

Habitat Capital Resources Corporation

Executive Director / CEO

EIN 880876288

OH · NTEE L82

FY ending 2024-06-30

June 9, 2026

This analysis benchmarks the total compensation of **Brent Jones, Executive Director / CEO** (\$48,420) against **every comparable organization** that fit the selection criteria — **256** in total — drawn systematically from IRS Form 990 filings, not a hand-picked subset.

Compensation sits at approximately the **85th** percentile of comparable organizations within the typical range

Benchmarked executive: Brent Jones — reported title “PRESIDENT”, a **direct title match** to the Executive Director / CEO role.

How comparable organizations were selected

SECTOR	Organizations sharing the subject's NTEE classification (L82).
BUDGET	Total revenue between \$34,182 and \$76,528 — 0.67x to 1.50x the subject's \$51,019 (the band tightens as size grows).
GEOGRAPHY	Same NTEE major group (L), nationwide + budget 0.67–1.5x revenue.

256 organizations qualified on sector, size, and geography → **256** within the band form the benchmarked peer set.

Distribution of comparable compensation



\$5,253	\$10,226	\$19,828	\$34,383	\$61,297	\$48,420
---------	----------	----------	----------	----------	-----------------



● 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 OH 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
Jsl Properties Inc	NY	\$51,147	Board Member / Corp Pres &	\$59,215	\$52,012	2023
Lakeview Apartments li Inc	AR	\$50,676	Executive Di	\$3,949	\$4,315	2023
Asi - Hennepin County Inc	MN	\$51,525	President/tr	\$68,006	\$61,809	2025
Community Homes Of Bismarck li	ND	\$50,496	Managing Agent-exec. Dir	\$147,110	\$152,423	2024
Soda Creek Apartments Inc	CO	\$51,782	Executive Di	\$9,862	\$9,192	2023
Centerpointe Housing Corporation I	NE	\$50,249	President	\$14,019	\$14,657	2023
Abcap Housing lv Inc	OH	\$51,855	Executive Director	\$41,692	\$41,692	2024
Fort Hill Housing Inc	MA	\$50,158	President & Ceo	\$42,027	\$36,710	2023
Pacific Housing Oahu Corporation	HI	\$50,130	Assistant Secretary	\$12,712	\$10,746	2024
Passavant Memorial Homes li Inc	PA	\$52,241	Ceo & President	\$36,502	\$34,368	2024
Ormond Associates Inc	NJ	\$49,720	President	\$59,141	\$49,854	2024
Home Forward Community Partnerships	OR	\$49,628	President	\$98,636	\$86,483	2024
Abcap Housing E Inc	OH	\$49,422	Executive Director	\$41,692	\$41,692	2024
Mosaic Housing Corp Xviii	NE	\$52,657	President	\$26,896	\$27,313	2024
Eastwick li Section 811 Housing	PA	\$49,364	President & Ceo	\$25,525	\$24,743	2023
Appletree Court	MN	\$52,852	President/ceo	\$40,349	\$38,755	2023

ORGANIZATION	STATE	REVENUE	MATCHED TITLE	COMP (REPORTED)	COMP (ADJUSTED)	FY
Columbia Housing Opportunities Inc	NJ	\$49,073	Treasurer/secretary	\$4,747	\$4,120	2023
Vinfen Corporation Of Forest Inc	MA	\$49,044	Former Director & Ceo	\$21,978	\$19,197	2023
Mosaic Illinois Housing_I	NE	\$48,978	President	\$32,929	\$34,427	2023
Greenfield Housing Associates Inc	MA	\$53,119	Chairperson	\$1,500	\$1,273	2024
Kalamazoo Area Housing Corporation	MI	\$53,143	Secretary/treasurer	\$15,654	\$15,255	2024
The Association's Second Property Inc	MA	\$48,886	President	\$7,684	\$6,519	2024
Gloucester Housing Inc	MA	\$53,167	Ceo	\$211,478	\$179,424	2024
Homes Of Care Inc	MA	\$48,798	President & Ceo/director	\$24,869	\$21,100	2024
Holt Apartments Inc	MO	\$53,301	Cfo	\$104,235	\$104,235	2024

Comp (reported) is the figure on each organization's Form 990 (columns D + F); **Comp (adjusted)** normalizes it to OH cost of living and 2024 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 OH 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 256 organizations. Compensation range \$152–\$278,096; filing years 2022–2025.

SIZE BASIS Matched on total revenue (\$51,019); for reference, expenses \$2,479,077 and assets \$1,445,858. **Revenue and expenses diverge this year — revenue may misrepresent operating size; weigh the expense-based view.**

ROLE MATCH	Brent Jones, reported title " <i>PRESIDENT</i> ", benchmarked as Executive Director / CEO. The title maps directly to this role.
RELATED-ORG PAY	213 peers report related-organization compensation (column E), which the D + F benchmark does not fully capture; review where material.
OUTLIERS	21 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	85 th
Total compensation (D + F), as reported (no adjustments)	84 th
Reportable pay only (column D), adjusted	0 th
All sources (D + E + F), adjusted	65 th

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 (Brent Jones) 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 256 similarly situated organizations (Same NTEE major group (L), nationwide + budget 0.67–1.5× revenue).
3. The authorized body determined that total compensation of \$48,420 is reasonable (approximately the 85th 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.