

St. Louis Equal Housing and Community Reinvestment Alliance

c/o EHOC · 1027 S. Vandeventer Avenue, 6th floor · St. Louis, MO · 63110 · www.slehcra.org

Jefferson Bank & Trust
Eureka, MO

- Assets of \$856 million.
- Owned by Delta Bancshares, a one-bank holding company.
- Regulated by the FDIC
- Satisfactory on last CRA exam in April 2009: notes reasonable lending to LMI geographies, below average lending to LMI borrowers. The bank made 11 community development loans for \$34.2 million and 5 community development investments totaling \$97,000. Cites donations to United Way, St. Louis Equity Fund, and St. Louis Business Development Fund.
- Consent Order by FDIC in June 2010 because of capital ratios and bad loans.
- Mostly a commercial lender
- Assessment Area: all of St. Louis City, St. Louis County, St. Charles County, portions of Franklin County, and portions of Jefferson County.
- Five branches:

Branch	Address	City	State	Zip	County	Census Tract	Income Level	% Minority	% Black
O'Fallon	4190 Highway K	O'Fallon	MO	63368	St. Charles	3111.24	Upper	4.63	1.71
Creve Coeur	12501 Olive Boulevard	Saint Louis	MO	63141	St. Louis	2151.03	Upper	14.5	4.2
Concord Village	5475 Southfield Center	Saint Louis	MO	63123	St. Louis	2207.02	Middle	2.35	0.29
Eureka	100 Legends Parkway	Eureka	MO	63025	St. Louis	2215.03	Upper	12.98	10.79
St. Louis	2301 Market Street	Saint Louis	MO	63103	St. Louis City	1275	Low	70.49	69.67

HMDA

- Major decline in lending since 2008. Only received 19 applications for mortgages in 2010.
- Majority of loans originated to “NA” borrowers, indicating businesses or investors.
- Very low levels of lending to low- and moderate-income borrowers. In the last three years, 4.17 percent originated to low-income borrowers, and 1.04 percent to moderate-income borrowers.
- Low levels of lending to African-American borrowers. 2.6 percent of originations over the last three years.
- Disparities in origination rates between African-American borrowers and white borrowers. Only 38.46 percent of African-American applications were originated, compared to 77.42 percent of white applications being originated.

<i>Borrower Characteristics</i>	APPLICATIONS							
	2010		2009		2008		Three Year Total	
	#	%	#	%	#	%	#	%
Total	19		87		124		230	
White	7	36.84%	17	19.54%	38	30.65%	62	26.96%
Black	3	15.79%	4	4.60%	6	4.84%	13	5.65%
Asian	0	0.00%	2	2.30%	8	6.45%	10	4.35%
Other	9	47.37%	64	73.56%	72	58.06%	145	63.04%
Hispanic	0	0.00%	1	1.15%	0	0.00%	1	0.43%

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<i>Borrower characteristics</i>	ORIGINATIONS									
	2010		2009		2008		Three Year Total		St. Louis aggregate	2010 Census
	#	%	#	%	#	%	#	%	%	%
Total	14		71		107		192			
White	5	35.71%	10	14.08%	33	30.84%	48	25.00%	82.44%	73.96%
Black	1	7.14%	1	1.41%	3	2.80%	5	2.60%	4.94%	20.40%
Asian	0	0.00%	2	2.82%	7	6.54%	9	4.69%	1.68%	2.68%
Other	8	57.14%	58	81.69%	64	59.81%	130	67.71%	10.94%	2.96%
Hispanic	0	0.00%	0	0.00%	0	0.00%	0	0.00%	0.86%	2.55%

ORIGINATION RATE				
	2010	2009	2008	three year
	%	%	%	%
Total	73.68%	81.61%	86.29%	83.48%
White	71.43%	58.82%	86.84%	77.42%
Black	33.33%	25.00%	50.00%	38.46%
Asian	NA	100.00%	87.50%	90.00%
Other	88.89%	90.63%	88.89%	89.66%
Hispanic	NA	0.00%	NA	0.00%

<i>Borrower Characteristics</i>	ORIGINATIONS									
	2010		2009		2008		Three Year Total		St. Louis aggregate	Demographics of AA (2000)
	#	%	#	%	#	%	#	%	%	% of families
Total	14		71		107		192			
Low-Income	0	0.00%	3	4.23%	5	4.67%	8	4.17%	8.27%	18%
Moderate-Income	1	7.14%	1	1.41%	0	0.00%	2	1.04%	18.93%	17%
Middle-Income	1	7.14%	2	2.82%	8	7.48%	11	5.73%	22.92%	22%
Upper-Income	3	21.43%	6	8.45%	34	31.78%	43	22.40%	40.64%	43%
NA	9	64.29%	59	83.10%	60	56.07%	128	66.67%	9.24%	0%

<i>Census tract characteristics</i>	ORIGINATIONS									
	2010		2009		2008		Three Year Total		St. Louis aggregate	
	#	%	#	%	#	%	#	%	%	
Racial Composition										
< 10% Minority	6	42.86%	31	43.66%	56	52.34%	93	48.44%	67.94%	
10-19% Minority	2	14.29%	5	7.04%	22	20.56%	29	15.10%	13.95%	
20-49% Minority	4	28.57%	10	14.08%	8	7.48%	22	11.46%	9.91%	
50-79% Minority	1	7.14%	10	14.08%	13	12.15%	24	12.50%	3.21%	
80-100% Minority	1	7.14%	15	21.13%	8	7.48%	24	12.50%	1.95%	
Income characteristic										
Low-Income	0	0.00%	2	2.82%	3	2.80%	5	2.60%	1.03%	
Moderate-Income	4	28.57%	28	39.44%	21	19.63%	53	27.60%	10.16%	
Middle-Income	7	50.00%	28	39.44%	45	42.06%	80	41.67%	50.26%	
Upper-Income	3	21.43%	13	18.31%	38	35.51%	54	28.13%	35.48%	
NA	0	0.00%	0	0.00%		0.00%	0	0.00%	3.07%	
Total	14		71		107		192			