

REPORT TO MANAGEMENT COMMITTEE 9th JULY 2020

SUBJECT: LOAN PORTFOLIO RETURN 19/20

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Purpose of the return

The purpose of this return is to advise the Scottish Housing Regulator on the performance of loans held by Association.

Information contained in report includes loan balances, interest rates and loan types, as well as the Association's ability to meet covenants set by lenders.

Loan Information

| Lender | Loan Type | Total Loan | Loan Balance | Fixed Rate |
|---------|------------|------------|--------------|------------|
| | | | | |
| Triodos | Fixed Rate | £1,300,000 | £982,054 | 3.2% |

Total loans outstanding 31.03.20 £982,054.

Loan per housing unit £2,153.

456 units owed by Association.

26 units used for Security. 430 Unencumbered.

Triodos Loan Covenants as at 31 March 2020

1. The asset cover ratio show that the value of properties cover the loan balances outstanding.
2. The interest cover ratio is the measure of the Associations ability to meet interest payments.

| Covenant | Method | Required Level | Actual Level | Comply |
|-------------------|--------------------|----------------|--------------|--------|
| 1. Asset Cover | Property Valuation | >125% | 229% | Yes |
| 2. Interest Cover | Interest payments | 1.1 | 13.70 | Yes |