONSIDER A CAREER IN THE HOMEBUILDING INDUSTRY.

16,423) If this amount includes foreign grants, check here

▶ 29a 16,423

16,423

30 SEE STATEMENT 9

(Grants \$ _____) If this amount includes foreign grants, check here

► 30a 25,489

25,489

31 Other program services (attach schedule)

(Grants \$) If this amount includes foreign grants, check here

► 31a

32 Total program service expenses (add lines 28a through 31a)

► 32 70,762

70,762

Part IV List of Officers, Directors, Trustees, and Key Employees. List each one even if not compensated (See the instructions for Part IV)

(a) Name and address	(b) Title and average hours per week devoted to position	(c) Compensation (If not paid, enter -0-.)	(d) Contributions to employee benefit plans & deferred compensation	(e) Expense account and other allowances
MELANIE DUNCAN	EXEC DIRECTR 40.00	40,323	5,734	0
SEE ATTACHED		0	0	0

Part V Other Information (Note the statement requirements in the instructions for Part V.)

- 33 Did the organization engage in any activity not previously reported to the IRS? If "Yes," attach a detailed description of each activity 33
- 34 Were any changes made to the organizing or governing documents? If "Yes," attach a conformed copy of the changes 34
- 35 If the organization had income from business activities, such as those reported on lines 2, 6a, and 7a (among others), but not reported on Form 990-T, attach a statement explaining why the organization did not report the income on Form 990-T. 35a

- a Did the organization have unrelated business gross income of \$1,000 or more or was it subject to section 6033(e) notice, reporting, and proxy tax requirements? 35b
- b If "Yes," has it filed a tax return on Form 990-T for this year? 36

- 36 Did the organization undergo a liquidation, dissolution, termination, or significant disposition of net assets during the year? If "Yes," complete applicable parts of Schedule N 37a

- 37a Enter amount of political expenditures, direct or indirect, as described in the instr ► 37a 37b
- b Did the organization file Form 1120-POL for this year? 38a

- 38a Did the organization borrow from, or make any loans to, any officer, director, trustee, or key employee or were any such loans made in a prior year and still outstanding at the end of the period covered by this return? 38b
- b If "Yes," complete Schedule L, Part II and enter the total amount involved 39a

- 39 Section 501(c)(7) organizations Enter 39b

- a Initiation fees and capital contributions included on line 9 40a
- b Gross receipts, included on line 9, for public use of club facilities 40b

- 40a Section 501(c)(3) organizations Enter amount of tax imposed on the organization during the year under section 4911 ► 0 , section 4912 ► 0 , section 4955 ► 0 40c

- b Section 501(c)(3) and 501(c)(4) organizations Did the organization engage in any section 4958 excess benefit transaction during the year or is it aware that it engaged in an excess benefit transaction with a disqualified person in a prior year, and that the transaction has not been reported on any of the organization's prior Forms 990 or 990-EZ? If "Yes," complete Schedule L, Part I 40d

- c Section 501(c)(3) and 501(c)(4) organizations Enter amount of tax imposed on organization managers or disqualified persons during the year under sections 4912, 4955, and 4958 40e

- d Section 501(c)(3) and 501(c)(4) organizations Enter amount of tax on line 40c reimbursed by the organization 40f

- e All organizations At any time during the tax year, was the organization a party to a prohibited tax shelter transaction? If "Yes," complete Form 8886-T 40g

- 41 List the states with which a copy of this return is filed ► OR

- 42a The organization's books are in care of ► MEL DUNCAN

Telephone no ► 503-684-1880

1555 SW BANGY ROAD #301

Located at ► LAKE OSWEGO, OR

ZIP + 4 ► 97035

- b At any time during the calendar year, did the organization have an interest in or a signature or other authority over a financial account in a foreign country (such as a bank account, securities account, or other financial account)? 42b

If "Yes," enter the name of the foreign country ►

See the instructions for exceptions and filing requirements for Form TD F 90-22.1, Report of Foreign Bank and Financial Accounts.

- c At any time during the calendar year, did the organization maintain an office outside of the U S ? If "Yes," enter the name of the foreign country ►

- 43 Section 4947(a)(1) nonexempt charitable trusts filing Form 990-EZ in lieu of Form 1041—Check here and enter the amount of tax-exempt interest received or accrued during the tax year 43

- 44 Did the organization maintain any donor advised funds? If "Yes," Form 990 must be completed instead of Form 990-EZ 44

- 45 Is any related organization a controlled entity of the organization within the meaning of section 512(b)(13)? If "Yes," Form 990 must be completed instead of Form 990-EZ 45

	Yes	No
33		X
34		X
35a		X
35b		
36		X
37b		X
38a		X
38b		
39a		
39b		
40a		
40b		X
40c		
40d		
40e		X

	Yes	No
42b		X
42c		X

	Yes	No
44		X
45		X

Part VI Section 501(c)(3) organizations and section 4947(a)(1) nonexempt charitable trusts only. All section 501(c)(3) organizations and section 4947(a)(1) nonexempt charitable trusts must answer questions 46-49b and complete the tables for lines 50 and 51.

		Yes	No
46	Did the organization engage in direct or indirect political campaign activities on behalf of or in opposition to candidates for public office? If "Yes," complete Schedule C, Part I	46	X
47	Did the organization engage in lobbying activities? If "Yes," complete Schedule C, Part II	47	X
48	Is the organization operating a school as described in section 170(b)(1)(A)(ii)? If "Yes," complete Schedule E	48	X
49a	Did the organization make any transfers to an exempt non-charitable related organization?	49a	X
b	If "Yes," was the related organization a section 527 organization?	49b	
50	Complete this table for the organization's five highest compensated employees (other than officers, directors, trustees and key employees) who each received more than \$100,000 of compensation from the organization. If there is none, enter "None"		

(a) Name and address of each employee paid more than \$100,000	(b) Title and average hours per week devoted to position	(c) Compensation	(d) Contributions to employee benefit plans & deferred compensation	(e) Expense account and other allowances
NONE				

f Total number of other employees paid over \$100,000 ► _____

51 Complete this table for the organization's five highest compensated independent contractors who each received more than \$100,000 of compensation from the organization. If there is none, enter "None"

(a) Name and address of each independent contractor paid more than \$100,000	(b) Type of service	(c) Compensation
NONE		

d Total number of other independent contractors each receiving over \$100,000 ► _____

Sign Here	Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than officer) is based on all information of which preparer has any knowledge		
	► <i>Luke M. Murlby</i>	Date <i>6/28/10</i>	
	► Signature of officer		
	► <i>Luke M. Murlby</i>	Date <i>6/28/10</i>	Preparer's Identifying Number (See instr)
	► Type or print name and title		<i>P00505433</i>
Paid Preparer's Use Only	Preparer's signature Firm's name (or yours if self-employed, address, and ZIP + 4) ► <i>Russell L. Seibert, CPA</i>	Date <i>06/23/10</i>	EIN ► <i>93-0623130</i>
	JARRARD, SEIBERT, POLLARD & CO, LLC 1800 BLANKENSHIP RD, SUITE 450 WEST LINN, OR 97068-4191	Check if self-employed ► <input type="checkbox"/>	Phone no ► <i>503-723-7600</i>

May the IRS discuss this return with the preparer shown above? See instructions

► Yes No

Form 990-EZ (2009)

SCHEDULE A
(Form 990 or 990-EZ)

Public Charity Status and Public Support

OMB No 1545-0047

2009

**Open to Public
Inspection**

Department of the Treasury
Internal Revenue Service

Complete if the organization is a section 501(c)(3) organization or a section 4947(a)(1) nonexempt charitable trust.

► Attach to Form 990 or Form 990-EZ. ► See separate instructions

Name of the organization **METRO PORTLAND HOUSING INDUSTRY FOUNDATION** Employer identification number **93-1239982**

Part I Reason for Public Charity Status (All organizations must complete)

- The organization is not a private foundation because it is (For lines 1 through 11, check only one box)

1 A church, convention of churches, or association of churches described in **section 170(b)(1)(A)(i)**.
2 A school described in **section 170(b)(1)(A)(ii)**. (Attach Schedule E)
3 A hospital or a cooperative hospital service organization described in **section 170(b)(1)(A)(iii)**.
4 A medical research organization operated in conjunction with a hospital described in **section 170(b)(1)(A)(iii)**. Enter the hospital's name, city, and state
5 An organization operated for the benefit of a college or university owned or operated by a governmental unit described in **section 170(b)(1)(A)(iv)**. (Complete Part II)
6 A federal, state, or local government or governmental unit described in **section 170(b)(1)(A)(v)**.
7 An organization that normally receives a substantial part of its support from a governmental unit or from the general public described in **section 170(b)(1)(A)(vi)**. (Complete Part II)
8 A community trust described in **section 170(b)(1)(A)(vi)**. (Complete Part II)
9 An organization that normally receives (1) more than 33 1/3 % of its support from contributions, membership fees, and gross receipts from activities related to its exempt functions—subject to certain exceptions, and (2) no more than 33 1/3 % of its support from gross investment income and unrelated business taxable income (less section 511 tax) from businesses acquired by the organization after June 30, 1975 See **section 509(a)(2)**. (Complete Part III)
10 An organization organized and operated exclusively to test for public safety See **section 509(a)(4)**.
11 An organization organized and operated exclusively for the benefit of, to perform the functions of, or to carry out the purposes of one or more publicly supported organizations described in **section 509(a)(1)** or **section 509(a)(2)** See **section 509(a)(3)**. Check the box that describes the type of supporting organization and complete lines 11e through 11h
a Type I b Type II c Type III—Functionally integrated d Type III—Other
e By checking this box, I certify that the organization is not controlled directly or indirectly by one or more disqualified persons other than foundation managers and other than one or more publicly supported organizations described in **section 509(a)(1)** or **section 509(a)(2)**
f If the organization received a written determination from the IRS that it is a Type I, Type II, or Type III supporting organization, check this box
g Since August 17, 2006, has the organization accepted any gift or contribution from any of the

following persons?

- (i) A person who directly or indirectly controls, either alone or together with (ii) below, the governing body of the supported organization
- (ii) A family member of a person described in (i) above?
- (iii) A 35% controlled entity of a person described in (i) or (ii) above?

h Provide the following information about the supported organization(s)

	Yes	No
11g(i))		
11g(ii))		
11g(iii))		

For Privacy Act and Paperwork Reduction Act Notice, see the Instructions for Form 990 or 990-EZ.

Schedule A (Form 990 or 990-EZ) 2009

Part II Support Schedule for Organizations Described in Sections 170(b)(1)(A)(iv) and 170(b)(1)(A)(vi)
 (Complete only if you checked the box on line 5, 7, or 8 of Part I.)

Section A. Public Support

Calendar year (or fiscal year beginning in) ►	(a) 2005	(b) 2006	(c) 2007	(d) 2008	(e) 2009	(f) Total
1 Gifts, grants, contributions, and membership fees received (Do not include any "unusual grants")						
2 Tax revenues levied for the organization's benefit and either paid to or expended on its behalf						
3 The value of services or facilities furnished by a governmental unit to the organization without charge						
4 Total. Add lines 1 through 3						
5 The portion of total contributions by each person (other than a governmental unit or publicly supported organization) included on line 1 that exceeds 2% of the amount shown on line 11, column (f)						
6 Public support. Subtract line 5 from line 4						

Section B. Total Support

Calendar year (or fiscal year beginning in) ►	(a) 2005	(b) 2006	(c) 2007	(d) 2008	(e) 2009	(f) Total
7 Amounts from line 4						
8 Gross income from interest, dividends, payments received on securities loans, rents, royalties and income from similar sources						
9 Net income from unrelated business activities, whether or not the business is regularly carried on						
10 Other income Do not include gain or loss from the sale of capital assets (Explain in Part IV)						
11 Total support. Add lines 7 through 10						
12 Gross receipts from related activities, etc (see instructions)						12
13 First five years. If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a section 501(c)(3) organization, check this box and stop here						► <input type="checkbox"/>

Section C. Computation of Public Support Percentage

14 Public support percentage for 2009 (line 6, column (f) divided by line 11, column (f))	14	%
15 Public support percentage from 2008 Schedule A, Part II, line 14	15	%
16a 33 1/3 % support test—2009. If the organization did not check the box on line 13, and line 14 is 33 1/3 % or more, check this box and stop here. The organization qualifies as a publicly supported organization	►	<input type="checkbox"/>
b 33 1/3 % support test—2008. If the organization did not check a box on line 13 or 16a, and line 15 is 33 1/3 % or more, check this box and stop here. The organization qualifies as a publicly supported organization	►	<input type="checkbox"/>
17a 10%-facts-and-circumstances test—2009. If the organization did not check a box on line 13, 16a, or 16b, and line 14 is 10% or more, and if the organization meets the "facts-and-circumstances" test, check this box and stop here. Explain in Part IV how the organization meets the "facts-and-circumstances" test. The organization qualifies as a publicly supported organization	►	<input type="checkbox"/>
b 10%-facts-and-circumstances test—2008. If the organization did not check a box on line 13, 16a, 16b, or 17a, and line 15 is 10% or more, and if the organization meets the "facts-and-circumstances" test, check this box and stop here. Explain in Part IV how the organization meets the "facts-and-circumstances" test. The organization qualifies as a publicly supported organization	►	<input type="checkbox"/>
18 Private foundation. If the organization did not check a box on line 13, 16a, 16b, 17a, or 17b, check this box and see instructions	►	<input type="checkbox"/>

Part III: Support Schedule for Organizations Described in Section 509(a)(2)
(Complete only if you checked the box on line 9 of Part I.)
Section A. Public Support

Calendar year (or fiscal year beginning in) ►	(a) 2005	(b) 2006	(c) 2007	(d) 2008	(e) 2009	(f) Total
1 Gifts, grants, contributions, and membership fees received (Do not include any "unusual grants")	212,960	224,259	260,001	75,403	28,307	800,930
2 Gross receipts from admissions, merchandise sold or services performed, or facilities furnished in any activity that is related to the organization's tax-exempt purpose	33,963	120,248	198,480	154,384	108,094	615,169
3 Gross receipts from activities that are not an unrelated trade or business under section 513						
4 Tax revenues levied for the organization's benefit and either paid to or expended on its behalf						
5 The value of services or facilities furnished by a governmental unit to the organization without charge						
6 Total. Add lines 1 through 5	246,923	344,507	458,481	229,787	136,401	1,416,099
7a Amounts included on lines 1, 2, and 3 received from disqualified persons						
b Amounts included on lines 2 and 3 received from other than disqualified persons that exceed the greater of \$5,000 or 1% of the amount on line 13 for the year						
c Add lines 7a and 7b						
8 Public support (Subtract line 7c from line 6)						1,416,099

Section B. Total Support

Calendar year (or fiscal year beginning in) ►	(a) 2005	(b) 2006	(c) 2007	(d) 2008	(e) 2009	(f) Total
9 Amounts from line 6	246,923	344,507	458,481	229,787	136,401	1,416,099
10a Gross income from interest, dividends, payments received on securities loans, rents, royalties and income from similar sources	11,470	10,976	25,962	24,036	11,691	84,135
b Unrelated business taxable income (less section 511 taxes) from businesses acquired after June 30, 1975						
c Add lines 10a and 10b	11,470	10,976	25,962	24,036	11,691	84,135
11 Net income from unrelated business activities not included in line 10b, whether or not the business is regularly carried on					0	
12 Other income Do not include gain or loss from the sale of capital assets (Explain in Part IV)						
13 Total support. (Add lines 9, 10c, 11, and 12)	258,393	355,483	484,443	253,823	148,092	1,500,234
14 First five years. If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a section 501(c)(3) organization, check this box and stop here ► <input type="checkbox"/>						

Section C. Computation of Public Support Percentage

15 Public support percentage for 2009 (line 8, column (f) divided by line 13, column (f))	15	94.39%
16 Public support percentage from 2008 Schedule A, Part III, line 15	16	94.80%

Section D. Computation of Investment Income Percentage

17 Investment income percentage for 2009 (line 10c, column (f) divided by line 13, column (f))	17	6%
18 Investment income percentage from 2008 Schedule A, Part III, line 17	18	5%
19a 33 1/3 % support tests—2009. If the organization did not check the box on line 14, and line 15 is more than 33 1/3 %, and line 17 is not more than 33 1/3 %, check this box and stop here. The organization qualifies as a publicly supported organization ► <input checked="" type="checkbox"/>		
b 33 1/3 % support tests—2008. If the organization did not check a box on line 14 or line 19a, and line 16 is more than 33 1/3 %, and line 18 is not more than 33 1/3 %, check this box and stop here. The organization qualifies as a publicly supported organization ► <input type="checkbox"/>		
20 Private foundation. If the organization did not check a box on line 14, 19a, or 19b, check this box and see instructions ► <input type="checkbox"/>		

Part IV · Supplemental Information. Complete this part to provide the explanations required by Part II, line 10; Part II, line 17a or 17b; and Part III, line 12. Provide any other additional information. See instructions.

SCHEDULE G
(Form 990 or 990-EZ)

Department of the Treasury
Internal Revenue Service

Supplemental Information Regarding Fundraising or Gaming Activities

► Attach to Form 990 or Form 990-EZ. ► See separate instructions

OMB No 1545-0047

2009

**Open To Public
Inspection.**

Name of the organization **METRO PORTLAND HOUSING
INDUSTRY FOUNDATION** Employer identification number
93-1239982

Part I **Fundraising Activities.** Complete if the organization answered "Yes" to Form 990, Part IV, line 17. Form 990-EZ filers are not required to complete this part

1 Indicate whether the organization raised funds through any of the following activities Check all that apply

- a** Mail solicitations
 - b** Internet and email solicitations
 - c** Phone solicitations
 - d** In-person solicitations
 - e** Solicitation of non-government grants
 - f** Solicitation of government grants
 - g** Special fundraising events

2a Did the organization have a written or oral agreement with any individual (including officers, directors, trustees or key employees listed in Form 990, Part VII) or entity in connection with professional fundraising services?

Yes No

b If "Yes," list the ten highest paid individuals or entities (fundraisers) pursuant to agreements under which the fundraiser is to be compensated at least \$5,000 by the organization

3 List all states in which the organization is registered or licensed to solicit funds or has been notified it is exempt from registration or licensing

Part II Fundraising Events. Complete if the organization answered "Yes" to Form 990, Part IV, line 18, or reported more than \$15,000 on Form 990-EZ, line 6a. List events with gross receipts greater than \$5,000.

Revenue	(a) Event #1	(b) Event #2	(c) Other events	(d) Total events (add col (a) through col (c))
	AUCTION/DINNER (event type)	TRAP SHOOT (event type)	NONE (total number)	
1 Gross receipts	89,634	15,842		105,476
2 Less Chantable contributions				
3 Gross revenue (line 1 minus line 2)	89,634	15,842		105,476
Direct Expenses	4 Cash prizes			
7 Food and beverages				
8 Entertainment				
9 Other direct expenses	38,038	14,885		52,923
10 Direct expense summary Add lines 4 through 9 in column (d)				52,923
11 Net income summary Combine line 3, column (d), and line 10				52,553

Part III Gaming. Complete if the organization answered "Yes" to Form 990, Part IV, line 19, or reported more than \$15,000 on Form 990-EZ, line 6a

Revenue	(a) Bingo	(b) Pull tabs/instant bingo/progressive bingo	(c) Other gaming	(d) Total gaming (Add col (a) through col (c))
1 Gross revenue				
2 Cash prizes				
3 Noncash prizes				
4 Rent/facility costs				
5 Other direct expenses				
6 Volunteer labor	<input type="checkbox"/> Yes % <input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes % <input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes % <input checked="" type="checkbox"/> No	
7 Direct expense summary Add lines 2 through 5 in column (d)				
8 Net gaming income summary Combine line 1, column d, and line 7				

9 Enter the state(s) in which the organization operates gaming activities

- a Is the organization licensed to operate gaming activities in each of these states?
b If "No," Explain

	Yes	No
9a		<input checked="" type="checkbox"/>
10a		<input checked="" type="checkbox"/>
11		<input checked="" type="checkbox"/>
12		<input checked="" type="checkbox"/>

10a Were any of the organization's gaming licenses revoked, suspended or terminated during the tax year?

- b If "Yes," Explain

11 Does the organization operate gaming activities with nonmembers?

12 Is the organization a grantor, beneficiary or trustee of a trust or a member of a partnership or other entity formed to administer charitable gaming?

13 Indicate the percentage of gaming activity operated in

- a The organization's facility
- b An outside facility

14 Provide the name and address of the person who prepares the organization's gaming/special events books and records

Name ► MEL DUNCAN
15555 SW BANGY ROAD #301
Address ► LAKE OSWEGO

OR 97035

15a Does the organization have a contract with a third party from whom the organization receives gaming revenue?

- b If "Yes," enter the amount of gaming revenue received by the organization ► \$
amount of gaming revenue retained by the third party ► \$
- c If "Yes," enter name and address of the third party

and the

Name ►

Address ►

16 Gaming manager information

Name ►

Gaming manager compensation ► \$

Description of services provided ►

Director/officer Employee Independent contractor

17 Mandatory distributions

- a Is the organization required under state law to make charitable distributions from the gaming proceeds to retain the state gaming license?
- b Enter the amount of distributions required under state law distributed to other exempt organizations or spent in the organization's own exempt activities during the tax year ► \$

17a X

154901 METRO PORTLAND HOUSING
93-1239982
FYE: 12/31/2009

Federal Statements

6/23/2010 8:11 AM

**Statement 1 - Form 990-EZ, Part I, Line 5c - Sale of Assets Other than Inventory -
Securities**

How Received	Description	Whom Sold	Date Acquired	Date Sold	Sale Price	Cost & Expense	Depreciation	Gain / Loss
SECURITIES-RAYMOND JAMES PURCHASE	VARIOUS			\$ 220,427	\$ 307,484	\$		\$ -87,057
TOTAL				\$ 220,427	\$ 307,484	\$	0	\$ -87,057

Federal Statements**Statement 2 - Form 990-EZ, Part I, Line 8 - Other Revenue**

Description	Amount
OTHER INCOME	\$ 1,418
SPONSOR INCOME	<u>1,200</u>
TOTAL	\$ <u>2,618</u>

154901 METRO PORTLAND HOUSING
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Federal Statements

6/23/2010 8:11 AM

**Statement 3 - Form 990-EZ, Part I, Line 10 - Grants and Similar Amounts Paid to
Individuals**

Relationship to Organization	Date of Gift	Class of Activity	Description of Property	Cash Contribution	Noncash Contribution	Book Value	Book Value Explanation	FMV Explanation
NONE		HIGHER EDUC	SCHOLAR	<u>16,423</u>				
TOTAL				<u>16,423</u>				

Federal Statements**Statement 4 - Form 990-EZ, Part I, Line 16 - Other Expenses**

Description	Amount
EXPENSES	\$
TRAVEL	2,359
CONFERENCES/MEETINGS	551
INSURANCE	1,573
FOOD	783
SUPPLIES	306
BANK CHARGES	908
OTHER EXPENSES	5,630
TOTAL	\$ <u>12,110</u>

Statement 5 - Form 990-EZ, Part I, Line 20 - Other Changes in Net Assets or Fund Balances

Description	Amount
UNREALIZED GAIN ON INVESTMENTS	\$ <u>171,918</u>
TOTAL	\$ <u>171,918</u>

Statement 6 - Form 990-EZ, Part II, Line 24 - Other Assets

Description	Beginning of Year	End of Year
ACCOUNTS RECEIVABLE	\$ 2,250	\$ 3,515
PREPAID EXPENSES AND DEFERRED CHARGES	1,818	4,678
	<u>4,068</u>	<u>8,193</u>

Statement 7 - Form 990-EZ, Part II, Line 26 - Total Liabilities

Description	Beginning of Year	End of Year
ACCOUNTS PAYABLE AND ACCRUED EXPENSES	\$ 13,824	\$ 11,512
DEFERRED REVENUE	1,000	3,763
	<u>14,824</u>	<u>15,275</u>

Federal Statements**Statement 8 - Form 990-EZ, Part III - Organization's Primary Exempt Purpose****Description**

TO BUILD A BETTER FUTURE FOR THE HOME BUILDING INDUSTRY THROUGH CHARITABLE ACTIVITIES IN EDUCATION, AFFORDABLE HOUSING, RESEARCH, AND COMMUNITY SERVICE.

Statement 9 - Form 990-EZ, Part III, Line 30 - Statement of Program Service Accomplishments**Description**

HOME AID: PARTNERS BUILDERS AND TRADE PARTNERS WITH SOCIAL SERVICE AGENCIES TO BUILD OR RENOVATE QUALITY HOUSING FOR HOMELESS MEN, WOMEN AND CHILDREN IN THE PORTLAND METRO REGION.

Home Builders Foundation Board of Directors 2009

	FIRST	LAST	COMPANY
1	Roy	Abramowitz	Perkins & Co
2	Kevin	Curry	Command Creative
3	Tim	Breedlove	Renaissance Homes
4	Scott	Haskin	Royal Advocate Consulting
5	Gary	Higginbotham	Alan Mascord Design & Assoc
6	Darin	Honn	Sussman Shank, LLP
7	Rudy	Kadlub	Costa Pacific Communities
8	Rick	Lesniak	Blazer Development
9	George	Lorance	Milgard Windows and Doors
10	Luke	Morley	Lakeside Lumber
11	Dave	Nielsen	HBA of Metro Portland
12	Chuck	O'Rourke	First American Title
13	Andrew	Scheidt	Central Air, Inc
14	Melody	Tennefoss	Western Pacific Building Materials
15	June	Wiyrick Flores	Ater Wynne, LLP

Home Builders Foundation Honorary Board of Directors (no voting rights)

Richard	Brown	Park West Properties, Inc
Jim	Standring	Touchstone Townhomes, LLC

}

Form **8868**.

(Rev April 2009)

Department of the Treasury
Internal Revenue Service**Application for Extension of Time To File an
Exempt Organization Return**

OMB No 1545-1709

► File a separate application for each return.

- If you are filing for an Automatic 3-Month Extension, complete only Part I and check this box
- If you are filing for an Additional (Not Automatic) 3-Month Extension, complete only Part II (on page 2 of this form)

► Do not complete Part II unless you have already been granted an automatic 3-month extension on a previously filed Form 8868**Part I Automatic 3-Month Extension of Time. Only submit original (no copies needed)**

A corporation required to file Form 990-T and requesting an automatic 6-month extension—check this box and complete

Part I only

►

All other corporations (including 1120-C filers), partnerships, REMICs, and trusts must use Form 7004 to request an extension of time to file income tax returns

Electronic Filing (e-file). Generally, you can electronically file Form 8868 if you want a 3-month automatic extension of time to file one of the returns noted below (6 months for a corporation required to file Form 990-T). However, you cannot file Form 8868 electronically if (1) you want the additional (not automatic) 3-month extension or (2) you file Forms 990-BL, 6069, or 8870, group returns, or a composite or consolidated Form 990-T. Instead, you must submit the fully completed and signed page 2 (Part II) of Form 8868. For more details on the electronic filing of this form, visit www.irs.gov/efile and click on e-file for Charities & Nonprofits.

Type or print File by the due date for filing your return. See instructions	Name of Exempt Organization METRO PORTLAND HOUSING INDUSTRY FOUNDATION	Employer identification number 93-1239982
	Number, street, and room or suite no. If a P O box, see instructions 15555 SW BANGY ROAD	301
	City, town or post office, state, and ZIP code For a foreign address, see instructions LAKE OSWEGO OR 97035	

Check type of return to be filed (file a separate application for each return)

- Form 990
 Form 990-BL
 Form 990-EZ
 Form 990-PF

- Form 990-T (corporation)
 Form 990-T (sec. 401(a) or 408(a) trust)
 Form 990-T (trust other than above)
 Form 1041-A

- Form 4720
 Form 5227
 Form 6069
 Form 8870

- The books are in the care of ► **FOUNDATION**

FAX No ►

Telephone No ►

• If the organization does not have an office or place of business in the United States, check this box

►

• If this is for a Group Return, enter the organization's four digit Group Exemption Number (GEN)

for the whole group, check this box ► If it is for part of the group, check this box► If this is and attach

a list with the names and EINs of all members the extension will cover

- 1 I request an automatic 3-month (6 months for a corporation required to file Form 990-T) extension of time until **08/15/10**, to file the exempt organization return for the organization named above. The extension is for the organization's return for
- calendar year **2009** or
- tax year beginning _____, and ending _____

- 2 If this tax year is for less than 12 months, check reason Initial return Final return Change in accounting period

3a If this application is for Form 990-BL, 990-PF, 990-T, 4720, or 6069, enter the tentative tax, less any nonrefundable credits. See instructions	3a	\$
b If this application is for Form 990-PF or 990-T, enter any refundable credits and estimated tax payments made. Include any prior year overpayment allowed as a credit	3b	\$
c Balance Due. Subtract line 3b from line 3a. Include your payment with this form, or, if required, deposit with FTD coupon or, if required, by using EFTPS (Electronic Federal Tax Payment System). See instructions	3c	\$

Caution. If you are going to make an electronic fund withdrawal with this Form 8868, see Form 8453-EO and Form 8879-EO for payment instructions

For Privacy Act and Paperwork Reduction Act Notice, see Instructions.

Form **8868** (Rev 4-2009)