

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

June 17, 2022
11:15 A.M. – 1:00 P.M.

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Phone Conference ID: 592 517 193#

AGENDA

1. REQUEST FOR PASS LOAN AND RECAST OF EXISTING MOHCD LOAN FOR SAN CRISTINA

San Cristina L.P. (HomeRise) requests up to \$8,024,000 in PASS loans (composed of Market Rate, Below Market Rate and Deferred tranches) and a recast of \$2,764,036 of existing MOHCD loans into a 55 year residual receipt loan with 3% simple interest for the rehabilitation of 58 units of housing for homeless households.

San Cristina L.P., through HomeRise

2. REQUEST FOR PRELIMINARY GAP LOAN COMMITMENT FOR 2530 18TH STREET

Mercy Housing California pursuant to their award of the Homeless Families NOFA requests a commitment for \$16,000,000 in a 55 year residual receipt gap loan with 3% simple interest for the development of 73 units of affordable housing.

Mercy Housing California 104, L.P., through Mercy Housing California and Homeless Prenatal Program

3. REQUEST FOR PRELIMINARY GAP LOAN COMMITMENT FOR 2550 IRVING

Tenderloin Neighborhood Development Corporation (Sponsor) requests preliminary gap financing approval in the amount of up to \$16,759,885 for purposes of applying for State Multifamily Housing Program (MHP) and Infill Infrastructure Grant (IIG) funds. 2550 Irving (Project) is a proposed 90-unit family affordable housing development in the Sunset, including 22 units for families experiencing homelessness and 15 units for veterans experiencing homelessness. The Project will include over 50% 2- and 3-BR units and will serve families between 30% MOHCD AMI and 75% MOHCD AMI. The Project will feature community-serving space, street level and rooftop open space, and public art.

Tenderloin Neighborhood Development Corporation, through 2550 Irving Associates, L.P.

4. REQUEST FOR LOSP CONTRACT FUNDING FOR JAZZIE COLLINS APARTMENTS AT 53 COLTON STREET

53 Colton, L.P., a California limited partnership, requests up to \$28,267,952 in General Funds from the Local Operating Subsidy Program (LOSP) over a period of 15.5 years to subsidize operations of Jazzie Collins Apartments for a total of 96 studio units of permanent supportive housing for adults. The project was developed by HomeRise California.

53 Colton, L.P., through HomeRise (formerly Community Housing Partnership)

5. REQUEST FOR PRELIMINARY GAP LOAN COMMITMENT FOR 730 STANYAN STREET

Chinatown Community Development Center (CCDC) and Tenderloin Neighborhood Development Corporation (TNDC) through 730 Stanyan Associates L.P. request \$52,000,000 in preliminary gap financing and a AHP bridge loan for 700-730 Stanyan Street, a 160-unit new construction housing project for families and Transitional Age Youth ("TAY"). The project will include 40 units subsidized through the City's Local Operating Subsidy Program ("LOSP"); of which half of the 40 LOSP units will be subsidized through The No Place Like Home (NPLH) Program.

Chinatown Community Development Center and Tenderloin Neighborhood Development Corporation, through 730 Stanyan Associates L.P.

6. REQUEST FOR PRELIMINARY GAP LOAN COMMITMENT FOR 4200 GEARY

Tenderloin Neighborhood Development Corporation (TNDC) through 4200 Geary Associates, L.P. requests \$19,526,131, in preliminary gap financing and a \$1,000,000 AHP bridge loan for 4200 Geary Boulevard, a 98-unit new construction housing project for seniors. The project will include 20 units subsidized through the City's Local Operating Subsidy Program ("LOSP"); 12 units subsidized by the HUD-Veterans Administration VASH program; and 40 units subsidized by the City's Senior Operating Subsidy Program ("SOS").

Tenderloin Neighborhood Development Corporation, through 4200 Geary Associates L.P.