



Monument Capital Management Partners with Arbor Realty Trust to Offer Rental Assistance to Residents within Their Multifamily Portfolio

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MIAMI, FL - Monument Capital Management, an A-Rod CORP company and one of the country's premier fully integrated real estate investment firms, has partnered with Arbor Realty Trust to provide rental assistance to residents within their multifamily portfolio who have been impacted by the COVID-19 crisis.

The innovative program, called The Arbor Rental Assistance Program (ARAP), provides advances to tenants to fill rent gaps during the months of May and June. The program is available to current borrowers of Arbor Realty Trust, such as Monument.

Arbor is contributing \$1 million in total to the program and borrowers like Monument will match on a dollar-per-dollar basis whatever funds Arbor provides to renters. The program leverages private capital to fill gaps for at-need individuals.

Tenants must meet the requirements of the program to qualify for the interest-free advances, with a payback period of up to three years.

“It has been our goal from the onset of this crisis to engage and work with our tenants,” said Erin Knight, President of Capital. “We are proud to be collaborating with Arbor’s extraordinary initiative to provide some temporary relief to individuals and families who have been financially impacted.”

Monument’s first rental community in which it is deploying the program is Laguna Place in Kissimmee, Florida, near Orlando. Laguna Place is a joint venture community for Monument with FM Capital, a national company that focuses on debt acquisitions, direct lending, and equity investments.

“We believe supporting our tenants is not only appropriate but our duty,” adds Aaron Kurlansky, Principal of FM Capital. “While we are extremely bullish on the workforce housing market, this is something we all need to work through together.”

“As one of the most active lenders in the industry offering workforce housing loans, we want to do our part to help ease the burden for those who’ve been severely impacted by

COVID-19,” said Ivan Kaufman, President and CEO of Arbor Realty Trust in a prior statement. “For those who have unfortunately lost income and are temporarily unable to meet their rent obligations, we are looking to provide some much-needed relief until they can stabilize their situations.”

Individuals at Monument Capital Management-owned apartment communities are encouraged to contact their community management team for additional information.



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