

CITYWIDE AFFORDABLE HOUSING LOAN COMMITTEE

Mayor's Office of Housing and Community Development
Office of Community Investment and Infrastructure
Controller's Office of Public Finance
San Francisco Housing Authority
Housing & Homeless Programs, Department of Homelessness & Supportive Housing

**March 19, 2021
11:15 A.M. – 1:00 P.M.**

[Join Microsoft Teams Meeting](#)

[+1 415-906-4659](#) United States, San Francisco (Toll)

Conference ID: 515 148 769#

AGENDA

1. REQUEST FOR GAP FINANCING FOR BALBOA PARK UPPER YARD

Balboa Park Housing Partners, L.P. requests \$32,204,555 in Gap financing, including \$28 million of new funds. Balboa Park Upper Yard (BPUY) will be a new 131-unit affordable building for families (Project), located on a City-owned parcel directly neighboring the Balboa Park Bay Area Rapid Transit (BART) Station. Of the total units, 30% (39 total) will be assisted by Project-Based Section 8 Vouchers (PBV) and reserved for HOPE SF residents that want to voluntarily move offsite. All of the units will be targeted to households with incomes from 38% to 104% San Francisco AMI (SFAMI) or 30% to 80% TCAC area median income (AMI). The average SFAMI is 59%. The ground floor will include a 4,370-square-foot licensed early childhood education center with an outdoor activity area, approximately 2,220 square feet of ground floor retail, a 760 square foot bicycle repair and youth training facility operated and 2,480 square feet for the Family Wellness Community Resources Center. Concurrent to the construction of the housing development, improvements will be made to the adjacent Balboa Park BART vehicular drop-off location, the pedestrian entry, and pedestrian and bicycle improvements in the surrounding area, coordinated by San Francisco Metropolitan Transportation Agency (SFMTA). Construction is expected to start in June of 2021 and completion of both the BART plaza and housing construction is expected in May 2023.

Balboa Park Housing Partners, L.P.

2. REQUEST FOR LOSP CONTRACT RENEWAL FUNDING FOR DRS. JULIAN AND RAYE RICHARDSON APARTMENTS

Community Housing Partnership, through their affiliate 365 Fulton, LP, requests \$14,043,143 in General Funds from the Local Operating Subsidy Program (LOSP) to subsidize the continuing operations of Richardson Apartments, a 120-unit, permanent supportive housing development for extremely low-income, formerly homeless individuals, for a period of 16 years.

Community Housing Partnership through 365 Fulton, LP

3. REQUEST FOR LOSP CONTRACT FUNDING FOR HOTEL DIVA

Episcopal Community Services (ECS) requests up to \$34,020,625 in Local Operating Subsidy Program (LOSP) funds to subsidize the operation of 127 permanent supportive housing hotel rooms for adults experiencing homelessness plus one resident manager unit at the Hotel Diva, a State Homekey financed hotel (the Project). The Homekey award includes \$3 million for the initial operating period, which will cover nearly two years of subsidized operations.

Episcopal Community Services

4. REQUEST FOR LOSP CONTRACT FUNDING FOR MISSION BAY SOUTH BLOCK 9

Community Housing Partnership and BRIDGE Housing, through Mission Bay 9 LP, request up to \$31,591,908 in General Funds from the Local Operating Subsidy Program (LOSP) to subsidize the operations of a new 141-unit permanent supportive rental housing project at Mission Bay South Block 9 (410 China Basin Street) for a period of 15 years. The project will serve low-income, formerly homeless adults, referred to the project through the Coordinated Entry System. The project is expected to be ready for occupancy in January 2022.

Community Housing Partnership and BRIDGE Housing through Mission Bay 9 LP