

# ARIZONA

## Willcox Infill

**Cochise County**

**Wilcox, AZ**

**Member** National Bank of Arizona  
Craig Robb  
(858) 546-2143

**Sponsor** Old Pueblo Community Foundation

**AHP Subsidy** \$810,000

**Units** 38

**Type** Ownership; single-family; new construction

The Wilcox Infill project is the new construction of single-family three- and four-bedroom homes for first-time homebuyers earning between 65% and 80% of area median income. Homebuyers will receive pre- and post-purchase homeownership counseling.

## New Hope Cottage

**Coconino County**

**Flagstaff, AZ**

**Member** Alliance Bank of Arizona  
Sherri Slayton  
(928) 214-3400

**Sponsor** Sunshine Rescue Mission

**AHP Subsidy** \$1,000,000

**Units** 37

**Type** Rental; multifamily; new construction

Construction of New Hope Cottage will provide 37 units of homeless housing and supportive services for very low-income, homeless single women and mothers and their children. Roughly 35% of clients served by Sunshine Rescue Mission are Native Americans and nearly all residents are struggling with alcohol/drug abuse, mental illness, or are victims of domestic violence. Residents will receive a well-balanced set of empowerment services including job coaching, employment services, childcare, medical services, drug/alcohol counseling, GED completion, case management, and benefits advocacy.

## Casa De Vida Apartments

**Pima County**

**Tucson, AZ**

**Member** Alliance Bank of Arizona  
Brian Maddox  
(702) 252-6142

**Sponsor** La Frontera, Inc.

**AHP Subsidy** \$373,500

**Units** 14

**Type** Rental; multifamily; new construction

Casa De Vida Apartments will house very low-income homeless and seriously mentally ill individuals and is designed to support residents' participation and integration into the community. Supportive services, including mental health services and counseling, primary health care referrals, and job placement and training, will be provided at an on-site community building.

**Casas de Cielo Azul**

**Pima County**  
**Tucson, AZ**

**Member** Bank of Tucson  
C. David Foust  
(520) 321-4500

**Sponsor** Habitat for Humanity - Tucson

**AHP Subsidy** \$1,417,500  
**Units** 42

**Type** Ownership; single-family; new construction

Volunteer labor and homeowner sweat equity will be used to construct 42 new affordable homes in an urban empowerment zone. The project will be built to standards set by Pima County's Residential Green Building Program that will save approximately 30% in energy costs and 20% in water costs.

**Casas de Margaritas**

**Yuma County**  
**San Luis, AZ**

**Member** National Bank of Arizona  
Kathy Pechman  
(602) 212-5642

**Sponsor** Comite de Bien Estar, Inc.

**AHP Subsidy** \$750,000  
**Units** 30

**Type** Ownership; single-family; new construction

The sponsor proposes a downpayment assistance program for low-income, pre-qualified first-time homebuyers. Half of the development will be units that families will build themselves financed by USDA Rural Development; the remaining homes will be built by contractors hired by the families and financed with conventional mortgages.

**CALIFORNIA**

**Peralta Senior Housing**

**Alameda County**  
**Fremont, CA**

**Member** Union Bank  
Fiona Hsu  
(925) 947-2449

**Sponsor** Eden Housing, Inc.

**AHP Subsidy** \$450,000  
**Units** 97

**Type** Rental; multifamily; new construction

The project is the new construction of a mixed-use development creating affordable rental housing for low-income seniors and providing space for an on-site senior healthcare provider that will enable aging in place. The three-story building replaces a declining shopping center; amenities include a library, computer learning center, laundry facilities, and a large community room with full kitchen.

**Edes Avenue Homes- Phase B**

**Alameda County**  
**Oakland, CA**

**Member** Bank of the West  
Tazneen Hossain  
(925) 979-4639

**Sponsor** Habitat for Humanity - East Bay

**AHP Subsidy** \$330,000  
**Units** 22  
**Type** Ownership; single-family; new construction

This affordable housing development targets families earning 50% to 80% of area median income for homeownership. The new construction project is located on a former industrial site that was environmentally remediated to revitalize the Sobrante Park neighborhood in Oakland.

**Emancipation Village**

**Alameda County**  
**Oakland, CA**

**Member** Bank of America California  
Matthew Paoni  
(415) 913-3216

**Sponsor** Fred Finch Children's Home

**AHP Subsidy** \$750,000  
**Units** 40  
**Type** Rental; multifamily; new construction

Emancipation Village will provide transitional supportive housing for youth aging out of foster care system. The project includes a community room, shared kitchen, and on-site services for all residents.

**Harrison Street Senior Housing**

**Alameda County**  
**Oakland, CA**

**Member** Union Bank  
Fiona Hsu  
(925) 947-2449

**Sponsor** Christian Church Homes of Northern California

**AHP Subsidy** \$720,000  
**Units** 72  
**Type** Rental; multifamily; new construction

Harrison Street Senior Housing, located within the Central District Redevelopment Area of downtown Oakland, will be a six-story apartment building serving very low-income elderly households. The location is ideal for seniors, near a variety of transit options, including several bus lines and BART stations, and within walking distance of the public library and downtown shops and services.

**Kinsell Commons at Tassafaronga Village**

**Alameda County**  
**Oakland, CA**

**Member** Bank of the West  
Tazneen Hossain  
(925) 979-4639

**Sponsor** Habitat for Humanity - East Bay

**AHP Subsidy** \$425,000  
**Units** 17

**Type** Ownership; single-family; new construction

The sponsor proposes to construct, using the self-help sweat equity model, single-family homes for low-income, first-time homebuyers. Simple and modestly-sized, the units will incorporate many green building features to reflect Oakland's growing interest in sustainable design.

**Project Pride**

**Alameda County**  
**Oakland, CA**

**Member** Bank of Alameda  
Troy Williams  
(510) 748-8922

**Sponsor** East Bay Community Recovery Properties, Inc.

**AHP Subsidy** \$650,000  
**Units** 20

**Type** Rental; multifamily; rehabilitation

Project Pride provides stable, safe, and transitional housing with extensive supportive services for women with mental illness, physical and/or substance abuse problems, and/or are homeless. This project will rehabilitate a vacant single-room occupancy hotel to create a sustainable permanent home with 20 rental units for Project Pride.

**Tassafaronga Village Phase 2**

**Alameda County**  
**Oakland, CA**

**Member** Citibank, N.A.  
Merle D. Malakoff  
(415) 627-6232

**Sponsor** Housing Authority of the City of Oakland

**AHP Subsidy** \$200,000  
**Units** 19

**Type** Rental; multifamily; rehabilitation

Located in an active redevelopment area, the project is the adaptive reuse of an existing 20,000 square foot warehouse to create new affordable rental housing for households that are homeless or at risk of becoming homeless and have an adult member who will benefit from services provided by the AIDS Project of the East Bay.

**East 16th Street Subdivision**

**Butte County**  
**Chico, CA**

**Member** Golden Valley Bank  
 James Doss  
 (530) 894-4921

**Sponsor** Habitat for Humanity - Butte County

**AHP Subsidy** \$210,000  
**Units** 7  
**Type** Ownership; single-family; new construction

The sponsor proposes to use volunteer labor and the sweat equity model to build single-family homes targeting families at 65% of area median income. These owner-occupied units will be built as part of Chico's Greater Chico Urban Development Project and will be the first LEED-certified homes in the city, featuring solar electric systems in each residence.

**Manzanilla Terrace**

**Imperial County**  
**Brawley, CA**

**Member** Torrey Pines Bank  
 Phil Fowler  
 (858) 523-4606

**Sponsor** Las Palmas Foundation

**AHP Subsidy** \$680,000  
**Units** 68  
**Type** Rental; multifamily; new construction

The project will create a high-quality affordable apartment community in rural Brawley targeted to large low-income, predominantly farmworker, families. Amenities include a centrally located two-story community center that will house a recreation room, fitness center, computer center, kitchen, and management office.

**Palace Hotel**

**Los Angeles County**  
**Long Beach, CA**

**Member** Mississippi Valley Life Insurance  
 Sarah C. Kavanagh  
 (651) 604-2682

**Sponsor** LINC Housing Corporation

**AHP Subsidy** \$250,000  
**Units** 13  
**Type** Rental; multifamily; rehabilitation

Rehabilitation and reuse of a historic hotel will provide permanent transitional housing with supportive services, including counseling, employment training, and life skills education, for emancipated youth exiting the foster care system. This LEED-certified project features a rooftop garden and a social enterprise internet cafe.

**Downtown Women's Center**

**Los Angeles County**  
**Los Angeles, CA**

**Member** Bank of America California  
Matthew Paoni  
(415) 913-3216

**Sponsor** Downtown Women's Center

**AHP Subsidy** \$420,000  
**Units** 66  
**Type** Rental; multifamily; rehabilitation

Rehabilitation and adaptive reuse of a historic building in downtown Los Angeles will provide permanent supportive housing for women who are homeless, at risk of homelessness, or disabled by mental illness, HIV/AIDS, substance abuse, or chronic health conditions. Each efficiency unit will have a kitchen and bathroom; other amenities include community rooms and kitchens, exercise and computer rooms, and a roof garden.

**Dream Center Phase 1**

**Los Angeles County**  
**Los Angeles, CA**

**Member** City National Bank  
Wendy Jacquemin  
(213) 673-7550

**Sponsor** The Dream Center

**AHP Subsidy** \$1,500,000  
**Units** 150  
**Type** Rental; multifamily; rehabilitation

The project, located on a larger transitional housing campus, is the substantial rehabilitation and adaptive reuse of five floors of a former hospital to serve homeless at-risk teenage and adult women. The campus includes a private junior high and high school, food service areas, a medical clinic, a vocational and job training center, counseling offices, and a fitness center.

**Ford Hotel Remodel**

**Los Angeles County**  
**Los Angeles, CA**

**Member** Union Bank  
Fiona Hsu  
(925) 947-2449

**Sponsor** Single Room Occupancy Housing Corporation

**AHP Subsidy** \$1,500,000  
**Units** 150  
**Type** Rental; multifamily; rehabilitation

The Ford Hotel will provide single-room occupancy housing on Los Angeles' Skid Row. Ninety units will be restricted for chronically homeless persons with mental illness and the remaining 60 units for very low- and low-income individuals, many of whom will be formerly homeless and graduates of the sponsor's transitional housing programs.

**Hollywood Center****Los Angeles County****Los Angeles, CA**

**Member** Bank of Manhattan  
Rick Sowers  
(310)606-8040

**Sponsor** Volunteers of America Greater Los Angeles

**AHP Subsidy** \$480,000

**Units** 48

**Type** Rental; multifamily; rehabilitation

The project is the rehabilitation of a transitional housing facility to provide intensive case management for homeless male and female veterans returning from Iraq and Afghanistan. A variety of wrap-around supportive services will be offered, including a licensed non-medical detox and recovery facility where residents can receive substance abuse treatment.

**Mariposa Place Apartments****Los Angeles County****Los Angeles, CA**

**Member** Bank of America California  
Matthew Paoni  
(415) 913-3216

**Sponsor** Hollywood Community Housing Corporation

**AHP Subsidy** \$696,000

**Units** 57

**Type** Rental; multifamily; new construction

Mariposa Place Apartments will create affordable housing for large very low-income families earning 35% to 50% of area median income. The location offers residents easy access to public transportation, shopping, jobs, and other services. The ground floor will house a police substation and public laundromat.

**Parkview on the Park****Los Angeles County****Los Angeles, CA**

**Member** Wachovia Mortgage, FSB  
Linda Nelson  
(510) 446-3164

**Sponsor** Los Angeles Housing Partnership

**AHP Subsidy** \$800,000

**Units** 80

**Type** Rental; multifamily; rehabilitation

The project will rehabilitate a 198-unit single room occupancy hotel, converting it into 80 efficiency apartments for very low- and low-income seniors. The five-story mixed-use building will consist of residential apartments over commercial space and feature a cybernet cafe, computer classroom, multipurpose room, lounge/tv room, terraces, an exercise room, and laundry facilities.

## The Villas at Gower

Los Angeles County

Los Angeles, CA

**Member** JPMorgan Bank & Trust Company  
Timothy K. Gerstmann  
(206) 500-4902

**Sponsor** A Community of Friends

**AHP Subsidy** \$952,630

**Units** 69

**Type** Rental; multifamily; new construction

The Villas at Gower is a permanent supportive housing development designed to provide maximum livability, comfort, and safety for its residents. It responds to the unique needs of homeless families and individuals by offering intensive case management and connecting them to the full range of support services they need to improve their health and achieve increased independence.

## Pierce Street Villas Phase 3

Los Angeles County

Pacoima, CA

**Member** Bank of the West  
Tazneen Hossain  
(925) 979-4639

**Sponsor** Habitat for Humanity - San Fernando / Santa Clarita Valley

**AHP Subsidy** \$360,000

**Units** 24

**Type** Ownership; single-family; new construction

This development of 24 homes is targeted to families earning less than 60% of the area median income in Los Angeles County. Each four-bedroom home is fully accessible and includes a supportive homeownership program designed to assist low-income working families.

## Regency Apartments

Los Angeles County

Palmdale, CA

**Member** Union Bank  
Milo Peinemann  
(310) 551-8968

**Sponsor** Women Organizing Resources, Knowledge and Services

**AHP Subsidy** \$590,705

**Units** 77

**Type** Rental; multifamily; new construction

Regency Apartments will support a vibrant senior community in the heart of Palmdale. In addition to generating 77 very low-income housing units, the project includes a community space and will provide various supportive services.

**Los Jardines Self Help**

**Riverside County**  
**Coachella, CA**

**Member** Rabobank  
Frank Bravo  
(559) 735-2275

**Sponsor** Coachella Valley Housing Coalition

**AHP Subsidy** \$1,500,000  
**Units** 100  
**Type** Ownership; single-family; new construction

Construction of the Los Jardines subdivision will offer 100 low-income families the opportunity to build and purchase a home. Targeted to first-time homebuyers earning less than 80% of area median income, the development will be financed with USDA Rural Development Section 502 Program mortgages.

**Sunset Springs Self Help**

**Riverside County**  
**Desert Hot Springs, CA**

**Member** Rabobank  
Frank Bravo  
(559) 735-2275

**Sponsor** Coachella Valley Housing Coalition

**AHP Subsidy** \$450,000  
**Units** 25  
**Type** Ownership; single-family; new construction

This development, located in the rural community of Desert Hot Springs, will include 25 three- and four-bedroom homes targeted to low-income first-time homebuyers and financed with USDA Rural Development Section 502 Program mortgages. The homes will be built using the self-help sweat equity model.

**Coachella Valley Rescue Mission**

**Riverside County**  
**Indio, CA**

**Member** City National Bank  
Wendy Jacquemin  
(213) 673-7550

**Sponsor** Coachella Valley Rescue Mission

**AHP Subsidy** \$1,500,000  
**Units** 126  
**Type** Rental; multifamily; new construction

The new Coachella Valley Rescue Mission will provide transitional housing and supportive services for very low-income homeless men, families, and single women in two adjacent buildings. Residents will receive a well-balanced set of empowerment and support services, including case management, medical services, drug and alcohol counseling, life skills training, benefits advocacy, and work therapy.

## San Felipe Migrant Housing Project

**Riverside County**  
**Thermal, CA**

**Member** Altura Credit Union  
 Hugo Silva  
 (951) 571-5313

**Sponsor** Desert Alliance for Community Empowerment

**AHP Subsidy** \$670,000  
**Units** 49  
**Type** Rental; multifamily; new construction

San Felipe Migrant Housing is the new construction of transitional housing that will provide basic shelter for very low-income farmworkers or displaced families in the rural eastern Coachella Valley. The project includes two 12-room dormitories with a total of 48 sleeping beds and a community center. Services will include language training programs, employment counseling, healthcare, and financial counseling.

## 15th and Commercial Project

**San Diego County**  
**San Diego, CA**

**Member** Mission Federal Credit Union  
 Mary A. Wood  
 (858) 546-2143

**Sponsor** SVDP Management, Inc.

**AHP Subsidy** \$1,500,000  
**Units** 139  
**Type** Rental; multifamily; new construction

This smart growth development will replace a two-story transitional housing facility with a twelve-story mixed-use facility that includes a child development center for the community and administrative offices along with both transitional and permanent supportive housing. Over 50% of the units will be reserved for persons with disabilities, mental illness, substance abuse, or HIV/AIDS.

## 220 Golden Gate Avenue (Central YMCA)

**San Francisco County**  
**San Francisco, CA**

**Member** Silicon Valley Bank  
 Christine B. Carr  
 (415) 512-4272

**Sponsor** Tenderloin Neighborhood Development Corporation

**AHP Subsidy** \$1,500,000  
**Units** 172  
**Type** Rental; multifamily; rehabilitation

Extensive rehabilitation of a downtown YMCA will provide studio apartments for homeless and formerly homeless, many with special needs, substance abuse issues, or HIV/AIDS. The project combines quality affordable housing with appropriate support services and will also offer provide a community childcare center and retail space.

**Alabama Street Senior Apartments**

**San Francisco County**  
**San Francisco, CA**

**Member** Silicon Valley Bank  
 Christine B. Carr  
 (415) 512-4272

**Sponsor** Citizens Housing Corporation

**AHP Subsidy** \$151,517  
**Units** 24  
**Type** Rental; multifamily; new construction

Part of a larger master plan development on a dense urban block that includes family rental units, below-market- and market-rate condominiums, and 12,000 square feet of commercial space, Alabama Street Senior Apartments will serve very low-income senior households, including the formerly homeless.

**Parcel G**

**San Francisco County**  
**San Francisco, CA**

**Member** Silicon Valley Bank  
 Christine B. Carr  
 (415) 512-4272

**Sponsor** Community Housing Partnership

**AHP Subsidy** \$1,200,000  
**Units** 120  
**Type** Rental; multifamily; new construction

Parcel G, located in San Francisco's Hayes Valley neighborhood, will be a five-story, mixed-use, permanent supportive housing infill development serving formerly chronically homeless individuals. Two of the commercial spaces will be targeted for retail tenants and one space will be used to start and run a nonprofit business venture to benefit the residents.

**Neighborhood Revitalization Program**

**San Mateo County**  
**East Palo Alto/Menlo Park, CA**

**Member** United Commercial Bank  
 Rosana Yu  
 (415) 315-3122

**Sponsor** Habitat for Humanity Greater San Francisco

**AHP Subsidy** \$60,000  
**Units** 4  
**Type** Ownership; single-family; rehabilitation

To address the destabilizing effects of the foreclosure crisis on neighborhoods in Menlo Park and East Palo Alto, the sponsor plans to purchase bank-owned properties that can be rehabilitated using the self-help sweat equity model for subsequent ownership by low-income partner families. The project is the first part of this phased initiative to acquire, refurbish, and re-sell foreclosed properties.

**Madrone Plaza**

**Santa Clara County**  
**Morgan Hill, CA**

**Member** Wachovia Mortgage, FSB  
 Linda Nelson  
 (510) 446-3164

**Sponsor** South County Housing Corporation

**AHP Subsidy** \$180,000  
**Units** 9

**Type** Ownership; single-family; new construction

The project is the new construction, using the self-help sweat equity model, of affordable single-family homes and townhomes as part of a planned development. The complex features pedestrian and bike paths, barbeque areas, a swimming pool, bocce ball courts, and basketball courts.

**Gianera II**

**Santa Clara County**  
**Santa Clara, CA**

**Member** Silicon Valley Bank  
 Christine B. Carr  
 (415) 512-4272

**Sponsor** Silicon Valley Habitat for Humanity

**AHP Subsidy** \$150,000  
**Units** 6

**Type** Ownership; single-family; new construction

With the financial assistance from the Santa Clara Redevelopment Agency, the Silicon Valley Habitat for Humanity acquired a 16,000 square foot lot and will be constructing six single-family homes for very low-income families. Two units will be designed to be accessible to families with disabilities.

**Hollyhock Mutual Self-Help Homes**

**Sonoma County**  
**Sebastopol, CA**

**Member** Exchange Bank  
 Greg Jahn  
 (707) 524-3218

**Sponsor** Burbank Housing Development Corporation

**AHP Subsidy** \$255,000  
**Units** 17

**Type** Ownership; single-family; new construction

Hollyhock Mutual Self-Help Homes is a planned development of 34 homes; 17 of the units are AHP-assisted and targeted to households earning less than 65% of area median income. Homebuyers will receive pre- and post-homeownership counseling.

**Manzanita**

**Sonoma County**  
**Windsor, CA**

**Member** Exchange Bank  
Greg Jahn  
(707) 524-3218

**Sponsor** Burbank Housing Development Corporation

**AHP Subsidy** \$255,000  
**Units** 17  
**Type** Ownership; single-family; new construction

Located in the town of Windsor and built with the self-help model, this subdivision will produce 17 homes targeted to low-income first-time homebuyers. The three-, and four-bedroom homes will be financed with USDA Rural Development Section 502 Program mortgages.

**Phase 2 - Hope Village**

**Stanislaus County**  
**Modesto, CA**

**Member** Oak Valley Community Bank  
Gary Stephens  
(209) 844-8045

**Sponsor** Habitat for Humanity - Stanislaus County

**AHP Subsidy** \$300,000  
**Units** 10  
**Type** Ownership; single-family; new construction

These single-family homes for very low-income families represent the second phase of a 20-unit subdivision known as Hope Village. Two of the units will be reserved for households with a family member who suffers from a disability.

**ILLINOIS**

**Olive Branch Apartments**

**Cook County**  
**Chicago, IL**

**Member** Citibank, N.A.  
Norma Dominguez  
(213) 239-1931

**Sponsor** The Interfaith Housing Development Corporation

**AHP Subsidy** \$1,000,000  
**Units** 100  
**Type** Rental; multifamily; new construction

Through a partnership with Olive Branch Mission, the project will construct permanent transitional rental housing for very low-income and homeless individuals and families within a large campus setting. Social services, educational opportunities, and employment programs will be offered to residents recovering from chronic substance abuse.

# NEVADA

## St. Vincent's Residence

Washoe County

Reno, NV

**Member** Charles Schwab Bank  
Nancy E. Brown  
(775) 689-6830

**Sponsor** Catholic Community Services of Northern Nevada

**AHP Subsidy** \$325,000

**Units** 28

**Type** Rental; multifamily; new construction

The project will create studio apartments for very low- to low-income and formerly homeless individuals within a larger campus and will provide comprehensive social services. Selected apartments will be set aside for individuals with chronic mental illnesses.

# TEXAS

## M Station

Travis County

Austin, TX

**Member** Bank of America California  
Matthew Paoni  
(415) 913-3216

**Sponsor** Foundation Communities

**AHP Subsidy** \$1,500,000

**Units** 142

**Type** Rental; multifamily; new construction

M Station will be an innovative family-friendly apartment community that will bring quality affordable housing to the new transit-oriented districts that have been established around Austin's first light rail system. Located minutes from downtown and the University of Texas, unique features of the property include a park-like setting and a state-of-the-art childcare center that will be open to the community.

# WASHINGTON

## Clare View Seniors

Spokane County

Spokane, WA

**Member** Bank of America California  
Matthew Paoni  
(415) 913-3216

**Sponsor** Spokane Housing Ventures

**AHP Subsidy** \$1,500,000

**Units** 183

**Type** Rental; multifamily; new construction

Clare View Seniors is a mixed-use development located in Spokane targeting very low-income elderly, disabled, and homeless households. Designed for residents to age in place, the complex includes an on-site health center to serve both residents and the local community.