

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

July 15, 2022
11:15 A.M. – 1:00 P.M.

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

Phone Conference ID: 515 148 769#

AGENDA

1. REQUEST FOR PRELIMINARY GAP FINANCING FOR SUNNYDALE HOPE SF BLOCK 3A

This request is for preliminary gap funding approval for financing applications to CDLAC and TCAC for the third affordable housing development of the Sunnydale HOPE SF project. Block 3A is a mixed-use vertical development within the second infrastructure phase that also includes affordable housing Block 3B to the west and Community Building Block 1 to the north. Block 3A is designed to be a five-story Type V wood construction over podium building. Block 3A will include 79 units of affordable housing for AMIs under 50% MOHCD. The Project also includes a 1:1 bike storage ratio and a 0.75 parking ratio (60 spaces). The ground floor of Block 3A will include approximately 19,000 square feet of retail and neighborhood services. The proposed uses include an early childhood education center to be operated by Felton Institute, a health and wellness center to be operated by the San Francisco Department of Public Health replacing its current location in the Sunnydale administration building, Mercy's centralized Sunnydale customer service center, a grocery space, and a restaurant/food hall. If awarded bonds and tax credits, the vertical construction of Block 3A is expected to start by May 2023. The construction period is expected to be 20 months with full lease up by May 2025

The Related Companies of California & Mercy Housing California

2. PASS REGULATIONS WAIVER FOR THE SAN CRISTINA– FOR INFORMATIONAL PURPOSES ONLY

San Cristina PASS Program Regulations Waiver: Staff recommends MOHCD Director approval of PASS program waiver for San Cristina, as allowed under PASS regulations Section 12. Presented to Loan Committee for discussion only.