PeerBasis

COMPENSATION COMPARABILITY DETERMINATION

63 Thompson Street Housing Development

Executive Director / CEO

EIN **270646479**
NY · NTEE L20
FY ending 2023-06-30
June 9, 2026

This analysis benchmarks the total compensation of **Adam Weinstein, Executive Director / CEO** ($162,116) against **every comparable organization** that fit the selection criteria — **49** in total — drawn systematically from IRS Form 990 filings, not a hand-picked subset.

Compensation sits at approximately the 92nd percentile of comparable organizations

above the 90th percentile — board review recommended

> **Benchmarked executive:** Adam Weinstein — reported title "PRESIDENT/CEO", a **direct title match** to the Executive Director / CEO role.

How comparable organizations were selected

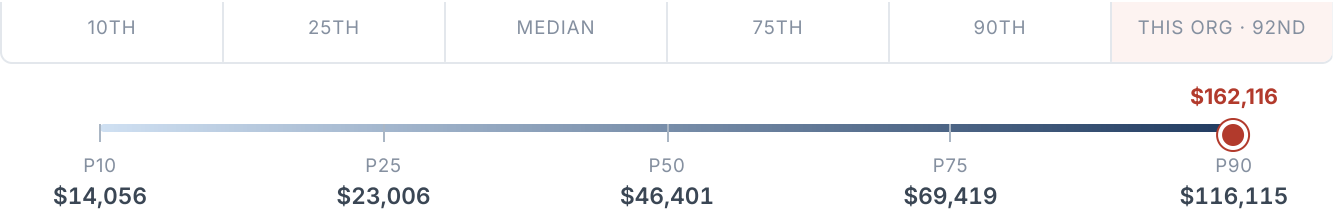
SECTOR	Organizations sharing the subject's NTEE classification (L20).
BUDGET	Total revenue between $329,889 and $738,558 — 0.67× to 1.50× the subject's $492,372 (the band tightens as size grows).
GEOGRAPHY	Same NTEE sector (L20) + NY + budget 0.67–1.5× revenue.

49 organizations qualified on sector, size, and geography → **49** within the band form the benchmarked peer set.

Distribution of comparable compensation

$7,170 — total compensation of comparable organizations → — $188,900

$14,056	$23,006	$46,401	$69,419	$116,115	$162,116



Comparable organizations

Each figure is Form 990 Part VII columns D + F (reportable pay plus other compensation and benefits; column F may include amounts from related organizations), normalized to NY cost of living (BEA RPP, 2023) and to its filing year (CPI-U); the reported amount is on each linked 990.

ORGANIZATION	STATE	REVENUE	MATCHED TITLE	COMP (REPORTED)	COMP (ADJUSTED)	FY
Lower East Side Coalition Housing	NY	$493,039	Secretary	$125,696	**$122,090**	2024
Grace View Manor Housing Development	NY	$494,842	President	$46,401	**$46,401**	2023
Nycha Ii Housing Development Fund	NY	$500,567	President & Ceo	$96,272	**$93,510**	2024
Chautauqua Community Residence Inc	NY	$480,741	Ceo	$54,422	**$52,861**	2024
Geel East 182nd Street Corporation	NY	$479,570	Executive Director	$28,625	**$28,625**	2023
Icl Myrtle Avenue Housing	NY	$475,258	Chair Person	$25,107	**$25,107**	2023
Brookset Housing Development Fund	NY	$472,312	President (Through 2/23/24)	$16,551	**$16,076**	2024
Dekalb Throop Housing Development Fund Co Inc	NY	$466,697	Executive Director	$84,000	**$81,590**	2024
Churchpeople Housing Management	NY	$525,090	President	$8,518	**$8,274**	2024
Taylor Brown Housing Development Fund	NY	$525,494	President & Ceo	$43,392	**$42,147**	2024
Wilson Commencement Park Housing	NY	$552,319	Executive Director	$30,990	**$30,101**	2024
Lbsh Housing Corporation	NY	$553,301	Executive Director	$77,132	**$74,919**	2024
1347 Morris Avenue Corporation	NY	$429,170	Ceo	$18,651	**$18,651**	2023

ORGANIZATION	STATE	REVENUE	MATCHED TITLE	COMP (REPORTED)	COMP (ADJUSTED)	FY
1675 Westchester Avenue Housing	NY	$423,426	President/ceo	$172,076	**$172,076**	2023
Acmh Convent Avenue Residence	NY	$564,154	Executive Vp & Ceo	$114,621	**$114,621**	2023
Housing Works East New York Housing	NY	$417,473	Secretary	$27,348	**$27,348**	2023
Long Island Family & Elder Care Inc	NY	$414,767	Associated Executive Director	$52,400	**$50,897**	2024
139-141 Avenue D Housing Development Fund	NY	$571,632	Vice President	$61,207	**$61,207**	2023
55 Whipple St Housing Development Fund	NY	$580,315	Executive Director	$17,573	**$17,573**	2023
Nassausuffolk Partnership Housing	NY	$394,170	Exec. Vp/coo	$66,592	**$64,681**	2024
Islandview Housing Development Fund	NY	$388,257	Cfo	$23,006	**$23,006**	2023
Niagara Area Habitat For Humanity Inc	NY	$596,539	Executive Dir.	$63,993	**$62,157**	2024
573 Warren Street Housing	NY	$385,815	Secretary	$13,130	**$12,753**	2024
Empire Housing And Development Corp	NY	$601,366	Co-executive Director	$111,815	**$108,607**	2024
Crown Heights Residence For Adults	NY	$603,931	Executive Di	$7,170	**$7,170**	2023

Comp (reported) is the figure on each organization's Form 990 (columns D + F); **Comp (adjusted)** normalizes it to NY cost of living and 2023 dollars. Click any organization to verify the figure on ProPublica.

Methodology

Comparable organizations were drawn from electronically filed IRS Form 990 returns and matched on sector (NTEE code), budget (a size-adaptive revenue band that tightens as the organization grows), and geography (same-state first, broadening only when too few peers qualify); every organization within the band forms the peer set. To compare fairly across regions and years, peer compensation is normalized to NY cost of living (BEA Regional Price Parities, 2023) and to the subject's filing year (CPI-U). The figure benchmarked is Form 990 Part VII, Section A, columns D + F — reportable pay plus other compensation, benefits, and deferred amounts (column F may include amounts from related organizations) — with the chief executive matched by role. Related-organization amounts (column E) and institutional trustees are excluded. Full methodology: peerbasis.org/methodology.

Sample, role match & sensitivity

PEER COUNT	**49** organizations. Compensation range $7,170–$188,900; filing years 2023–2025.
SIZE BASIS	Matched on total revenue ($492,372); for reference, expenses $544,864 and assets $8,480,858.
ROLE MATCH	Adam Weinstein, reported title *"PRESIDENT/CEO"*, benchmarked as Executive Director / CEO. The title maps directly to this role.
RELATED-ORG PAY	38 peers report related-organization compensation (column E), which the D + F benchmark does not fully capture; review where material.
OUTLIERS	4 peers fall outside 1.5× the interquartile range — consider whether any reflect one-time payments (severance, deferred-comp payouts).

Sensitivity — the subject's percentile under alternative compensation definitions:

BASIS	SUBJECT PERCENTILE
Total compensation (D + F), cost-of-living + inflation adjusted — the PeerBasis default	**92nd**
Total compensation (D + F), as reported (no adjustments)	**92nd**
Reportable pay only (column D), adjusted	**0th**
All sources (D + E + F), adjusted	**94th**

If the percentile moves materially across these definitions, the result is sensitive to methodology choices, and the board should weigh which basis best fits its facts.

Rebuttable presumption of reasonableness · 26 CFR 53.4958-6

Compensation paid by a tax-exempt organization is presumed reasonable — shifting the burden to the IRS — when three requirements are met. This report supplies the comparability data for the second. The board should record the following in its minutes *concurrently* with its decision:

Draft board minutes – executive compensation

1. The compensation of the Executive Director / CEO (Adam Weinstein) was approved in advance by [the Board / Compensation Committee], composed of members with no conflict of interest with respect to the arrangement.
2. Prior to its determination, the authorized body obtained and relied upon appropriate comparability data, namely the PeerBasis Compensation Comparability Determination dated June 9, 2026, comparing compensation against 49 similarly situated organizations (Same NTEE sector (L20) + NY + budget 0.67–1.5× revenue).
3. The authorized body determined that total compensation of $162,116 is reasonable (approximately the 92nd percentile of comparable organizations) and documented the basis for this determination

> concurrently, on [date], by a vote of [__ for / __ against].

Sources: IRS Form 990 e-file data (apps.irs.gov); IRS Business Master File (NTEE classification). Every figure traces to an original public filing — click any organization above to verify it on ProPublica. PeerBasis is a service of Prismind Analytics; its methodology is published, was commissioned for independent adversarial review, and discloses its own limitations. This report is comparability data to support a board's good-faith determination under IRC 4958; it is not legal or tax advice. Generated by PeerBasis on June 9, 2026.