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# Form **990-EZ**

Department of the Treasury Internal Revenue Service

### **Short Form Return of Organization Exempt From Income Tax**

Under section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code
(except black lung benefit trust or private foundation)

► Sponsoring organizations of donor advised funds, organizations that operate one or more hospital facilities, and certain controlling organizations as defined in section 512(b)(13) must file Form 990 (see instructions) All other organizations with gross receipts less than \$200,000 and total assets less than \$500,000 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

OMB No 1545-1150

2010

**Open to Public** Inspection

A	For the	2010 calendar year, or tax year beginning October 1 , 2010, and ending	Septembe	r 30 , 20 11
В	Check if ap	plicable C Name of organization	D Employer id	entification number
	Address c	Affordable Housing Solutions, Inc	2	7-2800521
	Name cha	Number and street (or P O box, if mail is not delivered to street address) Room/suite	E Telephone n	umber
<u></u>	Initial retur	1270 Kivel Suleet, Suite 300	20	8-345-4907
⊢	Terminate	City or town, state or country, and ZIP + 4	F Group Exe	mption
⊢	Amended Application	Daine Idaha 02702	Number	•
G			Check ▶ 🗸	f the organization is not
Ī	Websit			ach Schedule B
J		npt status (check only one) — ✓ 501(c)(3)	(Form 990, 990	)-EZ, or 990-PF)
_	Check ▶		normally not me	ore than \$50,000. A
	Form 99	0-EZ or Form 990 return is not required though Form 990-N (e-postcard) may be required (see instru	ctions). But if th	ne organization chooses
		return, be sure to file a complete return		
L	Add lines	5b, 6c, and 7b, to line 9 to determine gross receipts. If gross receipts are \$200,000 or more, or if total asset	ts (Part II,	-0-
lin	e 25, coli	umn (B) below) are \$500,000 or more, file Form 990 instead of Form 990-EZ	. ▶ \$	-0-
	Part I	Revenue, Expenses, and Changes in Net Assets or Fund Balances (see the		
		Check if the organization used Schedule O to respond to any question in this Part I	l	🗆
	1	Contributions, gifts, grants, and similar amounts received	. 1	
	2	Program service revenue including government fees and contracts	2	
71N7	3	Membership dues and assessments	3	
7	4	Investment income	4	
<b>29</b>	5a	Gross amount from sale of assets other than inventory 5a		
<b>3</b>	b	Less: cost or other basis and sales expenses		
×	С	Gain or (loss) from sale of assets other than inventory (Subtract line 5b from line 5a)	<u>5c</u>	
AFK	6	Gaming and fundraising events RECEIVED		
	a	Gross income from gaming (attach Schedule G-if-greater than	1	
	<u> </u>	\$15,000)		
	b	Gross income from fundraising events MoRing uging \$12 of contribution	ns	
₹ à	<u> </u>	from fundraising events reported on line 1) (attach Schedule G if the		
SCAMMED	1	sum of such gross income and contributions exceeds \$15,000).		
<b>3</b> 8	C	Less: direct expenses from gaming and tenerasing events	-ladera ad	
	d	Net income or (loss) from gaming and fundraising events (add lines 6a and 6b and su line 6c)		
		,	· · 6d	
	7a	Gross sales of inventory, less returns and allowances	<del></del>	
	b	Less. cost of goods sold	7c	
	8 8	Other revenue (describe in Schedule O)	8	· · · · · · · · · · · · · · · · · · ·
	9	<b>Total revenue.</b> Add lines 1, 2, 3, 4, 5c, 6d, 7c, and 8		-0-
	10	Create and similar amounts paid (list in Schodula O)	10	· · · · ·
	11	Benefits paid to or for members		_
		Salaries, other compensation, and employee benefits		
	12 13 14 15	Professional fees and other payments to independent contractors		
į	14	Occupancy, rent, utilities, and maintenance		<del>-</del> •
, U	15	Printing, publications, postage, and shipping		
	16	Other expenses (describe in Schedule O)		"
	17	Total expenses. Add lines 10 through 16		-0-
	40	Excess or (deficit) for the year (Subtract line 17 from line 9)	18	
•	ชู้   19	Net assets or fund balances at beginning of year (from line 27, column (A)) (must agre		
M 4 4 6 6 4 6 6 6 6 6 6 6 6 6 6 6 6 6 6	ž	end-of-year figure reported on prior year's return)	19	
1	20	Other changes in net assets or fund balances (explain in Schedule O)	. 20	
2	2   24	Net assets or fund balances at end of year. Combine lines 18 through 20	21	-0-

For Paperwork Reduction Act Notice, see the separate instructions.

Cat No 10642I

Form **990-EZ** (2010)



			etion in this Part II			
	Officer if the organization used Schedule	to to respond to any ques			• •	(B) End of year
22	Cash savings and investments		(1713	, J.,		(-,
23	<del>-</del>				-	
24	J				24	
25	•			-0-	25	-0-
26	Total liabilities (describe in Schedule O)			-0-	26	-0-
27	Net assets or fund balances (line 27 of column	n (B) must agree with line 21	)	-0-	27	-0-
Par						Expenses
24 Other assets (describe in Schedule O)						
				er, describe	4947	(a)(1) trusts, optional
	ervices provided, the number of persons benefited, and	other relevant information for e	each program title.		for of	thers)
28						
	(Grants \$ ) If this amount	includes foreign grants, ch	eck here	. ▶ 📙	28a	-0-
29						
	Check if the organization used Schedule O to respond to any question in this Part II					
00	(Grants \$ ) If this amount	includes foreign grants, ch	eck nere	. ▶ ⊔.	29a	-0-
30						
						1
	/Grante \$ \ \ If this amount	uncludes foreign grants, ch	ock boro		302	-0-
31	Check if the organization used Schedule O to respond to any question in this Part II					
٥.	·			□	31a	.0.
32						· · · · · · · · · · · · · · · · · · ·
					nstruc	ctions for Part IV.)
	Check if the organization used Schedule	O to respond to any ques	stion in this Part I	V		🗀
	(a) Name and address					
	(a) rame and address					
Brad				Construct Construction	sation	other allowances
	l Foltman	Board Chairman 1.0			sation	other allowances
Rvar		Board Chairman 1.0	-0-			
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Part	Other Information (Note the statement requirements in the instructions for Part V.) Check if the organization used Schedule O to respond to any question in this Part V			П
	Oncorn the organization accessoriated a to respond to any quotien in the rate viviliant in		Yes	No
33	Did the organization engage in any activity not previously reported to the IRS? If "Yes," provide a detailed description of each activity in Schedule O	33		✓
34	Were any significant changes made to the organizing or governing documents? If "Yes," attach a conformed copy of the amended documents if they reflect a change to the organization's name. Otherwise, explain the change on Schedule O (see instructions)	34		1
35	If the organization had income from business activities, such as those reported on lines 2, 6a, and 7a (among others), but <b>not</b> reported on Form 990-T, explain in Schedule O why the organization did not report the income on Form 990-T.			
а	Did the organization have unrelated business gross income of \$1,000 or more or was it a section 501(c)(4), 501(c)(5), or 501(c)(6) organization subject to section 6033(e) notice, reporting, and proxy tax requirements?	35a		1
ь 36	If "Yes," has it filed a tax return on <b>Form 990-T</b> for this year (see instructions)?	35b 36		✓
37a b	Enter amount of political expenditures, direct or indirect, as described in the instructions. ► 37a -0-Did the organization file Form 1120-POL for this year?	37b		1
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 tax year covered by this return?	38a		1
b 39	If "Yes," complete Schedule L, Part II and enter the total amount involved			
a b	Initiation fees and capital contributions included on line 9			
40a	Section 501(c)(3) organizations. Enter amount of tax imposed on the organization during the year under: section 4911 ▶ ; section 4912 ▶ ; section 4955 ▶			
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 did it engage in an excess benefit transaction in a prior year that has not been reported on any of its prior Forms 990 or 990-EZ? If "Yes," complete Schedule L, Part I	40b		1
С	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			
d	Section 501(c)(3) and 501(c)(4) organizations. Enter amount of tax on line 40c reimbursed by the organization			
е	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	40e		
41	List the states with which a copy of this return is filed. ► None			_
42a	The organization's books are in care of ▶ Diana Meo Telephone no. ▶	208-28	7-106	5
	Located at ► 1276 River Street, Suite 300 Boise, ID ZIP + 4 ►	83	702	
b	At any time during the calendar year, did the organization have an interest in or a signature or other authority			1
	over a financial account in a foreign country (such as a bank account, securities account, or other financial		Yes	No
	account)?	42b	-	<b> </b>
	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.?	42c		<b>√</b>
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	•	•	▶ □
			Yes	No
44a	Did the organization maintain any donor advised funds during the year? If "Yes," Form 990 must be completed instead of Form 990-EZ	44a		1
b	Did the organization operate one or more hospital facilities during the year? If "Yes," Form 990 must be			
	completed instead of Form 990-EZ	44b		1
c d	Did the organization receive any payments for indoor tanning services during the year?	44c		<b>√</b>
	explanation in Schedule O	44d		

•	•						•	
Form 99	0-EZ (2010)						Р	age 4
		-					Yes	No
45	Is any related organization a controlled entity of	the organization within the	mean	ing of section	512(b)(13)?	45		1
а	Did the organization receive any payment from o	or engage in any transaction	n with	a controlled	entity within the			
	meaning of section 512(b)(13)? If "Yes," Form							
						45a		1
46	Did the organization engage, directly or indirectly	y, in political campaign act	vities	on behalf of	or in opposition			<u> </u>
	to candidates for public office? If "Yes," comple					46		1
Part	501(c)(3) organizations and section 494 and 52, and complete the tables for lin	17(a)(1) nonexempt charı es 50 and 51.	ıtable	trusts must	answer question	il sec ons 4	ction 7–49l	b _
	Check if the organization used Schedule	O to respond to any ques	stion	in this Part V	<u> </u>			
							Yes	No
47	Did the organization engage in lobbying activities	· · · · · · · · · · · · · · · · · · ·				47		<b>✓</b>
48	Is the organization a school as described in section	on 170(b)(1)(A)(ii)? If "Yes," c	omple	ete Schedule I	E	48		✓
49a	Did the organization make any transfers to an ex	empt non-charitable relate	d org	anızatıon? .		49a		✓
b	If "Yes," was the related organization a section 5	527 organization?				49b		
50	Complete this table for the organization's five hi							
	employees) who each received more than \$100,0	000 of compensation from			there is none, en	ter "N	lone "	•
	(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	ac	) Expension Expension (	and
None					·			
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f	Total number of other employees paid over \$100	000	Ni.	one		ــــــــــــــــــــــــــــــــــــــ		
-	Total number of other employees paid over \$100							
51	Complete this table for the organization's five \$100,000 of compensation from the organizatio			ent contracto	ors wno each rec	eivea	more	tnar
	(a) Name and address of each independent contractor		ione.	(h) Turn	e of service	(a) Ca	mpensa	ation
	(a) Name and address of each independent contractor	paid more than \$100,000		( <b>b)</b> 1yp	e oi service	(6) 00	inpens	ation
None								
		•						
				1				
				]				
				1				
d	Total number of other independent contractors e	each receiving over \$100,0	00 .	. ▶	None			
52	Did the organization complete Schedule A? Note	•		ons and 4947	'(a)(1)			
-	nonexempt charitable trusts must attach a comp					Yes	<b>.</b> □	No
Under p	enalties of perjury, I declare that I have examined this return, in rect, and complete Declaration of preparer (other than officer)	cluding accompanying schedules	and sta	tements, and to the temperature	the best of my knowled			
	000			-				
	K. all of	to alur		1	3-77-17			
Sign	Spinature of officer	eo mui			)ate			
Here	Prod Follows Board Chairman	,						
	Brad Foltman, Board Chairman		_		<del></del>			

Sign Here	Signature of officer	ter than officer) is based on all information of wh	ich preparer nas any kno	3-22-/Z— Date			
	Brad Foltman, Board Chairn Type or print name and title	Preparer's signature	Date	D PTIN			
Paid Preparer	Print/Type preparer's name	Tropardi o digitatare		Check if self-employed			
Jse Only	Firm's name ▶		Firm's EIN ▶				
Joe Only	Firm's address ▶			Phone no			
May the IRS	discuss this return with the pr	eparer shown above? See instructions	s	▶ 🗌 Yes 🔲 No			
				Form <b>990-EZ</b> (2010)			

#### **SCHEDULE A** (Form 990 or 990-EZ)

## **Public Charity Status and Public Support**

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.

OMB No 1545-0047

Department of the Treasury Internal Revenue Service Name of the organization **Employer identification number** Affordable Housing Solutions, Inc 27-2800521 Reason for Public Charity Status (All organizations must complete this part.) See instructions. The

e d	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.)
В	☐ A community trust described in section 170(b)(1)(A)(vi). (Complete Part II.)
9	An organization that normally receives: (1) more than 331/3% 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 331/3% 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.)
0	☐ An organization organized and operated exclusively to test for public safety. See <b>section 509(a)(4)</b> .
1	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-Fu	nctionally	ıntegrated		d		Type III-C	Other
e l	☑ By ch	ecking this box,	I certify	that the o	organization	is not	t controlled	directly of	r indirectly	by one or	more	disc	qualified p	erson
	other	than foundation	manag	ers and of	ther than on	e or n	nore public	ly support	ed organiz	ations des	cribe	d ın	section 50	)9(a)(1
	or sec	tion 509(a)(2).												
f	If the	organization re	ceived	a written	determination	on fro	m the IRS	that it is	a Type I,	Type II,	or Ty	pe I	ll support	ing
	organ	ration shock th	uc hov											

Ť	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 .						🔽
a	Since August 17, 2006, has the	e organi	zation accente	ed any off or	contribution f	rom any of the	

,	Since August 17, 2006, has the organization accepted any gift or contribution from any of the following persons?
	<sup></sup>

(1)	A person who directly of indirectly controls, either alone or togeth	iei i	willi F	JGI 21	OI IS	ues	CHID	ęu	111	(III) a	iiu _		163	140
	(III) below, the governing body of the supported organization?										1	1g(ı)		✓
(ii)	A family member of a person described in (i) above?										. 1	g(ii)		✓
(iii)	A 35% controlled entity of a person described in (i) or (ii) above? .										. 1	g(iii)		1

h Provide the fol	lowing informa	tion about the support	ed organ	ızatıon(s).					
(i) Name of supported organization	(ii) EIN	(iii) Type of organization (described on lines 1-9 above or IRC section (see instructions))	in col (i) lis	organization sted in your document?	the organ	ou notify nization in of your port?	organizat	zed in the	(vii) Amount of support
			Yes	No	Yes	No	Yes	No	
(A) Boise City Housing Authority	82-0290739	Housing Authority	1						-0-
(B) Ada County Housing Authority	82-0442236	Housing Authority	1						-0-
(C)									
(D)									
(E)									
Total	٠,								

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 or if the organization failed to qualify under Part III. If the organization fails to qualify under the tests listed below, please complete Part III.)

Secti	on A. Public Support		<b></b>		•		
Calen	dar year (or fiscal year beginning in) 🕨	(a) 2006	<b>(b)</b> 2007	(c) 2008	(d) 2009	(e) 2010	(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.						<u> </u>
Secti	on B. Total Support			•	•		
Calen	dar year (or fiscal year beginning in) 🕨	(a) 2006	<b>(b)</b> 2007	(c) 2008	(d) 2009	(e) 2010	(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		<u> </u>			<u> </u>	L <u></u>
12	Gross receipts from related activities, etc.					12	F04(-\/0\
13	First five years. If the Form 990 is for the						
Socti	organization, check this box and stop her on C. Computation of Public Suppor						
14	Public support percentage for 2010 (line 6			11 column (fl)		14	%
15	Public support percentage from 2009 Sch					15	%
16a	331/3% support test—2010. If the organization	zation did not	check the box	on line 13, an	d line 14 is 33		
	box and stop here. The organization qual						▶ □
b	331/3% support test—2009. If the organicheck this box and stop here. The organi	zation qualifie	es as a publicly	supported or	ganization .		▶ □
17a	10%-facts-and-circumstances test — 20 10% or more, and if the organization mee Part IV how the organization meets the "forganization".	ets the "facts- acts-and-circi	and-circumstaumstaumstances" te	ances" test, ch st. The organiz	eck this box a ation qualifies	nd <b>stop here.</b> as a publicly	Explain in supported •
b	10%-facts-and-circumstances test—20 15 is 10% or more, and if the organizat Explain in Part IV how the organization m supported organization	ion meets the eets the	e "facts-and-c s-and-circums	ircumstances" stances" test.	test, check t The organization	his box and son qualifies as	stop here. a publicly
18	Private foundation. If the organization di	d not check a	box on line 13	3, 16a, 16b, 17	a, or 17b, ched	ck this box an	d see
	instructions		<u></u>	<u> </u>	· · · · ·		🟲 🔼

Part III Support Schedule for Organizations Described in Section 509(a)(2)

• •		* * * *	
(Complete o	only if you checked the box	on line 9 of Part I or if the organization failed to qualify under Part	H
		the tests listed below, please complete Part II.)	

Secti	on A. Public Support					· · · · · ·	
Calen	dar year (or fiscal year beginning in)	(a) 2006	<b>(b)</b> 2007	(c) 2008	(d) 2009	(e) 2010	(f) Total
1	Gifts, grants, contributions, and membership fees						
	received (Do not include any "unusual grants ")						
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						
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						
_	· ·			<del></del>	<del> </del>		
5	The value of services or facilities furnished by a governmental unit to the						
	organization without charge						
6							
6 7a	<b>Total.</b> Add lines 1 through 5						
10	received from disqualified persons .						
L	·		1			<del>                                     </del>	
b	Amounts included on lines 2 and 3 received from other than disqualified						
	received from other than disqualified persons that exceed the greater of \$5,000						
	or 1% of the amount on line 13 for the year						
С	Add lines 7a and 7b		<del> </del>			1	
8	Public support (Subtract line 7c from						
·	line 6.)						
Secti	on B. Total Support		<u> </u>		<u> </u>		<u> </u>
	idar year (or fiscal year beginning in)	(a) 2006	<b>(b)</b> 2007	(c) 2008	(d) 2009	(e) 2010	(f) Total
9	Amounts from line 6	(-,	(-,	(-,	.,		
10a	Gross income from interest, dividends,						
	payments received on securities loans, rents,						
	royalties and income from similar sources .						
b	Unrelated business taxable income (less						
_	section 511 taxes) from businesses						
	acquired after June 30, 1975						
С	Add lines 10a and 10b						
11	Net income from unrelated business						
-	activities not included in line 10b, whether					1	
	or not the business is regularly carried on					[	
12	Other income. Do not include gain or						
	loss from the sale of capital assets						
	(Explain in Part IV)		1				
13	Total support. (Add lines 9, 10c, 11,						
	and 12.)	<u> </u>	-1- 6	Ab1 &	au fifth to	1	D F01/5\/0\
14	First five years. If the Form 990 is for the						
	organization, check this box and stop he		<u> </u>	<u> </u>	· · · <u>· ·</u>		🟲 📋
	on C. Computation of Public Suppor			10	<del> </del>	46	0/
15	Public support percentage for 2010 (line 8	• • • • • • • • • • • • • • • • • • • •	~				<u> %</u>
16	Public support percentage from 2009 Sch			<u> </u>	<u> </u>	16	%
	on D. Computation of Investment In				ms (f)	47	0/
17	Investment income percentage for <b>2010</b> (line 10c, column (f) divided by line 13, column (f))						
18	Investment income percentage from 2009 Schedule A, Part III, line 17						
19a	33'/3% support tests — 2010. If the organ	ization did not	t check the box	x on line 14, a	nu ine 15 is n	note than 33'/3'	70, and line
_	17 is not more than 331/3%, check this box						
b	331/3% support tests—2009. If the organiz	ation aid not o	cneck a box on	ine 14 or line	isa, and line 11	o is more than a	331/3%, and nization ▶ 🔲
	line 18 is not more than 33½%, check this in Private foundation. If the organization did						
20	Private toungation, if the organization di	u not check a	LUOX ON LINE 14	, 19a, UL 19D, (	CHECK HIS DOX	and see motifu	ictions 🕨 🛄

Schedule A (Form 990 or 990-EZ) 2010 Page 4							
Part IV	<b>Supplemental Information.</b> Complete this part to provide the explanations required by Part II, line 10; Part II, line 17a or 17b; and Part III, line 12. Also complete this part for any additional information. (See instructions).	-					
		••					
*							