

# **CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**

## **2008 Annual Report**



**Bill Lockyer  
Treasurer  
State of California**

# **CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**

## **2008 Annual Report**

### **Report on the Allocation of Federal and State Low Income Housing Tax Credits in California**

**April 2009**

CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE

**Voting Committee Members:**

Bill Lockyer, Chair  
State Treasurer

Michael C. Genest, Director of Finance

John Chiang, State Controller

**Advisory Committee Members:**

L. Steven Spears, Acting Executive Director  
California Housing Finance Agency

Lynn Jacobs, Director  
Department of Housing and Community Development

Vacant  
City Representative

David Rutledge  
County Representative

**Committee Staff:**

William J. Pavão, Executive Director

Lisa Vergolini, Deputy Executive Director

Anny Beeson, Development Manager  
Ed Johnson, Development Manager (Specialist)  
Rose Guerrero, Compliance Manager  
Ammer Singh, Compliance Manager

Tiffani Armstrong  
Angel Barragan  
Stephen Bellotti  
Generoso Deguzman  
Carol Douglas  
Gina Ferguson  
Elizabeth Gutierrez  
Elaine Johnson  
Quang Le  
Noemy Iniguez  
John Lee  
Mayra Lozano

Kelly Luu  
Velia Martinez  
Shannon Nardinelli  
David Navarrette  
Georgene Palmerin  
Adam Sartain  
Benjamin Schwartz  
Kole Tefft  
Nicole Valenzuela  
Jack Waegell  
Biu Wong  
Anthony Zeto

## TABLE OF CONTENTS

EXECUTIVE SUMMARY – 2008 Program Highlights	1
I. RESULTS OF THE 2008 PROGRAM	3
II. KEY EVENTS DURING 2008	11
III. CUMULATIVE PROGRAM RESULTS: 1987 - 2008	14
IV. MONITORING – PROJECT PERFORMANCE AND PROGRAM COMPLIANCE	23
APPENDICES	26
A. 2008 9% PROGRAM ALLOCATION INFORMATION	
B. 2008 4% PROGRAM ALLOCATION INFORMATION	
C. 1987 – 2008 COMPLIANCE REPORT	
D. PROGRAM COSTS, CREDITS AND UNIT PRODUCTION TRENDS	
E. PROGRAM DESCRIPTION	

## **EXECUTIVE SUMMARY – 2008 Program Highlights**

### *Tax Credit Units in California Exceed 245,000*

In 2008, the California Tax Credit Allocation Committee (“TCAC” or “the Committee”) awarded \$81.7 million in competitive nine percent (9%) annual federal Low Income Housing Tax Credits (“LIHTC”) to 72 proposed housing projects. In addition, nearly \$67.4 million in state tax credit were awarded to 19 competitive 9% projects, and \$27.5 million state tax credits were allocated to 10 projects receiving four percent (4%) tax credits with tax-exempt bonds.

A total of 4,640 affordable housing units will be built using 2008 9% tax credit awards, bringing the total aggregate number of affordable units awarded credit in the competitive, 9% program in California to 108,110. Including tax-exempt bond financed projects, TCAC has assisted 245,373 total affordable units with tax credits since the program’s inception in 1987.

### *Demand for Tax Credits*

Applicants submitted a total of 193 applications for competitive 9% tax credits in 2008 (compared to 202 in 2007) with 72, or 37%, receiving a tax credit allocation. The demand over supply for tax credits in 2008 was similar to 2007, when 35% of all applications received credit allocations. Historically, the demand for 9% tax credits has exceeded supply by between 3 and 4 to 1, and TCAC continues to receive more high scoring applications than it can fund. The total annual federal 9% tax credit requested in 2008 was \$202.7 million, while the amount available to allocate was \$80.8 million, 40% of the requested amount.

### *Geographic Apportionments Affect Credit Distribution*

In 1997 the Committee created geographic apportionments, and updated them in 2004 to align the distribution of tax credits with statewide population and housing needs. The 2004 geographic percentages were assigned to 10 areas by a formula incorporating population, housing costs, poverty and urbanization. The target percentages establish the credits available to each area after funding the non-profit, rural, special needs/SRO, and supplemental set-asides.

Table 1 below shows federal and state tax credit distribution in relation to target apportionments of federal and state credit allocated by formula. “Target Apportionment” does not account for prior years’ results and their effect on available tax credit in 2008. That is, those areas receiving more credits than they were apportioned in 2007 had their 2008 apportionments discounted by the overage amount.

Table 1  
2008 Apportionments versus Allocations

Geographic Area	Target Apportionment	Allocation Percentage
Los Angeles County	33%	32.09%
Central	10%	10.78%
Alameda, Contra Costa, Marin, Napa, Solano, Sonoma Counties	10%	11.77%
San Diego County	10%	11.67%
Inland Empire	8%	10.20%
Orange County	8%	8.94%
San Mateo & Santa Clara Counties	6%	4.66%
Capital/Northern Area	6%	2.93%
Coastal California	5%	3.11%
San Francisco County	4%	3.85%
<b>TOTAL</b>	<b>100%</b>	<b>100.00%</b>

*Continued Increase in the Number of Projects Financed with Tax-exempt Bonds*

In 2008, the Committee received 161 applications for projects financed with tax-exempt bond proceeds and reserved tax credits for 122 projects. This was a 1% increase over the 119 projects reserving tax credits in 2007. The number of unsuccessful projects in 2008 (39 projects, nearly 25% of the total tax-exempt bond, or “4%”, applications) was markedly higher than in recent years, and can be attributed to market volatility and uncertainty in late 2008. The 122 projects received \$86,604,695 in annual federal tax credits and will produce 11,433 low-income units. In addition, 10 of the 122 projects received a total of \$27,512,886 state tax credits.

*Monitoring Activities*

In 2008, the Committee conducted monitoring activities at 658 tax credit projects to fulfill the IRS requirement that all completed tax credit developments be inspected at least once every

three years. Monitoring activities included site inspection visits to review files and physically inspect the units and common areas. At least 20% of the files and units at each development were inspected. Of the 658 developments inspected, 564, or 85.7%, were found to have no incidents of non-compliance, or were able to provide documentation during the correction period to show issues of non-compliance were corrected. The remaining 94 developments had at least one incident of non-compliance. In most cases the non-compliance was due to over-charging rents, inadequately documenting files, or failing to perform timely income re-certifications. Of the 11,159 tenant files inspected, 11,095 or 99.4% were found in compliance with income restriction requirements. In cases where too much rent was charged, all locatable residents received refunds.

## **RESULTS OF THE 2008 PROGRAM**

Section 50199.15(a) of the California Health and Safety Code requires the Committee to submit an annual report of the prior year's activities to the Legislature. The statute requires the Committee to report information as follows:

- the total amount of housing credit allocated;
- the total number of low-income units that are, or will be, assisted by the credit;
- the amount of credit allocated to each project, other financing available to the project, and the number of units that are, or will be, assisted by the credit; and
- sufficient information to identify the projects.

The report must also include information that describes the low-income status of units reserved for low-income occupancy from projects receiving allocations in previous years. Appendices A, B and C of this report contain data for 2008 and earlier program years. Appendix D contains several charts illustrating recent cost, credit allocation and unit production trends. Appendix E contains a summary description of the tax credit programs.

### *The 9% Program*

In 2008, the per capita annual federal tax credit ceiling was \$80,417,073 (a total of \$804,170,730 of federal credits available for investors over a ten-year period). In addition to the per capita tax credit, \$2,177,874 of annual federal tax credit was returned to the Committee, for a total of \$82,594,947. California's annual federal tax credit awarded in 2008 was \$81,738,210, or \$817,382,100 in total federal tax credits available to investors over a ten-year period. Included in this annual total is \$1,358,219 the Committee pre-committed from the 2009 annual federal tax credit ceiling. Excluded from this total is \$1,824,431 the Committee pre-committed to a project awarded credit in 2007, and \$390,525 in federal credits which a project received in exchange for awarded state credits. The total housing credit ceiling for 2008, \$82,594,947, is calculated by accounting for the pre-commitment and credit exchange amounts stated above.

### *Applications*

In 2008, 9% applicants requested approximately \$202.7 million in annual federal tax credit, exceeding the approximately \$80.8 million available. Fifty-eight of 193 applicants also requested approximately \$176.4 million in total state tax credit, with \$88.7 million in total state tax credit available. In addition, \$3.2 million in Farmworker Housing Assistance Program (FWHAP) state tax credit was also available in 2008. The Committee received two applications for FWHAP state credit, and one project was awarded nearly \$1.2 million in FWHAP state tax credits.

Tables A-1 through A-4 of Appendix A provide summary listings by County, Assembly District, Senate District and Congressional District of all 2008 projects allocated tax credit. The 2008 federal 9% tax credits assisted 72 projects in 28 Counties, 42 Assembly Districts, 32 Senate Districts and 38 Congressional Districts. Of those projects, state tax credits assisted 19 projects in 16 Counties, 15 Assembly Districts, 14 Senate Districts and 15 Congressional Districts.

### *Housing Types*

State regulations require all 9% tax credit applicants to compete under one of five housing types. Chart 1 below displays the 2008 9% allocations by housing type. Of the 72 projects that received a 9% allocation, 45 were designated as Large Family (3-bedroom or larger units

accounting for at least 30% of total project units); 16 were designated as Senior; 2 provided Single Room Occupancy (SRO) units; 5 provided Special Needs units (e.g. developmentally disabled, physical abuse survivors, homeless, have chronic illness, or displaced teenage parents); and 4 projects were designated “At-Risk” of conversion to market rate.

**Chart 1**  
**2008 Allocations by Housing Type**

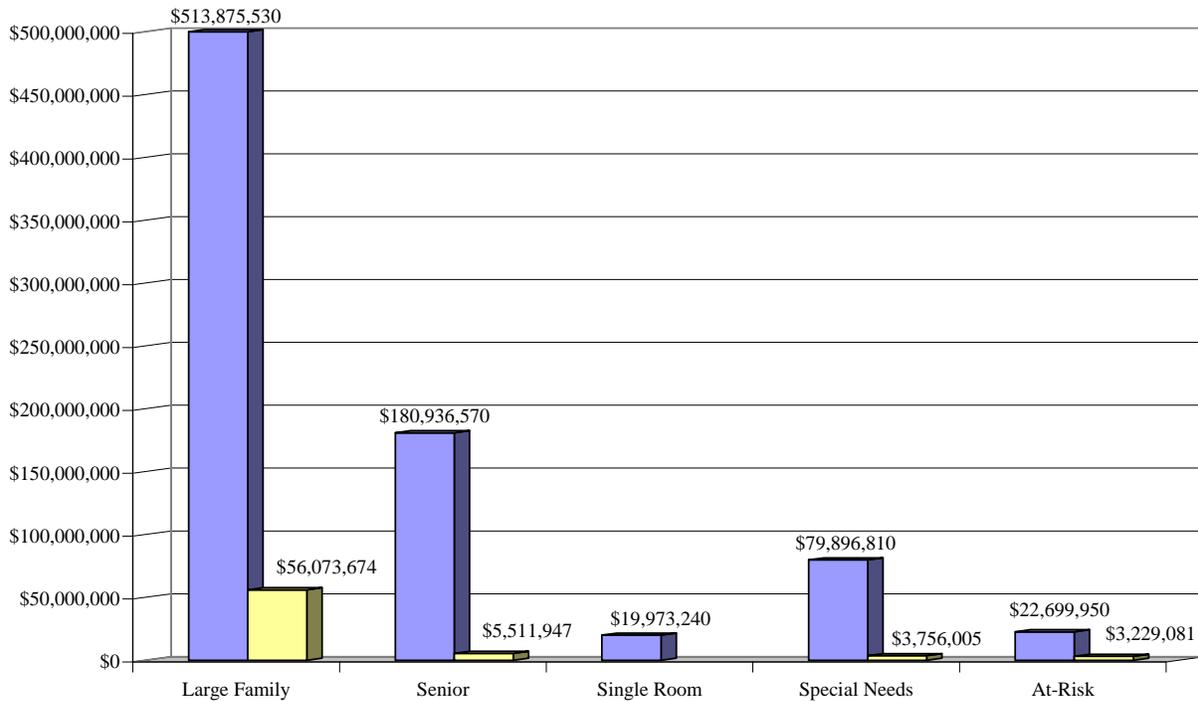


Table 2 outlines the distribution of low-income units and tax credits among housing types for 9% federal tax credits awarded in 2008. The housing types are listed in order of priority. The listed “goal” refers to the distribution of federal tax credits, not units.

**Table 2**

**2008 Housing Type Units and Credits**

<b>Housing Type</b>	<b>Projects Awarded Credit</b>	<b>Low Income Units</b>	<b>Total Federal Credits Awarded*</b>	<b>Percentage of Federal Credit</b>	<b>Current Goals</b>
Large Family	45	2,650	\$513,875,530	62.87%	65%
Senior	16	1,159	\$180,936,570	22.14%	15%
Single Room Occupancy	2	139	\$19,973,240	2.44%	10%
Special Needs	5	508	\$79,896,810	9.77%	5%
At-Risk	4	184	\$22,699,950	2.78%	5%

*\* Includes forward committed amount of \$13,582,190 in 2008 for 2009 tax credits, and excludes \$22,149,560 previously forward committed and exchanged credits.*

The majority of Large Family projects were new construction, with an average size of 60 total units per project in 2008. By geographic location, in comparison to rural projects, inner-city projects tend to be smaller and suburban projects larger. By State regulation, at least 30% of the units in Large Family projects must be 3-bedroom or larger units. Typical project amenities include laundry facilities, equipped play areas, outside family areas, community rooms, day care facilities, and security systems.

In 2008, a majority of the funded Senior applications were new construction projects, with an average of 73 total units per project. The average unit count among all federal 9% projects in 2008 was 66 total units per project. Most Senior projects are comprised of one-bedroom units and are within walking distance of basic services. Typical project amenities include a security call system, furnished community rooms and laundry facilities.

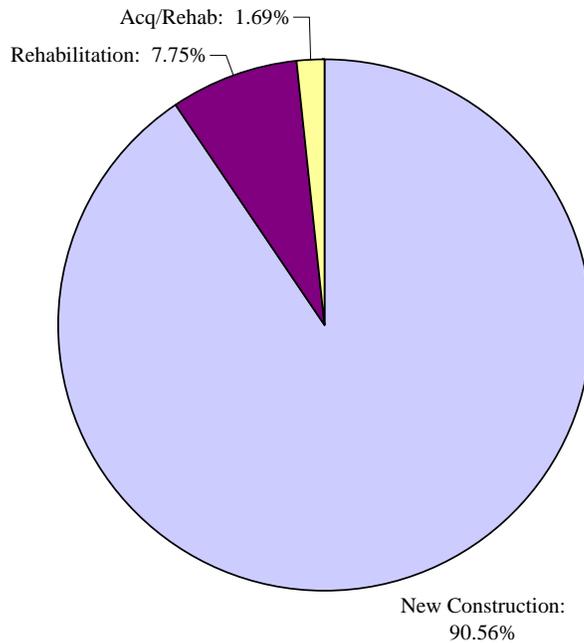
In 2008, TCAC funded two SRO projects with 9% federal tax credit awards. One of these projects is a rehabilitation of existing buildings, a common scenario among tax credit awarded SROs. SRO projects are often rehabilitated urban hotels. SRO units do not have a separate bedroom, although they may have private bathroom and/or kitchen facilities. All units must be targeted on average to households with incomes of 40% of area median. Typical project amenities include laundry facilities, furnished community rooms, community kitchens and security. In addition, various social services are available to assist the tenants, including job counseling and drug and alcohol rehabilitation.

TCAC funded five Special Needs projects with an average size of 103 total units per project awarded 9% tax credits in 2008. All units must be targeted on average to households with incomes of 40% of area median. Special Needs-targeted households have included HIV-positive households, frail elderly, mentally and physically handicapped individuals, and single mothers. Project amenities must be appropriate for the targeted population and the residents must have access to appropriate social services.

Finally, At-Risk projects are comprised of federally assisted units that are approaching or beyond the time when they can convert to market rate developments. In 2008, the four funded At-Risk projects averaged 47 total units per project. At-Risk is the only housing type that does not have any relevance to the type of tenants that will be targeted by the project, and in fact many of the At-Risk projects target one or more of the other populations represented by TCAC's housing types.

Chart 2 indicates the number of 9% units and projects by construction type. Projects awarded tax credit contain 4,724 total units, with 4,640 available at affordable rents to low income households. Of the total units, 4,278 will be newly constructed, and 446 existing units will be rehabilitated.

**Chart 2**  
**2008 Distribution by Construction Type**



*Tax Credit Set-Aside*

Consistent with federal law, at least 10% of the annual 9% tax credits available are set aside for non-profit sponsors. State law also provides for 20% rural, 2% small development, 2% special needs/SRO, and 5% at-risk set-asides. Table 3 below outlines the 2008 allocation of 9% federal tax credit among the various set-asides and apportionments. Just under 10% of available federal tax credit and 6% of total state tax credit were allocated to qualifying non-profit sponsors initially competing in the Non-profit set-aside. Nearly 20% of available federal tax credit, and over 50% of state tax credit, was awarded to rural projects, including those within the Rural Housing Service (RHS) set-aside. Small Development projects were awarded 2.03% of the federal tax credit, with Special Needs/SRO receiving 3.85%. Three At-Risk projects were awarded 2.38% of available federal credit and 3.0% of total state credit. Please refer to Table 7 below (page 19) for additional historical set-aside data.

**Table 3**  
**2008 Allocations by Set-Aside**

<b>Set-Aside</b>	<b>Projects</b>	<b>Low Income Units</b>	<b>Total Federal Allocation*</b>	<b>% of Total</b>	<b>Total State Allocation**</b>	<b>% of Total</b>
Homeless Assistance	5	365	\$63,568,410	7.78%	\$3,756,005	5.58%
Non-profit	1	69	\$17,547,500	2.15%	\$0	0.00%
RHS	4	236	\$45,284,750	5.54%	\$16,686,893	24.77%
Rural	15	876	\$113,880,160	13.93%	\$17,490,633	25.95%
Small Development	3	60	\$16,628,390	2.03%	\$0	0.00%
At-Risk	3	135	\$19,476,540	2.38%	\$2,020,301	3.00%
Special Needs/SRO	2	183	\$31,465,210	3.85%	\$0	0.00%
Geographic Apportionment	39	2,716	\$509,531,140	62.34%	\$27,417,508	40.70%
<b>Total</b>	<b>72</b>	<b>4,640</b>	<b>\$817,382,100</b>	<b>100.00%</b>	<b>\$67,371,340</b>	<b>100.00%</b>

*\*Includes forward committed amount of \$13,582,190 in 2008 for 2009 tax credits, and excludes \$22,149,560 previously forward committed and exchanged credits.*

*\*\*Excludes \$1.2 million in state tax credits awarded under the Farmworker Housing Assistance Program.*

*Federal and State Credits Per Low Income Unit Increases from 2004-2008*

Table 4 below summarizes data on credits-per-low-income-unit for projects allocated ceiling credit from 2004 to 2008. This data is updated annually to reflect existing projects' federal and state credit awards.

**Table 4**  
**9% Federal and State Credits per Low Income Unit: 2004-2008**

<b>Year</b>	<b>Total # of Projects</b>	<b>Total Federal Credit</b>	<b>Total State Credit*</b>	<b>Total Low Income Units</b>	<b>Total Federal and State Credit per Low Income Unit</b>
<b>2004</b>	62	\$586,043,010	\$63,809,140	4,292	\$151,410
<b>2005</b>	69	\$683,442,120	\$56,367,823	4,752	\$155,684
<b>2006</b>	70	\$703,325,160	\$65,861,793	4,013	\$191,674
<b>2007</b>	70	\$773,884,790	\$66,028,395	4,424	\$189,854
<b>2008</b>	72	\$817,382,100**	\$67,371,340	4,640	\$190,680

*\*Additional state credit was awarded to tax-exempt bond projects; please refer to Table 5 below. Please note, data for 2008 excludes \$1.2 million in state tax credits awarded under the Farmworker Housing Assistance Program.*

*\*\*Includes forward committed amount of \$13,582,190 in 2008 for 2009 tax credits, and excludes \$22,149,560 in exchanged credits and previous year's forward committed.*

### *The 4% Program*

In 2008, the Committee received 161 applications for projects financed with tax-exempt bond proceeds, and reserved tax credits for 122 projects. This was a 1% increase from the 119 projects that reserved credits in 2007. A total of \$86,604,695 annual 4% federal tax credit was allocated to these projects. The 122 funded projects will generate 11,433 affordable units. For the past six years, tax-exempt projects have been eligible to compete for state credits. Of the 122 projects awarded annual 4% federal tax credits in 2008, 10 also received allocations of state credits totaling \$27,512,886.

In 2008, 39 tax-exempt bond projects were unsuccessful in application for federal tax credits. These projects were not prevented from receiving tax credit awards as a result of decisions made by the Committee, but either withdrew an application or returned awarded credit. This amount, 39 out of 161, is nearly 25% of the total tax-exempt bond applications and was markedly higher than in recent years. The occurrence can be attributed to market volatility and uncertainty in late 2008.<sup>1</sup>

Tables B-1 through B-4 in Appendix B provide summary listings by County, Assembly District, Senate District and Congressional District of all 2008 projects allocated 4% federal tax credits. The 2008 federal 4% tax credits assisted 122 projects in 28 Counties, 48 Assembly Districts, 34 Senate Districts and 42 Congressional Districts. Table 5 summarizes data on total credits-per-low-income unit (the ten years federal credit and four year state credit totals) for projects allocated 4% federal and state credit from 2004 through 2008.

---

<sup>1</sup>Four of the 39 applicants applied twice within 2008 for an award of both federal and state tax credits. Tax-exempt bond applicants requesting both federal and state tax credit for a project must apply for state credit through the

**Table 5**  
**4% Federal and State Credits per Low Income Unit: 2004-2008**

<b>Year</b>	<b>Total # of Projects</b>	<b>Total Federal Credit</b>	<b>Total State Credit</b>	<b>Total Low Income Units</b>	<b>Total Federal and State Credit per Low Income Unit</b>
<b>2004</b>	108	\$667,889,380	\$3,229,022	10,605	\$63,283
<b>2005</b>	116	\$733,976,260	\$17,567,786	11,057	\$67,970
<b>2006</b>	114	\$857,352,750	\$13,597,161	12,280	\$70,924
<b>2007</b>	117	\$921,951,760	\$23,548,711*	12,697	\$74,466
<b>2008</b>	122	\$866,046,950	\$27,512,886	11,433	\$78,156

*\* This total excludes \$2,000,000 awarded in 2007 under the Farmworker Program.*

**KEY EVENTS DURING 2008**

Program year 2008 saw a slight decrease in demand for 9% Low Income Housing Tax Credits. The Committee received 193 applications for 9% credit in 2008, down from the 202 received in 2007, yet funded 72 projects, two more than in 2007. In addition, TCAC funded ten competitive applications for a combination of 4% federal and state tax credits.

Projects awarded tax credits in 2008 experienced an increasingly unstable and volatile equity market. During the second funding round of 2008, twelve projects returned or declined their tax credits awards. This is an unusually high number of returned awards and many of those were located within the rural set-aside, where TCAC must allocate 20% of its annual federal credit ceiling. As the tax credits were returned, TCAC reached further down the rural set-aside waiting list to issue awards. While those developers were pleased to receive an award off the waiting list, several were unable to accept because they could not obtain tax credit equity investors. In addition to a lack of equity investors, tax credit pricing dropped, effectively altering the foundation upon which developers had built their original applications just months before. To assist developers in an increasingly unstable market, TCAC refunded performance deposits and waived negative point assessments. Near the end of 2008 TCAC developed regulations changes for 2009 that will further assist developers during this challenging time.

---

credit ceiling competition. The federal tax credit awards for these projects are not made from the federal credit ceiling.

Also during the second funding round, TCAC experienced a severe drop in 4% tax-exempt bond financing applications. Applications that had been submitted were withdrawn or asked to be held until 2009. The decrease in applications resulted in fewer low income units receiving credits for 2008.

In early 2008, staff developed and implemented an electronic version of its application. The stakeholder community has embraced the new format and staff has improved their ability to efficiently extract data from the application for analysis. As the year progressed, staff continued to improve and adjust the application form.

#### *Federal Assistance*

In response to the deteriorating real estate market, H.R. 3221 was signed into federal law, which changed several provisions of the tax credit program. Most provisions were adopted as part of the regulatory changes recommended for adoption in early 2009, however, TCAC applied the following provision immediately:

*Additional Credit:* TCAC received another \$0.20 per capita in tax credit volume cap in 2008. This meant that California received an additional \$7.3 million in annual federal 9% tax credit available for allocation in 2008. TCAC added that additional \$7.3 million to the second round competition, ensuring that California met its federal obligation to award at least ten percent of its federal credit nonprofit sponsors and its state statutory obligation to make 20 percent of its annual credits available to rural areas. In addition, this methodology assured that each of the regulatory priority set-asides and geographic regions accessed their fair share of the augmented 2008 credits.

A few of the other major provisions of the H.R. 3221 include:

- Nine percent credit projects placed in service after July 30, 2008 shall use an applicable percentage of not less than 9%;
- One hundred percent (100%) tax credit property owners will no longer need to annually recertify resident household incomes;

- Units occupied by students previously receiving foster care are no longer disqualified as tax credit units by virtue of that fact alone, such an individual may be a full time student and reside within a tax credit unit.

### *State Legislation*

In late September, 2008, two bills sponsored by State Treasurer Bill Lockyer were chaptered into State law. SB 585, Ch. 382, Statutes of 2008 permits the bifurcation of state and federal low income housing tax credits within a single project. SB 1247, Ch. 521, Statutes of 2008 streamlined the state credit Farmworker Housing Assistance Program by folding it into the state low income housing tax credit program.

As 2008 came to a close, TCAC began the process of posting recommended 2009 regulation changes. In addition to incorporating provisions from H.R. 3221, the 2009 regulation changes will:

- Increase the maximum annual federal tax credits available for award to any one project in any funding round;
- Allow utility allowance calculation methodologies aligned with new CEC guidelines;
- Remove permanent financing commitment as a readiness scoring factor, and move to the final tiebreaker;
- Narrow proposed Executive Director authority to extend the 150-day readiness deadline for 2008 projects only;
- Except existing project-based Section 8 projects from the scattered sites distance limitation;
- Eliminate second tiebreaker altogether, and revise the final tiebreaker.

In early 2007, TCAC incorporated Leadership in Energy and Environmental Design (LEED), Green Communities, and GreenPoint Rated Multifamily Guidelines standards into the competitive sustainable building scoring. Three 2008 projects took advantage of this category and received federal credit awards in excess of \$3.9 million, while two of those projects received state credit awards in excess of \$8.5 million.

## **CUMULATIVE PROGRAM RESULTS: 1987 THROUGH 2008**

The existing active portfolio of 9% tax credit projects encompasses total federal tax credit allocations of over \$10.4 billion in 1,777 projects with 108,110 affordable housing units. Of these projects, 570 also utilized state tax credits totaling more than \$1 billion. Beginning in 1998, the Committee began to award more tax credits to 4% tax-exempt bond projects than to 9% tax credit projects, a reversal of historical trends. In 2000, the tax credit award ratio of 4% tax-exempt bond projects to 9% projects was approximately 3 to 2; that rough ratio has held constant through 2008. In total, the existing active 4% tax credit projects add an additional 137,263 affordable housing units in 1,289 projects to the Committee's portfolio.

Since the LIHTC program's inception, a combined total of 245,373 affordable units have been generated by both the 9% and 4% tax credit programs.<sup>2</sup> TCAC conservatively estimates that nearly \$14 billion in investor equity has been, or will be, funded from the allocations of federal and state tax credits for both 9% tax credit and tax-exempt bond-financed projects.<sup>3</sup> Tax credits are generally offered through partnerships to investors, and their value is the price investors judge the tax credits to be worth in terms of the immediate and future tax benefits received from the credits, along with other benefits received by owning a project.

### *State Credit Program Effectiveness*

In 2008, although approximately \$94.9 million in state tax credits were allocated, the amount of state tax credits requested was roughly \$235.4 million. The \$94.9 million in state tax credits included \$27.5 million allocated to tax-exempt projects. An additional \$1.2 million in state tax credits were awarded to a 9% project from the Farmworker Housing Assistance Program. A portion of the \$94.9 million allocation was a result of federal 9% tax credits being exchanged for state tax credits. In 2008, a total of 3 projects requesting federal 9% tax credits only had a portion exchanged for state tax credits.

---

<sup>2</sup> These figures include projects whose original compliance period has expired and projects that may have returned to TCAC for additional credits after their original compliance period ended.

<sup>3</sup> Estimate calculated assuming \$0.75 in investor equity generated per dollar of total federal and state credit awarded.

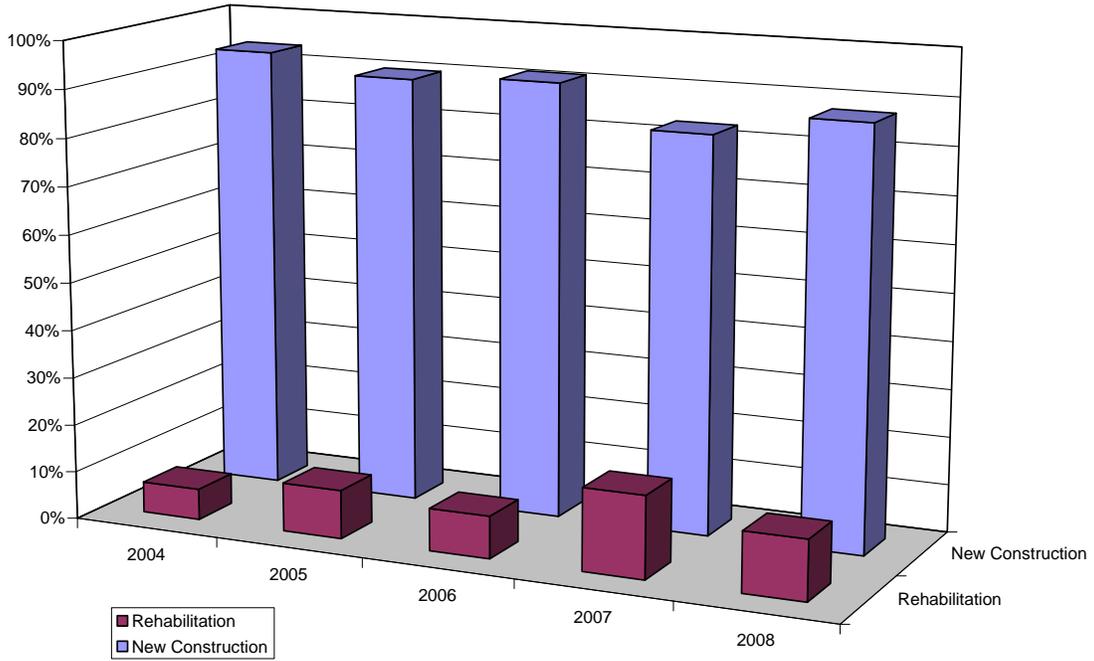
State tax credits are particularly important to projects not located in designated high cost areas, or those using federal HOME Investment Partnership Program funds. For these projects, state tax credits generate additional equity funds which, as intended, fill a financing gap remaining after federal tax credits have been allocated.

### *New Construction Outpaces Rehabilitation Projects*

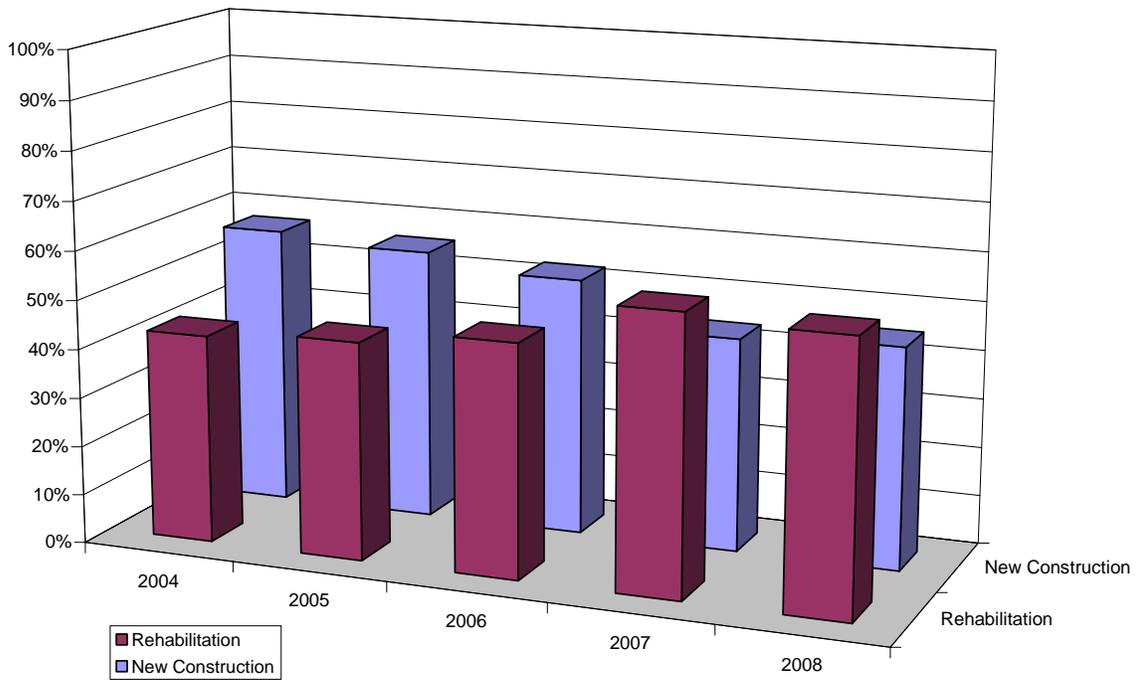
In 2008, 63 of the 72 credit ceiling awards were new construction. Historically, rehabilitation and/or acquisition/rehabilitation (referred to collectively in this section as “rehabilitation”) applicants have been a distinct minority of 9% projects. Over the past five years, the number of rehabilitation projects awarded ranged from 6% to 17% of the awarded credit ceiling projects, and increased somewhat each year until 2008. In 2008, 13%, or 9 projects, were rehabilitation projects, down from 17% in 2007. New construction 9% tax credit awards totaled \$75.6 million. For 4% projects, new construction and rehabilitation awards have historically been more equitable. Until 2007, new construction applicants (and awards) accounted for over half of 4% projects receiving tax credit awards. In 2008, 67 of 122 awards were made to rehabilitation projects, 55% of the total projects. Similarly in 2007, 56% of the awards were to rehabilitation projects. In 2008, new construction annual federal tax credit awards to 4% projects totaled \$49.9 million; rehabilitation projects were awarded \$36.7 million.

Chart 3 below presents 9% projects by construction type from 2004 through 2008. The percentage of new construction projects far exceeds that of rehabilitation projects. However, 4% rehabilitation projects have remained strong, with rehabilitation projects annually receiving 42% to 56% of all 4% credit awards since 2004. Chart 4 below indicates 4% projects by construction type from 2004 through 2008. The percentage of 4% rehabilitation projects has varied, but has consistently been higher than the 9% program.

**Chart 3**  
**Distribution of 9% Projects by Construction Type**



**Chart 4**  
**Distribution of 4% Projects By Construction Type**



*Housing Types*

Table 6 presents the ten-year total for federal tax credits and the four-year total for state tax credits of all 9% projects awarded tax credits from 1999-2008. The current regulatory goals for 9% tax credits by housing type are exhibited as well.

**Table 6**  
**9% Total Credits by Housing Type, 1999-2008**

<b>Project Housing Type</b>	<b>Total Credits Awarded</b>	<b>% of Total</b>	<b>Current Goals</b>
Large Family	\$4,560,058,366	67.19%	65%
Senior	\$1,308,453,731	19.28%	15%
Single Room Occupancy	\$400,682,106	5.90%	10%
Special Needs	\$434,152,724	6.40%	5%
At-Risk	\$83,118,645	1.22%	5%
<b>TOTAL</b>	<b>\$6,786,465,572</b>	<b>100.00%</b>	<b>100%</b>

The Committee has readily met its current housing type goals for the distribution of tax credits to both Large Family and Senior projects. However, the housing type goals for Single Room Occupancy, At-Risk and Special Needs are not being met in the aggregate.<sup>4</sup>

*Set-Asides*

Federal law requires at least ten percent of the federal 9% tax credits to be set aside for qualified Non-profit Organizations (Internal Revenue Code Section 42(h)(5)). Additionally, the California State Legislature established set-asides for projects in rural areas and small developments (Health and Safety Code Section 50199.20(a) and (b)). Therefore, in California in 2008, federal and state law and regulations set aside the following:

---

<sup>4</sup> There are several reasons why the Committee has not met the Special Needs, Single Room Occupancy and At-Risk housing type goals: 1) Although a special set-aside exists for Single Room Occupancy and Special Needs projects, the populations served by these projects may present unique challenges to developers, owners and managers that limit their numbers; 2) the At-Risk set-aside was not established until 2000; and 3) many At-Risk projects are seeking and being awarded tax-exempt bonds and 4% tax credits.

- Ten percent of the federal credit ceiling for qualified non-profit applicants. As a result of regulation changes effective in 2008, the pre-emptive priority in this set-aside is now projects providing homeless assistance.
- Twenty percent of the federal ceiling for projects in rural areas. By state regulation, fourteen percent of the rural set-aside is reserved for projects financed by the Rural Housing Service programs.
- Two percent of the federal 9% tax credits for qualified Small Development projects consisting of 20 or fewer units.
- By regulation, five percent of the federal 9% tax credits are set-aside for “At-Risk” projects.
- Finally, an additional two percent of the federal 9% tax credits are set-aside for qualified Special Needs / SRO projects.

Eligible projects that apply under the Non-profit, At-Risk, and Small Development of Special Needs / SRO set-asides automatically compete with all other projects in their geographic region if insufficient credits are available in the set-asides. The RHS apportionment and Small Development set-aside were not established until the 1990 application cycle. The At-Risk set-aside was established in 2000, and the Special Needs / SRO set-aside was established in 2003.

The data is grouped by each project’s *application* set-aside, although the projects may actually have been *funded* from their geographic regions’ apportionments. Table 7 below summarizes projects receiving tax credits from 1999-2008.

**Table 7**  
**9% Total Projects, Total Credits and Total Low-Income Units Produced, 1999-2008**

Set-Aside		Number of Projects (a)	Total Credits Awarded (b)	% of Total Credit	Low-Income Units	% of Low-Income Units	Set-Aside %
Nonprofit*	Nonprofit Homeless Assistance	54	\$372,918,418	5.43%	2,757	5.75%	10% (c)
	Nonprofit	85	\$874,674,155	12.73%	6,013	12.55%	
Rural	Rural - RHS	35	\$291,970,651	4.25%	1,803	3.76%	20% (d)
	Rural	130	\$1,165,837,086	16.97%	8,160	17.03%	
Small Development		46	\$144,473,895	2.10%	764	1.59%	2%
At-Risk**		40	\$263,752,437	3.84%	3,323	6.93%	5%
Special Needs/Single Room Occupancy***		7	\$87,510,506	1.27%	688	1.44%	2%
Geographic Apportionment****		320	\$3,667,214,432	53.39%	24,419	50.95%	(e)
<b>TOTAL</b>		<b>717</b>	<b>\$6,868,351,580</b>	<b>100.00%</b>	<b>47,927</b>	<b>100.00%</b>	<b>39%</b>

- (a) Number of projects reflected here may include a de minimis number of 9% projects that were awarded tax credit in one year and allowed to return for additional credit in another.
- (b) The amount of total tax credits awarded represents the sum of the ten-year total federal and four-year total state credits awarded.
- (c) For years prior to 2008, approximately half of the Nonprofit Set-Aside is reserved for Nonprofit Homeless Assistance projects, which equates to approximately 5% of the total federal tax credit allocated annually. Starting in 2008, the Nonprofit Set-Aside was changed. Please see \* below to see how projects in the Nonprofit Set-Aside are awarded.
- (d) Approximately 14% of the 20% Rural Set-Aside amount is reserved for projects with Rural Housing Service (RHS) funding, which equates to approximately 2.8% of the total tax credit allocated annually.
- (e) These projects are distributed geographically pursuant to TCAC regulations.

\* In 2008, the Nonprofit Homeless Assistance Set-Aside was now included in the Nonprofit Set-Aside. The 10% of the total Federal Tax Credit allocated annually for that Set-Aside was still intact with the only exception being that the Nonprofit Homeless Assistance projects would have priority in the Set-Aside. Project totals for Nonprofit Set-Aside may include a de minimis number of 9% projects that were unsuccessful in the Nonprofit Set-Aside, but were successful in another Set-Aside or Geographic Region.

\*\* At-Risk Set-Aside was established in 2000.

\*\*\* Special Needs/Single Room Occupancy Set-Aside was established in 2003.

\*\*\*\* The actual tax credits debited against the various geographic regions include not only tax credits for the Geographic Apportionment projects, but also tax credits for Nonprofit (excluding Nonprofit Homeless Assistance projects), Small Development and At-Risk Set-Aside projects. However, starting in 2008, the tax credits awarded to Nonprofit Set-Aside projects were no longer debited against the geographic regions. For 2009, the tax credits awarded to Small Development and At-Risk projects will also no longer be debited against the geographic region.

### *Geographic Distribution*

In 1997, the Committee created geographic apportionments, and in 2004 updated the geographic apportionments to align the distribution of tax credits with statewide housing needs. Tax credits are apportioned to each of 10 areas by a formula incorporating population, housing costs, poverty and urbanization. The formula determines the amount of tax credits available to counties after funding the supplemental, non-profit homeless apportionment portion of the non-profit set-aside, rural, and special needs / SRO set-asides.

Since the inception of the program in 1987, federal 9%, federal 4%, and state tax credits have been allocated for affordable housing developments in 56 of the 58 counties in California. Table C-1 in Appendix C compares active tax credit projects by county to county population as a percentage of total state population, and includes each county's number of projects, number of rental units in service, and tax credit allocation dollars. These tables reflect data as of December 31, 2008. The current status of certain projects may not be reflected in this historical data.

Los Angeles County continues to be the largest beneficiary of the program, receiving 33%, or \$26.7 million, of the awarded credit ceiling in 2008. Of the 122 projects financed with tax-exempt bonds, 27 were located in Los Angeles County. These awards totaled nearly \$22.1 million in annual federal credits. Of the 161 total 4% applications, approximately 22% were from Los Angeles County. For the past three years, Los Angeles County has received between 31%-33% of the awarded credit ceiling, with annual federal credit awards ranging from \$22-\$27 million each year. Total state credit awarded to Los Angeles County was \$22 million in 2006 and \$13.5 million in 2007. No applications for state credit were received in 2008. Los Angeles County 4% federal tax credit awards have ranged from \$86-\$92 million annually over the past three years. Over this period, San Diego had the second highest awarded amount. Many smaller, more rural counties have also benefited from the tax credit program.

### *Demand for Credits*

In 2008, a high percentage of applications were complete and eligible, but did not score high enough competitively to receive an award. Staff anticipates a similar level of demand for 2009.

Table 8 below summarizes the amount of federal and state tax credits awarded to projects in years 1987 through 2008. Table 8 provides data representing allocation activities as of December 31 of the year in which the awards were made. These data are the results of actions taken that year, and reflect only a snapshot of the program at that point in time.

**Table 8**  
**9% Credits Awarded as of December 31 of the Allocation Year, 1987-2008**

<b>Year</b>	<b>Federal Credits Available</b>	<b>Federal Credits Awarded<sup>+</sup></b>	<b>Number of Projects and Units</b>		<b>State Credits Available</b>	<b>State Credits Awarded<sup>+</sup></b>	<b>Number of Projects and Units</b>	
1987	\$32,956,250	\$4,825,463	63	2,264	\$34,578,625	\$6,818,086	17	755
1988	\$34,578,750	\$16,438,953	175	5,504	\$34,578,625	\$35,461,086	67	2,545
1989	\$35,210,000	\$34,444,417	155	7,960	\$35,000,000	\$61,433,913	74	3,792
1990	\$36,328,750	\$31,399,269	84	4,592	\$35,000,000	\$28,976,550	26	1,490
1991	\$41,258,231	\$41,258,231	78	4,277	\$35,000,000	\$34,855,113	28	1,547
1992	\$63,517,994	\$63,517,994	133	8,528	\$35,000,000	\$48,699,970	29	2,183
1993	\$70,434,569	\$70,434,569	128	9,001	\$35,000,000	\$49,043,203	32	2,185
1994	\$67,113,568	\$67,113,568	122	8,612	\$35,000,000	\$47,220,796	30	2,135
1995	\$44,427,630	\$44,818,924	84	5,855	\$47,133,862	\$48,469,566	28	1,994
1996	\$46,494,200	\$47,215,733	107	6,467	\$33,599,382	\$36,006,092	30	1,718
1997	\$42,130,174	\$41,911,674	77	5,213	\$35,038,813	\$33,913,707	17	1,213
1998	\$43,688,538	\$43,688,538	86	5,757	\$51,453,018	\$50,234,029	37	2,697
1999	\$44,205,301	\$44,205,301	85	4,967	\$51,784,811	\$53,557,722	32	2,433
2000	\$50,672,338	\$50,672,338	81	5,667	\$56,684,151	\$56,040,292	32	2,218
2001	\$52,078,900	\$52,078,900	67	5,228	\$71,207,244	\$35,918,710	23	1,581
2002	\$60,302,560	\$60,302,560	68	5,518	\$105,652,910	\$91,928,018	24	2,492
2003	\$62,194,578	\$62,194,578	86	5,450	\$83,835,104	\$83,835,107 <sup>a</sup>	37	2,841
2004	\$68,362,090	\$68,362,090	65	4,508	\$78,666,648	\$74,810,332 <sup>b</sup>	25	1,644
2005	\$71,007,983	\$71,007,983	72	4,939	\$78,593,303	\$79,593,303 <sup>c</sup>	28	2,139
2006	\$72,776,635	\$72,776,635	70	4,210	\$84,228,004	\$84,228,004 <sup>d</sup>	26	1,740
2007	\$75,897,915	\$75,897,915	70	4,424	\$93,173,118	\$94,457,887 <sup>e</sup>	28	2,326
2008	\$82,594,947	\$82,594,947	72	4,640	\$88,761,840	\$88,761,840 <sup>f</sup>	29	1,936
<b>TOTAL</b>	<b>\$1,198,231,901</b>	<b>\$1,147,160,580</b>	<b>2,028</b>	<b>123,581</b>	<b>\$1,238,969,458</b>	<b>\$1,224,263,326</b>	<b>699</b>	<b>45,604</b>

+ Includes forward commitments and/or second-phases in year credit available.

- a Includes \$9,683,098 in state tax credits allocated to 8 tax-exempt bond financed projects with a total of 713 units, which are reflected in the number of projects and units.
- b Includes \$3,248,707 in state tax credits allocated to 3 tax-exempt bond financed projects with a total of 140 units, which are reflected in the number of projects and units.
- c Includes \$19,092,357 in state tax credits allocated to 10 tax-exempt bond financed projects with a total of 963 units, which are reflected in the number of projects and units. Also includes \$4,600,650 in state tax credits allocated to CA-2004-024 in exchange for a partial return of their federal tax credit allocation from 2004.
- d Includes \$13,597,161 in state tax credits allocated to 9 tax-exempt bond financed projects with a total of 594 units, which are reflected in the number of projects and units. Also includes \$2,717,236 in state tax credits allocated to CA-2005-033 in exchange for a partial return of their federal tax credit allocation in 2005.
- e Includes \$23,395,641 in state tax credits allocated to 9 tax-exempt bond financed projects with a total of 1,003 units, which are reflected in the number of project and units.
- f Includes \$27,512,886 in state tax credits allocated to 10 tax-exempt bond financed projects with a total of 759 units, which are reflected in the number of project and units.

## **MONITORING – PROJECT PERFORMANCE AND PROGRAM COMPLIANCE**

As required by law, during all reservation phases, a project is monitored for its progress in meeting milestones and reservation requirements up until it is placed in service. Additionally, IRC Section 42 and state statutes require state allocating agencies to monitor occupancy compliance throughout the credit period. The Internal Revenue Service (IRS) requires that allocating agencies notify it of any non-compliance or reporting failures by owners. The monitoring requirement begins at occupancy and continues under the project regulatory agreement for periods ranging from 30 to 55 years. Federal law requires that each project be monitored when “placed-in-service” and then every three years during the compliance period. The Committee must determine, among other requirements, whether the income of families residing in low-income units and the rents they are charged are within agreed upon limits stated in the regulatory agreement. Additionally, the Committee conducts physical inspections of units and buildings in each development.

TCAC’s compliance monitoring program procedure requires project owners to submit tax credit unit information annually. The information is captured on a number of TCAC forms: Annual Owner Certification, Project Ownership Profile and the Annual Operating Expense report. Information is analyzed for completeness, accuracy and compliance. In most instances, a grace period is allowed to correct non-compliance, although the IRS requires that all non-compliance be reported to the IRS, whether or not the violation is corrected.

Investors are at great risk should non-compliance be discovered because the IRS could recapture credits claimed in years of non-compliance. The Committee’s compliance monitoring program provides for newly placed-in-service projects to receive an early review of rent-up practices so that compliance problems may be avoided.

Data presented in Appendix C show the results of the Committee’s 2008 compliance monitoring activities. Table C-1 in Appendix C lists occupancy information received from project owners for all “placed-in-service” projects. Of the 11,159 units reviewed for compliance, 64 were found to have households that were not income-eligible at move-in. Other deficiencies, including rent

overcharges and missing income recertifications were cited during file inspections. During 2008, 94 projects were cited with notices of “non-compliance,” and 564 projects were determined to have no irregularities. In total, 94 properties had findings of non-compliance that were uncorrected and reported to the IRS in 2008. Project owners must now bring projects into compliance or risk losing credits against their federal (and in some cases state) tax liability.

*Compliance Report for Projects Placed in Service*

Health and Safety Section 50199.15 requires the Committee to report all projects that were allocated tax credits in previous years, the total number of units in each project, the number of units assisted by the credit to be occupied by low-income tenants, and the number of units occupied by low-income tenants.

In 2008, Committee staff conducted file inspections for approximately 31.7% of projects in the portfolio. Of the 11,159 files inspected, low-income tenants occupied 11,095, or 99.4% of tax credit units as intended. The inspection findings for units with tenants that were not income-eligible at move-in were reported to the Internal Revenue Service, as required.

**Table 9  
Results from Compliance Monitoring File Inspections Conducted in 2008  
By Year of Allocation**

<b>Year of Allocation</b>	<b>Projects Inspected</b>	<b>Total Units</b>	<b>Required Low-Income Units</b>	<b>Unit Files Inspected</b>	<b>Inspected Units with Low-Income Occupants</b>
<b>1991-1993</b>	94	6,379	5,870	1,207	1,200
<b>1994</b>	55	3,727	3,568	730	724
<b>1995</b>	47	3,412	3,380	690	687
<b>1996</b>	27	1,647	1,543	317	312
<b>1997</b>	33	2,690	2,427	495	491
<b>1998</b>	17	2,066	1,694	346	342
<b>1999</b>	36	3,896	3,715	755	753
<b>2000</b>	12	1,310	1,175	239	239
<b>2001</b>	62	6,204	5,723	1,161	1,157
<b>2002</b>	62	5,776	5,229	1,070	1,062
<b>2003</b>	41	4,124	3,556	726	721
<b>2004</b>	100	9,661	9,443	1,922	1,914
<b>2005</b>	67	6,850	6,677	1,360	1,352
<b>2006</b>	5	812	692	141	141
<b>Total</b>	<b>658</b>	<b>58,554</b>	<b>54,692</b>	<b>11,159</b>	<b>11,095</b>

In addition to reporting the results of the file inspections, Committee staff also asked project owners to report the occupancy of required tax credit units. The information may be used for determining file inspection selections for projects in which owners have either not reported occupancy information or have not successfully rented units to qualifying tenants.

# APPENDICES

**APPENDIX A**  
**2008 9% PROGRAM ALLOCATION**  
**INFORMATION**

**Table A-1  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 9% Tax Credit Allocations By County**

<i>County</i>	<i>Number of Projects</i>	<i>Total Federal Allocation*</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation**</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
Alameda	1	\$20,000,000	2.4%	\$0	0.0%	119	118
Alpine	0	\$0	0.0%	\$0	0.0%	0	0
Amador	0	\$0	0.0%	\$0	0.0%	0	0
Butte	0	\$0	0.0%	\$0	0.0%	0	0
Calaveras	1	\$3,223,410	0.4%	\$1,208,780	1.8%	50	49
Colusa	0	\$0	0.0%	\$0	0.0%	0	0
Contra Costa	2	\$11,516,290	1.4%	\$0	0.0%	72	70
Del Norte	0	\$0	0.0%	\$0	0.0%	0	0
El Dorado	0	\$0	0.0%	\$0	0.0%	0	0
Fresno	2	\$9,985,540	1.2%	\$3,744,385	5.5%	101	100
Glenn	1	\$12,719,360	1.6%	\$4,769,759	7.0%	73	72
Humboldt	0	\$0	0.0%	\$0	0.0%	0	0
Imperial	1	\$3,244,510	0.4%	\$0	0.0%	20	20
Inyo	0	\$0	0.0%	\$0	0.0%	0	0
Kern	7	\$62,784,790	7.7%	\$4,212,239	6.1%	484	477
Kings	2	\$19,942,220	2.4%	\$3,699,988	5.4%	106	104
Lake	0	\$0	0.0%	\$0	0.0%	0	0
Lassen	0	\$0	0.0%	\$0	0.0%	0	0
Los Angeles	21	\$266,851,900	32.6%	\$0	0.0%	1,506	1,474
Madera	1	\$4,769,180	0.6%	\$1,788,442	2.6%	48	47
Marin	0	\$0	0.0%	\$0	0.0%	0	0
Mariposa	0	\$0	0.0%	\$0	0.0%	0	0
Mendocino	0	\$0	0.0%	\$0	0.0%	0	0
Merced	0	\$0	0.0%	\$0	0.0%	0	0
Modoc	0	\$0	0.0%	\$0	0.0%	0	0
Mono	0	\$0	0.0%	\$0	0.0%	0	0
Monterey	1	\$6,707,120	0.8%	\$0	0.0%	40	39
Napa	0	\$0	0.0%	\$0	0.0%	0	0
Nevada	0	\$0	0.0%	\$0	0.0%	0	0
Orange	3	\$45,554,600	5.6%	\$0	0.0%	208	205
Placer	0	\$0	0.0%	\$0	0.0%	0	0
Plumas	0	\$0	0.0%	\$0	0.0%	0	0
Riverside	2	\$22,229,790	2.7%	\$8,180,035	11.9%	132	130
Sacramento	3	\$37,852,580	4.6%	\$3,756,005	5.5%	246	243
San Benito	0	\$0	0.0%	\$0	0.0%	0	0
San Bernardino	4	\$46,469,530	5.7%	\$7,680,683	11.2%	297	294
San Diego	4	\$59,443,740	7.3%	\$0	0.0%	301	294
San Francisco	1	\$19,631,230	2.4%	\$0	0.0%	49	48
San Joaquin	1	\$7,728,780	0.9%	\$0	0.0%	52	51
San Luis Obispo	0	\$0	0.0%	\$0	0.0%	0	0
San Mateo	1	\$16,741,750	2.0%	\$6,278,154	9.2%	68	67
Santa Barbara	1	\$15,813,560	1.9%	\$0	0.0%	47	45
Santa Clara	1	\$6,974,650	0.9%	\$1,931,156	2.8%	48	47
Santa Cruz	0	\$0	0.0%	\$0	0.0%	0	0
Shasta	1	\$11,696,600	1.4%	\$0	0.0%	79	78
Sierra	0	\$0	0.0%	\$0	0.0%	0	0
Siskiyou	0	\$0	0.0%	\$0	0.0%	0	0
Solano	0	\$0	0.0%	\$0	0.0%	0	0
Sonoma	2	\$34,972,880	4.3%	\$5,257,548	7.7%	161	159
Stanislaus	1	\$12,198,470	1.5%	\$4,574,423	6.7%	65	64
Sutter	0	\$0	0.0%	\$0	0.0%	0	0
Tehama	0	\$0	0.0%	\$0	0.0%	0	0

**Table A-1**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Allocations By County**

<i>County</i>	<i>Number of Projects</i>	<i>Total Federal Allocation*</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation**</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
<b>Trinity</b>	0	\$0	0.0%	\$0	0.0%	0	0
<b>Tulare</b>	4	\$33,299,120	4.1%	\$4,053,501	5.9%	218	214
<b>Tuolumne</b>	0	\$0	0.0%	\$0	0.0%	0	0
<b>Ventura</b>	1	\$4,507,660	0.6%	\$0	0.0%	21	20
<b>Yolo</b>	1	\$14,933,340	1.8%	\$5,415,308	7.9%	62	61
<b>Yuba</b>	1	\$5,589,500	0.7%	\$2,020,301	2.9%	51	50
<b>Statewide</b>	<b>72</b>	<b>\$817,382,100</b>	<b>100.0%</b>	<b>\$68,570,707</b>	<b>100.0%</b>	<b>4,724</b>	<b>4,640</b>

*\*This total includes 2008 forward committed funds for 2009 tax credits totaling \$13,582,190 and excludes \$22,149,560 previously forward committed and exchanged funds.*

*\*\*Includes \$1,199,367 in state credits awarded under the Farmworker Housing Assistance Program.*

**Table A-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Allocations by Assembly District**

<i>Assembly District</i>	<i>Projects</i>	<i>Total Federal Allocation*</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation**</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
1	2	\$34,972,880	4.3%	\$5,257,548	7.7%	161	159
2	2	\$24,415,960	3.0%	\$4,769,759	7.0%	152	150
3	0	\$0	0.0%	\$0	0.0%	0	0
4	2	\$21,340,540	2.6%	\$2,020,301	2.9%	141	139
5	0	\$0	0.0%	\$0	0.0%	0	0
6	0	\$0	0.0%	\$0	0.0%	0	0
7	0	\$0	0.0%	\$0	0.0%	0	0
8	1	\$14,933,340	1.8%	\$5,415,308	7.9%	62	61
9	1	\$10,135,450	1.2%	\$3,756,005	5.5%	75	74
10	0	\$0	0.0%	\$0	0.0%	0	0
11	0	\$0	0.0%	\$0	0.0%	0	0
12	1	\$19,631,230	2.4%	\$0	0.0%	49	48
13	0	\$0	0.0%	\$0	0.0%	0	0
14	2	\$11,516,290	1.4%	\$0	0.0%	72	70
15	1	\$11,966,090	1.5%	\$0	0.0%	81	80
16	1	\$20,000,000	2.4%	\$0	0.0%	119	118
17	0	\$0	0.0%	\$0	0.0%	0	0
18	0	\$0	0.0%	\$0	0.0%	0	0
19	1	\$16,741,750	2.0%	\$6,278,154	9.2%	68	67
20	0	\$0	0.0%	\$0	0.0%	0	0
21	0	\$0	0.0%	\$0	0.0%	0	0
22	0	\$0	0.0%	\$0	0.0%	0	0
23	0	\$0	0.0%	\$0	0.0%	0	0
24	1	\$6,974,650	0.9%	\$1,931,156	2.8%	48	47
25	2	\$15,421,880	1.9%	\$5,783,203	8.4%	115	113
26	1	\$7,728,780	0.9%	\$0	0.0%	52	51
27	0	\$0	0.0%	\$0	0.0%	0	0
28	1	\$6,707,120	0.8%	\$0	0.0%	40	39
29	1	\$4,769,180	0.6%	\$1,788,442	2.6%	48	47
30	7	\$62,891,650	7.7%	\$4,899,355	7.1%	428	421
31	3	\$20,794,880	2.5%	\$7,797,886	11.4%	158	156
32	1	\$8,034,320	1.0%	\$3,012,872	4.4%	81	80
33	1	\$15,813,560	1.9%	\$0	0.0%	47	45
34	5	\$42,722,100	5.2%	\$3,161,731	4.6%	315	310
35	0	\$0	0.0%	\$0	0.0%	0	0
36	3	\$21,776,570	2.7%	\$0	0.0%	139	136
37	1	\$4,507,660	0.6%	\$0	0.0%	21	20
38	0	\$0	0.0%	\$0	0.0%	0	0
39	1	\$14,593,180	1.8%	\$0	0.0%	94	93
40	0	\$0	0.0%	\$0	0.0%	0	0
41	0	\$0	0.0%	\$0	0.0%	0	0
42	0	\$0	0.0%	\$0	0.0%	0	0
43	2	\$24,672,520	3.0%	\$0	0.0%	102	99
44	0	\$0	0.0%	\$0	0.0%	0	0
45	0	\$0	0.0%	\$0	0.0%	0	0
46	5	\$79,129,550	9.7%	\$0	0.0%	471	465
47	0	\$0	0.0%	\$0	0.0%	0	0

**Table A-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Allocations by Assembly District**

<i>Assembly District</i>	<i>Projects</i>	<i>Total Federal Allocation*</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation**</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
48	2	\$21,122,370	2.6%	\$0	0.0%	70	68
49	0	\$0	0.0%	\$0	0.0%	0	0
50	1	\$19,986,010	2.4%	\$0	0.0%	101	100
51	2	\$24,886,180	3.0%	\$0	0.0%	217	216
52	2	\$35,256,180	4.3%	\$0	0.0%	134	132
53	0	\$0	0.0%	\$0	0.0%	0	0
54	2	\$13,424,340	1.6%	\$0	0.0%	92	80
55	1	\$12,005,000	1.5%	\$0	0.0%	86	85
56	0	\$0	0.0%	\$0	0.0%	0	0
57	0	\$0	0.0%	\$0	0.0%	0	0
58	0	\$0	0.0%	\$0	0.0%	0	0
59	1	\$11,288,890	1.4%	\$0	0.0%	58	58
60	0	\$0	0.0%	\$0	0.0%	0	0
61	1	\$14,698,820	1.8%	\$0	0.0%	76	75
62	0	\$0	0.0%	\$0	0.0%	0	0
63	1	\$12,050,540	1.5%	\$4,518,952	6.6%	90	89
64	0	\$0	0.0%	\$0	0.0%	0	0
65	0	\$0	0.0%	\$0	0.0%	0	0
66	0	\$0	0.0%	\$0	0.0%	0	0
67	1	\$9,390,420	1.1%	\$0	0.0%	46	45
68	0	\$0	0.0%	\$0	0.0%	0	0
69	0	\$0	0.0%	\$0	0.0%	0	0
70	1	\$17,136,750	2.1%	\$0	0.0%	90	89
71	0	\$0	0.0%	\$0	0.0%	0	0
72	1	\$19,027,430	2.3%	\$0	0.0%	72	71
73	0	\$0	0.0%	\$0	0.0%	0	0
74	1	\$16,376,110	2.0%	\$0	0.0%	103	100
75	0	\$0	0.0%	\$0	0.0%	0	0
76	1	\$16,500,000	2.0%	\$0	0.0%	65	63
77	0	\$0	0.0%	\$0	0.0%	0	0
78	1	\$15,595,390	1.9%	\$0	0.0%	88	87
79	1	\$10,972,240	1.3%	\$0	0.0%	45	44
80	3	\$25,474,300	3.1%	\$8,180,035	11.9%	152	150
<b>Statewide</b>	<b>72</b>	<b>\$817,382,100</b>	<b>100.0%</b>	<b>\$68,570,707</b>	<b>100.0%</b>	<b>4,724</b>	<b>4,640</b>

*\*This total includes 2008 forward committed funds for 2009 tax credits totaling \$13,582,190 and excludes \$22,149,560 previously forward committed and exchanged funds.*

*\*\*Includes \$1,199,367 in state credits awarded under the Farmworker Housing Assistance Program.*

**Table A-3  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 9% Tax Credit Allocations by Senate District**

<i>Senate District</i>	<i>Projects</i>	<i>Total Federal Allocation*</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation**</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
1	2	\$15,189,500	1.9%	\$1,208,780	1.8%	131	129
2	2	\$34,972,880	4.3%	\$5,257,548	7.7%	161	159
3	1	\$5,589,500	0.7%	\$2,020,301	2.9%	51	50
4	2	\$24,415,960	3.0%	\$4,769,759	7.0%	152	150
5	2	\$22,662,120	2.8%	\$5,415,308	7.9%	114	112
6	2	\$25,886,490	3.2%	\$3,756,005	5.5%	165	163
7	0	\$0	0.0%	\$0	0.0%	0	0
8	2	\$36,372,980	4.4%	\$6,278,154	9.2%	117	115
9	3	\$31,516,290	3.9%	\$0	0.0%	191	188
10	0	\$0	0.0%	\$0	0.0%	0	0
11	1	\$6,974,650	0.9%	\$1,931,156	2.8%	48	47
12	2	\$11,476,300	1.4%	\$1,788,442	2.6%	88	86
13	0	\$0	0.0%	\$0	0.0%	0	0
14	1	\$12,198,470	1.5%	\$4,574,423	6.7%	65	64
15	1	\$15,813,560	1.9%	\$0	0.0%	47	45
16	11	\$93,667,700	11.5%	\$12,697,241	18.5%	659	649
17	4	\$33,065,460	4.0%	\$0	0.0%	197	194
18	5	\$40,775,250	5.0%	\$6,174,603	9.0%	323	318
19	1	\$4,507,660	0.6%	\$0	0.0%	21	20
20	1	\$14,593,180	1.8%	\$0	0.0%	94	93
21	2	\$24,672,520	3.0%	\$0	0.0%	102	99
22	5	\$79,129,550	9.7%	\$0	0.0%	471	465
23	0	\$0	0.0%	\$0	0.0%	0	0
24	0	\$0	0.0%	\$0	0.0%	0	0
25	4	\$47,721,190	5.8%	\$0	0.0%	308	305
26	1	\$15,834,860	1.9%	\$0	0.0%	49	48
27	3	\$33,410,350	4.1%	\$0	0.0%	193	180
28	1	\$12,005,000	1.5%	\$0	0.0%	86	85
29	0	\$0	0.0%	\$0	0.0%	0	0
30	1	\$17,708,680	2.2%	\$0	0.0%	64	63
31	0	\$0	0.0%	\$0	0.0%	0	0
32	2	\$26,749,360	3.3%	\$4,518,952	6.6%	166	164
33	0	\$0	0.0%	\$0	0.0%	0	0
34	2	\$28,417,850	3.5%	\$0	0.0%	118	116
35	1	\$17,136,750	2.1%	\$0	0.0%	90	89
36	0	\$0	0.0%	\$0	0.0%	0	0
37	3	\$25,474,300	3.1%	\$8,180,035	11.9%	73	72
38	1	\$16,376,110	2.0%	\$0	0.0%	103	100
39	2	\$32,095,390	3.9%	\$0	0.0%	153	150
40	1	\$10,972,240	1.3%	\$0	0.0%	45	44
<b>Statewide</b>	<b>72</b>	<b>\$817,382,100</b>	<b>100.0%</b>	<b>\$68,570,707</b>	<b>100.0%</b>	<b>4,724</b>	<b>4,640</b>

*\*This total includes 2008 forward committed funds for 2009 tax credits totaling \$13,582,190 and excludes \$22,149,560 previously forward committed and exchanged funds.*

*\*\*Includes \$1,199,367 in state credits awarded under the Farmworker Housing Assistance Program.*

**Table A-4  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 9% Tax Credit Allocations by Congressional District**

<i>Congressional District</i>	<i>Projects</i>	<i>Total Federal Allocation*</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation**</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
1	1	\$14,933,340	1.8%	\$5,415,308	7.9%	62	61
2	3	\$30,005,460	3.7%	\$6,790,060	9.9%	203	200
3	2	\$27,717,130	3.4%	\$0	0.0%	171	169
4	1	\$3,223,410	0.4%	\$1,208,780	1.8%	50	49
5	1	\$10,135,450	1.2%	\$3,756,005	5.5%	75	74
6	2	\$34,972,880	4.3%	\$5,257,548	7.7%	161	159
7	2	\$11,516,290	1.4%	\$0	0.0%	72	70
8	1	\$19,631,230	2.4%	\$0	0.0%	49	48
9	1	\$20,000,000	2.4%	\$0	0.0%	119	118
10	0	\$0	0.0%	\$0	0.0%	0	0
11	1	\$7,728,780	0.9%	\$0	0.0%	52	51
12	1	\$16,741,750	2.0%	\$6,278,154	9.2%	68	67
13	0	\$0	0.0%	\$0	0.0%	0	0
14	0	\$0	0.0%	\$0	0.0%	0	0
15	1	\$6,974,650	0.9%	\$1,931,156	2.8%	48	47
16	0	\$0	0.0%	\$0	0.0%	0	0
17	1	\$6,707,120	0.8%	\$0	0.0%	40	39
18	0	\$0	0.0%	\$0	0.0%	0	0
19	5	\$42,766,750	5.2%	\$10,107,250	14.7%	261	256
20	6	\$55,762,050	6.8%	\$4,899,355	7.1%	372	366
21	5	\$40,428,720	4.9%	\$4,053,501	5.9%	274	269
22	4	\$35,141,360	4.3%	\$3,012,872	4.4%	223	219
23	0	\$0	0.0%	\$0	0.0%	0	0
24	1	\$4,507,660	0.6%	\$0	0.0%	21	20
25	1	\$6,470,570	0.8%	\$0	0.0%	78	77
26	0	\$0	0.0%	\$0	0.0%	0	0
27	0	\$0	0.0%	\$0	0.0%	0	0
28	1	\$14,593,180	1.8%	\$0	0.0%	94	93
29	2	\$24,672,520	3.0%	\$0	0.0%	102	99
30	1	\$19,999,510	2.4%	\$0	0.0%	114	113
31	1	\$13,268,450	1.6%	\$0	0.0%	80	79
32	0	\$0	0.0%	\$0	0.0%	0	0
33	0	\$0	0.0%	\$0	0.0%	0	0
34	3	\$45,861,590	5.6%	\$0	0.0%	277	273
35	4	\$58,831,050	7.2%	\$0	0.0%	330	327
36	0	\$0	0.0%	\$0	0.0%	0	0
37	5	\$47,863,020	5.9%	\$0	0.0%	269	254
38	0	\$0	0.0%	\$0	0.0%	0	0
39	1	\$19,986,010	2.4%	\$0	0.0%	101	100
40	1	\$8,431,280	1.0%	\$3,161,731	4.6%	73	72
41	1	\$11,288,890	1.4%	\$0	0.0%	58	58
42	0	\$0	0.0%	\$0	0.0%	0	0
43	2	\$26,749,360	3.3%	\$4,518,952	6.6%	166	164
44	1	\$11,519,420	1.4%	\$4,163,645	6.1%	53	52
45	1	\$10,710,370	1.3%	\$4,016,390	5.9%	79	78
46	1	\$9,390,420	1.1%	\$0	0.0%	46	45
47	1	\$19,027,430	2.3%	\$0	0.0%	72	71
48	1	\$17,136,750	2.1%	\$0	0.0%	90	89
49	0	\$0	0.0%	\$0	0.0%	0	0
50	1	\$16,376,110	2.0%	\$0	0.0%	103	100
51	2	\$14,216,750	1.7%	\$0	0.0%	65	64
52	0	\$0	0.0%	\$0	0.0%	0	0
53	2	\$32,095,390	3.9%	\$0	0.0%	153	150
<b>Statewide</b>	<b>72</b>	<b>\$817,382,100</b>	<b>100.0%</b>	<b>\$68,570,707</b>	<b>100.0%</b>	<b>4,724</b>	<b>4,640</b>

*\*This total includes 2008 forward committed funds for 2009 tax credits totaling \$13,582,190 and excludes \$22,149,560 previously forward committed and exchanged funds.*

*\*\*Includes \$1,199,367 in state credits awarded under the Farmworker Housing Assistance Program.*

**Table A-5**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Allocations by TCAC Project Number**

TCAC #	Project Name	Set Aside at Application	Construction Type	Total Low				City	County	Congressional District	Assembly District	Senate District
				Total Unit	Income Units	Total Federal Allocation*	Total State Allocation**					
CA-2008-004	McCoy Plaza A	Nonprofit HA	NC	64	63	\$17,708,680	\$0	Los Angeles	Los Angeles	35	52	30
CA-2008-006	Olivehurst Apartments	At Risk	RC	51	50	\$5,589,500	\$2,020,301	Olivehurst	Yuba	2	4	3
CA-2008-007	Woodbury Family Apartments	Nonprofit	NC	90	89	\$17,136,750	\$0	Irvine	Orange	48	70	35
CA-2008-015	Paseo de los Heroes II	Rural / RHS 514	NC	53	52	\$11,519,420	\$4,163,645	Mecca	Riverside	44	80	37
CA-2008-019	The Sagebrush of Downtown	Small Development	NC	21	20	\$6,454,700	\$0	Lancaster	Los Angeles	22	36	17
CA-2008-020	Renato	Nonprofit HA	NC	96	95	\$14,325,320	\$0	Los Angeles	Los Angeles	34	46	22
CA-2008-021	San Remo II Apartments	General Pool	NC	58	58	\$11,288,890	\$0	Hesperia	San Bernardino	41	59	17
CA-2008-022	Arvin Apartments	At Risk	RC	51	50	\$7,374,220	\$0	Arvin	Kern	20	30	16
CA-2008-024	My Town Homes	Small Development	NC	21	20	\$5,287,510	\$0	Los Angeles	Los Angeles	35	48	25
CA-2008-027	Park Palace II Apartments	Rural	NC	81	80	\$11,801,040	\$0	Mojave	Kern	22	34	18
CA-2008-031	Red Star	General Pool	NC	119	118	\$20,000,000	\$0	Oakland	Alameda	9	16	9
CA-2008-045	El Pedregal Apartments	General Pool	NC	45	44	\$10,972,240	\$0	San Ysidro	San Diego	51	79	40
CA-2008-047	Bell View Apartments	General Pool	NC	46	45	\$9,390,420	\$0	Anaheim	Orange	46	67	34
CA-2008-051	Casa Dominguez	Nonprofit	NC	70	69	\$17,547,500	\$0	East Rancho	Los Angeles	37	52	25
CA-2008-053	Gardens on Garfield	General Pool	NC	30	29	\$5,543,960	\$0	Glendale	Los Angeles	29	43	21
CA-2008-054	Westbrook Plaza	Nonprofit	NC	49	48	\$19,631,230	\$0	San Francisco	San Francisco	8	12	8
CA-2008-055	El Centro Senior Villas II	Small Development	NC	20	20	\$3,244,510	\$0	El Centro	Imperial	51	80	37
CA-2008-056	Dawson Avenue Senior Apartments	General Pool	NC	88	87	\$15,595,390	\$0	San Diego	San Diego	53	78	39
CA-2008-057	Regency Apartments	General Pool	NC	78	77	\$6,470,570	\$0	Palmdale	Los Angeles	25	36	17
CA-2008-058	Gateway Village II	Rural	NC	16	16	\$2,908,980	\$0	Farmersville	Tulare	21	34	18
CA-2008-059	The Arbors	At Risk	RC	36	35	\$6,512,820	\$0	Richmond	Contra Costa	7	14	9
CA-2008-063	Hillsdale Townhouses	Nonprofit	NC	48	47	\$6,974,650	\$1,931,156	San Jose	Santa Clara	15	24	11
CA-2008-066	Lindsay Senior Apartments	Rural	NC	73	72	\$9,981,170	\$0	Lindsay	Tulare	21	34	16
CA-2008-071	The Carquinez	Nonprofit	RC	36	35	\$5,003,470	\$0	Richmond	Contra Costa	7	14	9
CA-2008-075	Season at Regency Place II	Rural	NC	79	78	\$11,696,600	\$0	Anderson	Shasta	2	2	4
CA-2008-076	Andalucia Senior Apartments	General Pool	NC	94	93	\$14,593,180	\$0	Panorama City	Los Angeles	28	39	20
CA-2008-077	Valley Oaks Apartments (Phase II)	General Pool	NC	72	70	\$9,599,630	\$0	Tulare	Tulare	21	34	18
CA-2008-079	Montgomery Crossing	Rural / RHS 515	NC	57	56	\$10,236,630	\$3,699,988	Lemoore	Kings	20	30	16
CA-2008-080	Miramar Village	General Pool	NC	114	113	\$19,999,510	\$0	Los Angeles	Los Angeles	30	46	22
CA-2008-088	Menlo Park	General Pool	NC	49	48	\$15,834,860	\$0	Los Angeles	Los Angeles	35	48	26
CA-2008-092	Parksdale Village	Rural	NC	48	47	\$4,769,180	\$1,788,442	Community of	Madera	19	29	12
CA-2008-093	Lincoln Anaheim Phase I	General Pool	NC	72	71	\$19,027,430	\$0	Anaheim	Orange	47	72	34
CA-2008-095	Ontario Senior Apartments	General Pool	NC	76	75	\$14,698,820	\$0	Ontario	San Bernardino	43	61	32
CA-2008-096	Fontana IV Senior Apartments	General Pool	NC	90	89	\$12,050,540	\$4,518,952	Fontana	San Bernardino	43	63	32
CA-2008-097	Long Beach & Burnett Apartments	General Pool	NC	46	36	\$7,776,420	\$0	Long Beach	Los Angeles	37	54	27
CA-2008-100	Vineyard Green Townhomes	Rural	NC	40	39	\$6,707,120	\$0	Greenfield	Monterey	17	28	12
CA-2008-102	Parkview on the Park	Nonprofit HA	AR	80	79	\$13,268,450	\$0	Los Angeles	Los Angeles	31	46	22
CA-2008-103	Carson City Center Senior Housing	General Pool	NC	86	85	\$12,005,000	\$0	Carson	Los Angeles	37	55	28
CA-2008-104	The Courtyards in Long Beach	Nonprofit HA	RC	46	44	\$5,647,920	\$0	Long Beach	Los Angeles	37	54	27
CA-2008-107	Rancho Dorado II Family Apartments	General Pool	NC	79	78	\$10,710,370	\$4,016,390	Moreno Valley	Riverside	45	37	80
CA-2008-108	Autumn Terrace	General Pool	NC	103	100	\$16,376,110	\$0	San Marcos	San Diego	50	74	38
CA-2008-111	The Sagebrush of Downtown II	General Pool	NC	40	39	\$8,851,300	\$0	Lancaster	Los Angeles	22	36	17
CA-2008-113	Magnolia Court	General Pool	NC	52	51	\$7,728,780	\$0	Manteca	San Joaquin	11	26	5
CA-2008-115	Healdsburg Family Housing	Nonprofit	NC	64	63	\$14,972,880	\$5,257,548	Healdsburg	Sonoma	6	1	2
CA-2008-117	Altaville Apartments	Rural	RC	50	49	\$3,223,410	\$1,208,780	Angels Camp	Calaveras	4	25	1
CA-2008-124	Rancho Hermosa	Nonprofit HA	NC	47	45	\$15,813,560	\$0	Santa Maria	Santa Barbara	19	33	15
CA-2008-126	Cedar Gateway	General Pool	NC	65	63	\$16,500,000	\$0	San Diego	San Diego	53	76	39
CA-2008-128	The Village at Tehachapi Family Apartments	Rural	NC	81	80	\$8,034,320	\$3,012,872	Tehachapi	Kern	22	32	18
CA-2008-132	Sahara Village	Rural	NC	73	72	\$8,431,280	\$3,161,731	Barstow	San Bernardino	40	34	18

**Table A-5  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 9% Tax Credit Allocations by TCAC Project Number**

TCAC #	Project Name	Set Aside at Application	Construction Type	Total Low				City	County	Congressional District	Assembly District	Senate District
				Total Unit	Income Units	Total Federal Allocation*	Total State Allocation**					
CA-2008-133	Maya Town Homes	Small Development	NC	21	20	\$4,886,180	\$0	Los Angeles	Los Angeles	37	51	25
CA-2008-134	Nina Place Apartments	General Pool	NC	65	64	\$10,887,800	\$0	Bakersfield	Kern	20	30	16
CA-2008-138	Sunnyview II Apartments	General Pool	NC	70	69	\$9,888,510	\$0	Delano	Kern	20	30	16
CA-2008-140	Mutual Housing at the Highlands	Nonprofit HA	NC	90	89	\$15,751,040	\$0	North	Sacramento	3	4	6
CA-2008-141	Galt Place Senior Apartments	Rural	NC	81	80	\$11,966,090	\$0	Galt	Sacramento	3	15	1
CA-2008-144	Hollydale Plaza Apartments	General Pool	NC	101	100	\$19,986,010	\$0	South Gate	Los Angeles	39	50	27
CA-2008-147	Vassar City Lights	General Pool	NC	72	70	\$19,128,560	\$0	Glendale	Los Angeles	29	43	21
CA-2008-148	Cordova Apartments	Rural	NC	81	80	\$7,337,550	\$2,751,390	Selma	Fresno	19	31	16
CA-2008-149	New Genesis Apartments	Nonprofit HA	NC	106	104	\$18,196,760	\$0	Los Angeles	Los Angeles	34	46	22
CA-2008-150	Amorosa Village I	Nonprofit	NC	97	96	\$20,000,000	\$0	Santa Rosa	Sonoma	6	1	2
CA-2008-151	Hanford Family Apartments	General Pool	NC	49	48	\$9,705,590	\$0	Hanford	Kings	20	30	16
CA-2008-155	Santa Fe Apartments	General Pool	NC	56	55	\$7,129,600	\$0	Bakersfield	Kern	21	30	16
CA-2008-156	Montgomery Oaks	Rural	RC	21	20	\$4,507,660	\$0	Ojai	Ventura	24	37	19
CA-2008-170	Euclid Village	Rural / RHS 515	NC	57	56	\$10,809,340	\$4,053,501	Dinuba	Tulare	21	31	16
CA-2008-174	Paigewood Village	Rural / RHS 515	NC	73	72	\$12,719,360	\$4,769,759	Orland	Glenn	2	2	4
CA-2008-176	Riverbank Family Apartments	Rural	NC	65	64	\$12,198,470	\$4,574,423	Riverbank	Stanislaus	19	25	14
CA-2008-177	Kearney Palms Senior Apartments, Phase II	Rural	NC	20	20	\$2,647,990	\$992,995	Kerman	Fresno	19	31	16
CA-2008-180	Parkside at City Center	General Pool	NC	62	61	\$14,933,340	\$5,415,308	West	Yolo	1	8	5
CA-2008-181	Peninsula Station	Nonprofit	NC	68	67	\$16,741,750	\$6,278,154	San Mateo	San Mateo	12	19	8
CA-2008-183	Di Giorgio Family Apartments	Rural	NC	80	79	\$7,669,300	\$1,199,367	Lamont	Kern	20	30	16
CA-2008-189	Andalucia Heights	General Pool	NC	75	74	\$13,339,510	\$0	Los Angeles	Los Angeles	34	46	22
CA-2008-190	Westside II	Special Needs	NC	196	196	\$20,000,000	\$0	Inglewood	Los Angeles	35	51	25
CA-2008-191	Budget Inn	Nonprofit HA	RC	75	74	\$10,135,450	\$3,756,005	Sacramento	Sacramento	5	9	6
<b>Grand Total of 72 Projects</b>				<b>4,724</b>	<b>4,640</b>	<b>\$817,382,100</b>	<b>\$68,570,707</b>					

\*This total includes 2008 forward committed funds for 2009 tax credits totaling \$13,582,190 and excludes \$22,149,560 previously forward committed and exchanged funds.

\*\*Includes \$1,199,367 in state credits awarded under the Farmworker Housing Assistance Program.

**Table A-6**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by Set-Aside Funding Priority\***

<i>TCAC #</i>	<i>Project Name</i>	<i>Total Low Income</i>	<i>Total Federal Allocation**</i>	<i>Total State Allocation***</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
<b>Nonprofit Homeless Assistance Set-Aside</b>							
CA-2008-004	McCoy Plaza A	63	\$17,708,680	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-020	Renato	95	\$14,325,320	\$0	Los Angeles	Los Angeles	Single Room
CA-2008-104	The Courtyards in Long Beach	44	\$5,647,920	\$0	Long Beach	Los Angeles	Single Room
CA-2008-140	Mutual Housing at the Highlands	89	\$15,751,040	\$0	North Highlands	Sacramento	Special Needs
CA-2008-191	Budget Inn	74	\$10,135,450	\$3,756,005	Sacramento	Sacramento	Special Needs
	<b>Total of 5 Projects</b>	<b>365</b>	<b>\$63,568,410</b>	<b>\$3,756,005</b>			
<b>Nonprofit Set-Aside</b>							
CA-2008-051	Casa Dominguez	69	\$17,547,500	\$0	East Rancho	Los Angeles	Large Family
	<b>Total of 1 Project</b>	<b>69</b>	<b>\$17,547,500</b>	<b>\$0</b>			
<b>Rural RHS Set-Aside</b>							
CA-2008-015	Paseo de los Heroes II	52	\$11,519,420	\$4,163,645	Mecca	Riverside	Large Family
CA-2008-079	Montgomery Crossing	56	\$10,236,630	\$3,699,988	Lemoore	Kings	Large Family
CA-2008-170	Euclid Village	56	\$10,809,340	\$4,053,501	Dinuba	Tulare	Large Family
CA-2008-174	Paigewood Village	72	\$12,719,360	\$4,769,759	Orland	Glenn	Large Family
	<b>Total of 4 Projects</b>	<b>236</b>	<b>\$45,284,750</b>	<b>\$16,686,893</b>			
<b>Rural Set-Aside</b>							
CA-2008-027	Park Palace II Apartments	80	\$11,801,040	\$0	Mojave	Kern	Large Family
CA-2008-058	Gateway Village II	16	\$2,908,980	\$0	Farmersville	Tulare	Large Family
CA-2008-066	Lindsay Senior Apartments	72	\$9,981,170	\$0	Lindsay	Tulare	Senior
CA-2008-075	Season at Regency Place II	78	\$11,696,600	\$0	Anderson	Shasta	Senior
CA-2008-092	Parksdale Village	47	\$4,769,180	\$1,788,442	Community of	Madera	Large Family
CA-2008-100	Vineyard Green Townhomes	39	\$6,707,120	\$0	Greenfield	Monterey	Large Family
CA-2008-117	Altaville Apartments	49	\$3,223,410	\$1,208,780	Angels Camp	Calaveras	At-Risk
CA-2008-128	The Village at Tehachapi Family Apartments	80	\$8,034,320	\$3,012,872	Tehachapi	Kern	Large Family
CA-2008-132	Sahara Village	72	\$8,431,280	\$3,161,731	Barstow	San Bernardino	Large Family
CA-2008-141	Galt Place Senior Apartments	80	\$11,966,090	\$0	Galt	Sacramento	Senior
CA-2008-148	Cordova Apartments	80	\$7,337,550	\$2,751,390	Selma	Fresno	Large Family
CA-2008-156	Montgomery Oaks	20	\$4,507,660	\$0	Ojai	Ventura	Large Family
CA-2008-176	Riverbank Family Apartments	64	\$12,198,470	\$4,574,423	Riverbank	Stanislaus	Large Family
CA-2008-177	Kearney Palms Senior Apartments, Phase II	20	\$2,647,990	\$992,995	Kerman	Fresno	Senior
CA-2008-183	Di Giorgio Family Apartments	79	\$7,669,300	\$1,199,367	Lamont	Kern	Large Family
	<b>Total of 15 Projects</b>	<b>876</b>	<b>\$113,880,160</b>	<b>\$18,690,000</b>			

**Table A-6**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by Set-Aside Funding Priority\***

<i>TCAC #</i>	<i>Project Name</i>	<i>Total Low Income</i>	<i>Total Federal Allocation**</i>	<i>Total State Allocation***</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
<b>Small Development Set-Aside</b>							
CA-2008-019	The Sagebrush of Downtown	20	\$6,454,700	\$0	Lancaster	Los Angeles	Large Family
CA-2008-024	My Town Homes	20	\$5,287,510	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-133	Maya Town Homes	20	\$4,886,180	\$0	Los Angeles	Los Angeles	Large Family
	<b>Total of 3 Projects</b>	<b>60</b>	<b>\$16,628,390</b>	<b>\$0</b>			
<b>At-Risk Set-Aside</b>							
CA-2008-006	Olivehurst Apartments	50	\$5,589,500	\$2,020,301	Olivehurst	Yuba	At-Risk
CA-2008-022	Arvin Apartments	50	\$7,374,220	\$0	Arvin	Kern	At-Risk
CA-2008-059	The Arbors	35	\$6,512,820	\$0	Richmond	Contra Costa	At-Risk
	<b>Total of 3 Projects</b>	<b>135</b>	<b>\$19,476,540</b>	<b>\$2,020,301</b>			
<b>SRO/Special Needs Set-Aside</b>							
CA-2008-102	Parkview on the Park	79	\$13,268,450	\$0	Los Angeles	Los Angeles	Senior
CA-2008-149	New Genesis Apartments	104	\$18,196,760	\$0	Los Angeles	Los Angeles	Special Needs
	<b>Total of 2 Projects</b>	<b>183</b>	<b>\$31,465,210</b>	<b>\$0</b>			
<b>Geographic Apportionment</b>							
CA-2008-007	Woodbury Family Apartments	89	\$17,136,750	\$0	Irvine	Orange	Large Family
CA-2008-021	San Remo II Apartments	58	\$11,288,890	\$0	Hesperia	San Bernardino	Large Family
CA-2008-031	Red Star	118	\$20,000,000	\$0	Oakland	Alameda	Senior
CA-2008-045	El Pedregal Apartments	44	\$10,972,240	\$0	San Ysidro	San Diego	Large Family
CA-2008-047	Bell View Apartments	45	\$9,390,420	\$0	Anaheim	Orange	Large Family
CA-2008-053	Gardens on Garfield	29	\$5,543,960	\$0	Glendale	Los Angeles	Large Family
CA-2008-054	Westbrook Plaza	48	\$19,631,230	\$0	San Francisco	San Francisco	Large Family
CA-2008-055	El Centro Senior Villas II	20	\$3,244,510	\$0	El Centro	Imperial	Senior
CA-2008-056	Dawson Avenue Senior Apartments	87	\$15,595,390	\$0	San Diego	San Diego	Senior
CA-2008-057	Regency Apartments	77	\$6,470,570	\$0	Palmdale	Los Angeles	Senior
CA-2008-063	Hillsdale Townhouses	47	\$6,974,650	\$1,931,156	San Jose	Santa Clara	Large Family
CA-2008-071	The Carquinez	35	\$5,003,470	\$0	Richmond	Contra Costa	Senior
CA-2008-076	Andalucia Senior Apartments	93	\$14,593,180	\$0	Panorama City	Los Angeles	Senior
CA-2008-077	Valley Oaks Apartments (Phase II)	70	\$9,599,630	\$0	Tulare	Tulare	Large Family
CA-2008-080	Miramar Village	113	\$19,999,510	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-088	Menlo Park	48	\$15,834,860	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-093	Lincoln Anaheim Phase I	71	\$19,027,430	\$0	Anaheim	Orange	Large Family
CA-2008-095	Ontario Senior Apartments	75	\$14,698,820	\$0	Ontario	San Bernardino	Senior
CA-2008-096	Fontana IV Senior Apartments	89	\$12,050,540	\$4,518,952	Fontana	San Bernardino	Senior
CA-2008-097	Long Beach & Burnett Apartments	36	\$7,776,420	\$0	Long Beach	Los Angeles	Large Family
CA-2008-103	Carson City Center Senior Housing	85	\$12,005,000	\$0	Carson	Los Angeles	Senior

**Table A-6**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by Set-Aside Funding Priority\***

<i>TCAC #</i>	<i>Project Name</i>	<i>Total Low Income</i>	<i>Total Federal Allocation**</i>	<i>Total State Allocation***</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
CA-2008-107	Rancho Dorado II Family Apartments	78	\$10,710,370	\$4,016,390	Moreno Valley	Riverside	Large Family
CA-2008-108	Autumn Terrace	100	\$16,376,110	\$0	San Marcos	San Diego	Large Family
CA-2008-111	The Sagebrush of Downtown II	39	\$8,851,300	\$0	Lancaster	Los Angeles	Large Family
CA-2008-113	Magnolia Court	51	\$7,728,780	\$0	Manteca	San Joaquin	Senior
CA-2008-115	Healdsburg Family Housing	63	\$14,972,880	\$5,257,548	Healdsburg	Sonoma	Large Family
CA-2008-124	Rancho Hermosa	45	\$15,813,560	\$0	Santa Maria	Santa Barbara	Special Needs
CA-2008-126	Cedar Gateway	63	\$16,500,000	\$0	San Diego	San Diego	Large Family
CA-2008-134	Nina Place Apartments	64	\$10,887,800	\$0	Bakersfield	Kern	Large Family
CA-2008-138	Sunnyview II Apartments	69	\$9,888,510	\$0	Delano	Kern	Large Family
CA-2008-144	Hollydale Plaza Apartments	100	\$19,986,010	\$0	South Gate	Los Angeles	Senior
CA-2008-147	Vassar City Lights	70	\$19,128,560	\$0	Glendale	Los Angeles	Large Family
CA-2008-150	Amorosa Village I	96	\$20,000,000	\$0	Santa Rosa	Sonoma	Large Family
CA-2008-151	Hanford Family Apartments	48	\$9,705,590	\$0	Hanford	Kings	Large Family
CA-2008-155	Santa Fe Apartments	55	\$7,129,600	\$0	Bakersfield	Kern	Large Family
CA-2008-180	Parkside at City Center	61	\$14,933,340	\$5,415,308	West Sacramento	Yolo	Large Family
CA-2008-181	Peninsula Station	67	\$16,741,750	\$6,278,154	San Mateo	San Mateo	Large Family
CA-2008-189	Andalucia Heights	74	\$13,339,510	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-190	Westside II	196	\$20,000,000	\$0	Inglewood	Los Angeles	Special Needs
	<b>Total of 39 Projects</b>	<b>2,716</b>	<b>\$509,531,140</b>	<b>\$27,417,508</b>			
	<b>Grand Total of 72 Projects</b>	<b>4,640</b>	<b>\$817,382,100</b>	<b>\$68,570,707</b>			

\*This table reflects the set-aside under which each project was awarded, and may differ from the set-aside under which a project applied.

\*\*This total includes 2008 forward committed funds for 2009 tax credits totaling \$13,582,190 and excludes \$22,149,560 previously forward committed and exchanged funds.

\*\*\*Includes \$1,199,367 in state credits awarded under the Farmworker Housing Assistance Program.

**Table A-7**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by County**

<i>TCAC#</i>	<i>Project Name</i>	<i>Low- Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
<b>Alameda</b>							
CA-2008-031	Red Star	118	\$20,000,000	\$0	Oakland	Alameda	Senior
	<b>Total of 1 project</b>	<b>118</b>	<b>\$20,000,000</b>	<b>\$0</b>			
<b>Calaveras</b>							
CA-2008-117	Altaville Apartments	49	\$3,223,410	\$1,208,780	Angels Camp	Calaveras	At-Risk
	<b>Total of 1 project</b>	<b>49</b>	<b>\$3,223,410</b>	<b>\$1,208,780</b>			
<b>Contra Costa</b>							
CA-2008-059	The Arbors	35	\$6,512,820	\$0	Richmond	Contra Costa	At-Risk
CA-2008-071	The Carquinez	35	\$5,003,470	\$0	Richmond	Contra Costa	Senior
	<b>Total of 2 projects</b>	<b>70</b>	<b>\$11,516,290</b>	<b>\$0</b>			
<b>Fresno</b>							
CA-2008-177	Kearney Palms Senior Apartments, Phase II	20	\$2,647,990	\$992,995	Kerman	Fresno	Senior
CA-2008-148	Cordova Apartments	80	\$7,337,550	\$2,751,390	Selma	Fresno	Large Family
	<b>Total of 2 projects</b>	<b>100</b>	<b>\$9,985,540</b>	<b>\$3,744,385</b>			
<b>Glenn</b>							
CA-2008-174	Paigewood Village	72	\$12,719,360	\$4,769,759	Orland	Glenn	Large Family
	<b>Total of 1 project</b>	<b>72</b>	<b>\$12,719,360</b>	<b>\$4,769,759</b>			
<b>Imperial</b>							
CA-2008-055	El Centro Senior Villas II	20	\$3,244,510	\$0	El Centro	Imperial	Senior
	<b>Total of 1 project</b>	<b>20</b>	<b>\$3,244,510</b>	<b>\$0</b>			
<b>Kern</b>							
CA-2008-022	Arvin Apartments	50	\$7,374,220	\$0	Arvin	Kern	At-Risk
CA-2008-134	Nina Place Apartments	64	\$10,887,800	\$0	Bakersfield	Kern	Large Family
CA-2008-155	Santa Fe Apartments	55	\$7,129,600	\$0	Bakersfield	Kern	Large Family
CA-2008-138	Sunnyview II Apartments	69	\$9,888,510	\$0	Delano	Kern	Large Family
CA-2008-183	Di Giorgio Family Apartments	79	\$7,669,300	\$1,199,367	Lamont	Kern	Large Family
CA-2008-027	Park Palace II Apartments	80	\$11,801,040	\$0	Mojave	Kern	Large Family
CA-2008-128	The Village at Tehachapi Family Apartments	80	\$8,034,320	\$3,012,872	Tehachapi	Kern	Large Family
	<b>Total of 7 projects</b>	<b>477</b>	<b>\$62,784,790</b>	<b>\$4,212,239</b>			

**Table A-7**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by County**

<i>TCAC#</i>	<i>Project Name</i>	<i>Low- Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
<b>Kings</b>							
CA-2008-151	Hanford Family Apartments	48	\$9,705,590	\$0	Hanford	Kings	Large Family
CA-2008-079	Montgomery Crossing	56	\$10,236,630	\$3,699,988	Lemoore	Kings	Large Family
	<b>Total of 2 projects</b>	<b>104</b>	<b>\$19,942,220</b>	<b>\$3,699,988</b>			
<b>Los Angeles</b>							
CA-2008-103	Carson City Center Senior Housing	85	\$12,005,000	\$0	Carson	Los Angeles	Senior
CA-2008-051	Casa Dominguez	69	\$17,547,500	\$0	East Rancho Dominguez	Los Angeles	Large Family
CA-2008-053	Gardens on Garfield	29	\$5,543,960	\$0	Glendale	Los Angeles	Large Family
CA-2008-147	Vassar City Lights	70	\$19,128,560	\$0	Glendale	Los Angeles	Large Family
CA-2008-190	Westside II	196	\$20,000,000	\$0	Inglewood	Los Angeles	Special Needs
CA-2008-019	The Sagebrush of Downtown	20	\$6,454,700	\$0	Lancaster	Los Angeles	Large Family
CA-2008-111	The Sagebrush of Downtown II	39	\$8,851,300	\$0	Lancaster	Los Angeles	Large Family
CA-2008-097	Long Beach & Burnett Apartments	36	\$7,776,420	\$0	Long Beach	Los Angeles	Large Family
CA-2008-104	The Courtyards in Long Beach	44	\$5,647,920	\$0	Long Beach	Los Angeles	Single Room
CA-2008-004	McCoy Plaza A	63	\$17,708,680	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-020	Renato	95	\$14,325,320	\$0	Los Angeles	Los Angeles	Single Room
CA-2008-024	My Town Homes	20	\$5,287,510	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-080	Miramar Village	113	\$19,999,510	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-088	Menlo Park	48	\$15,834,860	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-102	Parkview on the Park	79	\$13,268,450	\$0	Los Angeles	Los Angeles	Senior
CA-2008-133	Maya Town Homes	20	\$4,886,180	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-149	New Genesis Apartments	104	\$18,196,760	\$0	Los Angeles	Los Angeles	Special Needs
CA-2008-189	Andalucia Heights	74	\$13,339,510	\$0	Los Angeles	Los Angeles	Large Family
CA-2008-057	Regency Apartments	77	\$6,470,570	\$0	Palmdale	Los Angeles	Senior
CA-2008-076	Andalucia Senior Apartments	93	\$14,593,180	\$0	Panorama City	Los Angeles	Senior
CA-2008-144	Hollydale Plaza Apartments	100	\$19,986,010	\$0	South Gate	Los Angeles	Senior
	<b>Total of 21 projects</b>	<b>1,474</b>	<b>\$266,851,900</b>	<b>\$0</b>			
<b>Madera</b>							
CA-2008-092	Parksdale Village	47	\$4,769,180	\$1,788,442	Community of Parksdale	Madera	Large Family
	<b>Total of 1 project</b>	<b>47</b>	<b>\$4,769,180</b>	<b>\$1,788,442</b>			
<b>Monterey</b>							
CA-2008-100	Vineyard Green Townhomes	39	\$6,707,120	\$0	Greenfield	Monterey	Large Family
	<b>Total of 1 project</b>	<b>39</b>	<b>\$6,707,120</b>	<b>\$0</b>			

**Table A-7**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by County**

<i>TCAC#</i>	<i>Project Name</i>	<i>Low- Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
<b>Orange</b>							
CA-2008-047	Bell View Apartments	45	\$9,390,420	\$0	Anaheim	Orange	Large Family
CA-2008-093	Lincoln Anaheim Phase I	71	\$19,027,430	\$0	Anaheim	Orange	Large Family
CA-2008-007	Woodbury Family Apartments	89	\$17,136,750	\$0	Irvine	Orange	Large Family
	<b>Total of 3 projects</b>	<b>205</b>	<b>\$45,554,600</b>	<b>\$0</b>			
<b>Riverside</b>							
CA-2008-015	Paseo de los Heroes II	52	\$11,519,420	\$4,163,645	Mecca	Riverside	Large Family
CA-2008-107	Rancho Dorado II Family Apartments	78	\$10,710,370	\$4,016,390	Moreno Valley	Riverside	Large Family
	<b>Total of 2 projects</b>	<b>130</b>	<b>\$22,229,790</b>	<b>\$8,180,035</b>			
<b>Sacramento</b>							
CA-2008-141	Galt Place Senior Apartments	80	\$11,966,090	\$0	Galt	Sacramento	Senior
CA-2008-140	Mutual Housing at the Highlands	89	\$15,751,040	\$0	North Highlands	Sacramento	Special Needs
CA-2008-191	Budget Inn	74	\$10,135,450	\$3,756,005	Sacramento	Sacramento	Special Needs
	<b>Total of 3 projects</b>	<b>243</b>	<b>\$37,852,580</b>	<b>\$3,756,005</b>			
<b>San Bernardino</b>							
CA-2008-132	Sahara Village	72	\$8,431,280	\$3,161,731	Barstow	San Bernardino	Large Family
CA-2008-096	Fontana IV Senior Apartments	89	\$12,050,540	\$4,518,952	Fontana	San Bernardino	Senior
CA-2008-021	San Remo II Apartments	58	\$11,288,890	\$0	Hesperia	San Bernardino	Large Family
CA-2008-095	Ontario Senior Apartments	75	\$14,698,820	\$0	Ontario	San Bernardino	Senior
	<b>Total of 4 projects</b>	<b>294</b>	<b>\$46,469,530</b>	<b>\$7,680,683</b>			
<b>San Diego</b>							
CA-2008-056	Dawson Avenue Senior Apartments	87	\$15,595,390	\$0	San Diego	San Diego	Senior
CA-2008-126	Cedar Gateway	63	\$16,500,000	\$0	San Diego	San Diego	Large Family
CA-2008-108	Autumn Terrace	100	\$16,376,110	\$0	San Marcos	San Diego	Large Family
CA-2008-045	El Pedregal Apartments	44	\$10,972,240	\$0	San Ysidro	San Diego	Large Family
	<b>Total of 4 projects</b>	<b>294</b>	<b>\$59,443,740</b>	<b>\$0</b>			
<b>San Francisco</b>							
CA-2008-054	Westbrook Plaza	48	\$19,631,230	\$0	San Francisco	San Francisco	Large Family
	<b>Total of 1 project</b>	<b>48</b>	<b>\$19,631,230</b>	<b>\$0</b>			

**Table A-7**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by County**

<i>TCAC#</i>	<i>Project Name</i>	<i>Low- Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
<b>San Joaquin</b>							
CA-2008-113	Magnolia Court	51	\$7,728,780	\$0	Manteca	San Joaquin	Senior
	<b>Total of 1 project</b>	<b>51</b>	<b>\$7,728,780</b>	<b>\$0</b>			
<b>San Mateo</b>							
CA-2008-181	Peninsula Station	67	\$16,741,750	\$6,278,154	San Mateo	San Mateo	Large Family
	<b>Total of 1 project</b>	<b>67</b>	<b>\$16,741,750</b>	<b>\$6,278,154</b>			
<b>Santa Barbara</b>							
CA-2008-124	Rancho Hermosa	45	\$15,813,560	\$0	Santa Maria	Santa Barbara	Special Needs
	<b>Total of 1 project</b>	<b>45</b>	<b>\$15,813,560</b>	<b>\$0</b>			
<b>Santa Clara</b>							
CA-2008-063	Hillsdale Townhouses	47	\$6,974,650	\$1,931,156	San Jose	Santa Clara	Large Family
	<b>Total of 1 project</b>	<b>47</b>	<b>\$6,974,650</b>	<b>\$1,931,156</b>			
<b>Shasta</b>							
CA-2008-075	Season at Regency Place II	78	\$11,696,600	\$0	Anderson	Shasta	Senior
	<b>Total of 1 project</b>	<b>78</b>	<b>\$11,696,600</b>	<b>\$0</b>			
<b>Sonoma</b>							
CA-2008-115	Healdsburg Family Housing	63	\$14,972,880	\$5,257,548	Healdsburg	Sonoma	Large Family
CA-2008-150	Amorosa Village I	96	\$20,000,000	\$0	Santa Rosa	Sonoma	Large Family
	<b>Total of 2 projects</b>	<b>159</b>	<b>\$34,972,880</b>	<b>\$5,257,548</b>			
<b>Stanislaus</b>							
CA-2008-176	Riverbank Family Apartments	64	\$12,198,470	\$4,574,423	Riverbank	Stanislaus	Large Family
	<b>Total of 1 project</b>	<b>64</b>	<b>\$12,198,470</b>	<b>\$4,574,423</b>			
<b>Tulare</b>							
CA-2008-170	Euclid Village	56	\$10,809,340	\$4,053,501	Dinuba	Tulare	Large Family
CA-2008-058	Gateway Village II	16	\$2,908,980	\$0	Farmersville	Tulare	Large Family
CA-2008-066	Lindsay Senior Apartments	72	\$9,981,170	\$0	Lindsay	Tulare	Senior
CA-2008-077	Valley Oaks Apartments (Phase II)	70	\$9,599,630	\$0	Tulare	Tulare	Large Family
	<b>Total of 4 projects</b>	<b>214</b>	<b>\$33,299,120</b>	<b>\$4,053,501</b>			

**Table A-7**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 9% Tax Credit Awards by County**

<i>TCAC#</i>	<i>Project Name</i>	<i>Low- Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>County</i>	<i>Housing Type</i>
<b>Ventura</b>							
CA-2008-156	Montgomery Oaks	20	\$4,507,660	\$0	Ojai	Ventura	Large Family
	<b>Total of 1 project</b>	<b>20</b>	<b>\$4,507,660</b>	<b>\$0</b>			
<b>Yolo</b>							
CA-2008-180	Parkside at City Center	61	\$14,933,340	\$5,415,308	West Sacramento	Yolo	Large Family
	<b>Total of 1 project</b>	<b>61</b>	<b>\$14,933,340</b>	<b>\$5,415,308</b>			
<b>Yuba</b>							
CA-2008-006	Olivehurst Apartments	50	\$5,589,500	\$2,020,301	Olivehurst	Yuba	At-Risk
	<b>Total of 1 project</b>	<b>50</b>	<b>\$5,589,500</b>	<b>\$2,020,301</b>			
<b>Grand Total of 72 Projects</b>		<b>4,640</b>	<b>\$817,382,100 *</b>	<b>\$68,570,707 **</b>			

\*This total includes 2008 forward committed funds for 2009 tax credits totaling \$13,582,190 and excludes \$22,149,560 previously forward committed and exchanged credits.

\*\*This total includes \$1,199,367 in state tax credits from the Farmworker Housing Assistance Program.

**Table A-8  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Financing Breakdown for 2008 9% Allocations**

TCAC #	Project Name	Total	Current	Current	Deferred Govt	Deferred Govt	Other Funding	Other	Tax	Investor	Investor
		Development Cost (TDC)	Payment Financing	Financing as % of TDC	Financing	Financing as % of TDC	Sources	Funding as % of TDC	Credit Factor	Equity	Equity as % of TDC
CA-2008-004	McCoy Plaza A	\$28,058,936	\$3,400,000	12.1%	\$8,485,000	30.2%	\$1,475,734	5.3%	0.8300	\$14,698,202	52.4%
CA-2008-006	Olivehurst Apartments	\$7,416,134	\$1,100,000	14.8%	\$0	0.0%	\$0	0.0%	0.8300	\$6,316,134	85.2%
CA-2008-007	Woodbury Family Apartments	\$33,495,336	\$3,131,192	9.3%	\$300,000	0.9%	\$14,298,334	42.7%	0.9200	\$15,765,810	47.1%
CA-2008-015	Paseo de los Heroes II	\$18,814,612	\$0	0.0%	\$5,525,000	29.4%	\$514,500	2.7%	0.8146	\$12,775,112	67.9%
CA-2008-019	The Sagebrush of Downtown	\$10,255,780	\$1,950,000	19.0%	\$1,932,000	18.8%	\$500,000	4.9%	0.9100	\$5,873,780	57.3%
CA-2008-020	Renato	\$25,057,415	\$1,539,000	6.1%	\$9,500,000	37.9%	\$552,617	2.2%	0.9400	\$13,465,798	53.7%
CA-2008-021	San Remo II Apartments	\$16,541,600	\$2,816,864	17.0%	\$3,983,136	24.1%	\$372,759	2.3%	0.8299	\$9,368,841	56.6%
CA-2008-022	Arvin Apartments	\$7,278,688	\$1,100,000	15.1%	\$0	0.0%	\$58,088	0.8%	0.8300	\$6,120,599	84.1%
CA-2008-024	My Town Homes	\$9,127,110	\$1,635,334	17.9%	\$1,800,000	19.7%	\$668,641	7.3%	0.9500	\$5,023,135	55.0%
CA-2008-027	Park Palace II Apartments	\$15,821,809	\$4,026,901	25.5%	\$0	0.0%	\$1,173,972	7.4%	0.9000	\$10,620,936	67.1%
CA-2008-031	Red Star	\$28,035,272	\$7,334,788	26.2%	\$0	0.0%	\$2,100,484	7.5%	0.9300	\$18,600,000	66.3%
CA-2008-045	El Pedregal Apartments	\$19,395,663	\$3,905,477	20.1%	\$3,493,000	18.0%	\$1,793,003	9.2%	0.9300	\$10,204,183	52.6%
CA-2008-047	Bell View Apartments	\$14,745,838	\$4,901,560	33.2%	\$0	0.0%	\$1,111,187	7.5%	0.9300	\$8,733,091	59.2%
CA-2008-051	Casa Dominguez	\$33,478,838	\$4,503,000	13.5%	\$11,944,411	35.7%	\$1,465,127	4.4%	0.8871	\$15,566,300	46.5%
CA-2008-053	Gardens on Garfield	\$13,101,911	\$2,400,000	18.3%	\$4,421,891	33.7%	\$1,068,697	8.2%	0.9400	\$5,211,323	39.8%
CA-2008-054	Westbrook Plaza	\$31,559,290	\$320,850	1.0%	\$12,952,232	41.0%	\$703,099	2.2%	0.8957	\$17,583,109	55.7%
CA-2008-055	El Centro Senior Villas II	\$5,121,976	\$275,000	5.4%	\$1,500,000	29.3%	\$265,000	5.2%	0.9499	\$3,081,976	60.2%
CA-2008-056	Dawson Avenue Senior Apartments	\$25,094,001	\$3,963,000	15.8%	\$6,000,000	23.9%	\$783,242	3.1%	0.9200	\$14,347,759	57.2%
CA-2008-057	Regency Apartments	\$11,853,830	\$3,386,866	28.6%	\$1,398,042	11.8%	\$1,116,000	9.4%	0.9200	\$5,952,922	50.2%
CA-2008-058	Gateway Village II	\$3,995,994	\$650,000	16.3%	\$0	0.0%	\$670,000	16.8%	0.9199	\$2,675,994	67.0%
CA-2008-059	The Arbors	\$10,942,001	\$2,024,500	18.5%	\$3,208,087	29.3%	\$0	0.0%	0.8766	\$5,709,414	52.2%
CA-2008-063	Hillsdale Townhouses	\$16,632,560	\$3,615,300	21.7%	\$4,275,000	25.7%	\$778,003	4.7%	0.8943	\$7,964,257	47.9%
CA-2008-066	Lindsay Senior Apartments	\$12,731,163	\$1,850,000	14.5%	\$1,170,000	9.2%	\$230,000	1.8%	0.9499	\$9,481,163	74.5%
CA-2008-071	The Carquinez	\$9,050,446	\$1,245,827	13.8%	\$2,933,613	32.4%	\$681,626	7.5%	0.8373	\$4,189,380	46.3%
CA-2008-075	Season at Regency Place II	\$14,740,659	\$1,400,000	9.5%	\$1,970,000	13.4%	\$260,000	1.8%	0.9499	\$11,110,659	75.4%
CA-2008-076	Andalucia Senior Apartments	\$30,839,408	\$6,083,112	19.7%	\$8,771,840	28.4%	\$1,975,000	6.4%	0.9600	\$14,009,456	45.4%
CA-2008-077	Valley Oaks Apartments (Phase II)	\$11,601,000	\$2,951,000	25.4%	\$0	0.0%	\$683,000	5.9%	0.8299	\$7,967,000	68.7%
CA-2008-079	Montgomery Crossing	\$15,212,085	\$1,600,000	10.5%	\$2,200,000	14.5%	\$0	0.0%	0.8189	\$11,412,085	75.0%
CA-2008-080	Miramar Village	\$43,219,750	\$10,668,097	24.7%	\$11,354,040	26.3%	\$2,000,000	4.6%	0.9600	\$19,197,613	44.4%
CA-2008-088	Menlo Park	\$26,527,661	\$4,785,000	18.0%	\$5,523,672	20.8%	\$780,000	2.9%	0.9750	\$15,438,989	58.2%
CA-2008-092	Parksdale Village	\$8,878,865	\$961,300	10.8%	\$2,000,000	22.5%	\$286,367	3.2%	0.8587	\$5,631,198	63.4%
CA-2008-093	Lincoln Anaheim Phase I	\$32,354,179	\$7,059,000	21.8%	\$7,981,946	24.7%	\$0	0.0%	0.9099	\$17,313,233	53.5%
CA-2008-095	Ontario Senior Apartments	\$19,295,447	\$1,850,000	9.6%	\$4,155,500	21.5%	\$62,333	0.3%	0.8999	\$13,227,614	68.6%
CA-2008-096	Fontana IV Senior Apartments	\$23,770,661	\$2,805,000	11.8%	\$7,450,000	31.3%	\$27,937	0.1%	0.8140	\$13,487,724	56.7%
CA-2008-097	Long Beach & Burnett Apartments	\$20,554,150	\$3,639,038	17.7%	\$9,258,533	45.0%	\$580,034	2.8%	0.9100	\$7,076,545	34.4%
CA-2008-100	Vineyard Green Townhomes	\$10,615,267	\$2,123,178	20.0%	\$2,623,363	24.7%	\$0	0.0%	0.8750	\$5,868,726	55.3%
CA-2008-102	Parkview on the Park	\$25,909,690	\$2,454,717	9.5%	\$9,800,000	37.8%	\$1,720,000	6.6%	0.8995	\$11,934,973	46.1%
CA-2008-103	Carson City Center Senior Housing	\$27,881,412	\$4,676,660	16.8%	\$9,800,000	35.1%	\$2,000,000	7.2%	0.9500	\$11,404,752	40.9%
CA-2008-104	The Courtyards in Long Beach	\$11,610,564	\$0	0.0%	\$5,109,021	44.0%	\$1,484,950	12.8%	0.8882	\$5,016,593	43.2%
CA-2008-107	Rancho Dorado II Family Apartments	\$20,992,142	\$2,712,515	12.9%	\$5,887,600	28.0%	\$772,437	3.7%	0.7890	\$11,619,590	55.4%
CA-2008-108	Autumn Terrace	\$33,359,367	\$5,700,000	17.1%	\$12,492,172	37.4%	\$1,247,500	3.7%	0.8500	\$13,919,695	41.7%
CA-2008-111	The Sagebrush of Downtown II	\$10,874,948	\$2,700,000	24.8%	\$0	0.0%	\$651,343	6.0%	0.8500	\$7,523,605	69.2%
CA-2008-113	Magnolia Court	\$12,389,730	\$800,000	6.5%	\$4,538,800	36.6%	\$404,181	3.3%	0.8600	\$6,646,749	53.6%
CA-2008-115	Healdsburg Family Housing	\$25,315,062	\$1,389,000	5.5%	\$6,710,000	26.5%	\$1,052,968	4.2%	0.9049	\$16,163,094	63.8%
CA-2008-117	Altaville Apartments	\$5,946,044	\$1,650,000	27.7%	\$0	0.0%	\$528,679	8.9%	0.8500	\$3,767,365	63.4%
CA-2008-124	Rancho Hermosa	\$25,905,138	\$302,851	1.2%	\$8,983,845	34.7%	\$3,493,185	13.5%	0.8300	\$13,125,257	50.7%
CA-2008-126	Cedar Gateway	\$35,149,742	\$2,060,000	5.9%	\$10,039,000	28.6%	\$8,530,742	24.3%	0.8800	\$14,520,000	41.3%
CA-2008-128	The Village at Tehachapi Family Apartments	\$15,767,450	\$3,982,437	25.3%	\$600,000	3.8%	\$1,393,184	8.8%	0.8864	\$9,791,829	62.1%
CA-2008-132	Sahara Village	\$15,769,911	\$4,066,048	25.8%	\$0	0.0%	\$1,691,717	10.7%	0.9400	\$10,012,146	63.5%

**Table A-8  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Financing Breakdown for 2008 9% Allocations**

TCAC #	Project Name	Total	Current	Current	Deferred Govt	Deferred Govt	Other Funding	Other	Tax	Investor	Investor
		Development Cost (TDC)	Payment Financing	Financing as % of TDC	Financing	Financing as % of TDC	Sources	Funding as % of TDC	Credit Factor	Equity	Equity as % of TDC
CA-2008-133	Maya Town Homes	\$9,175,915	\$1,812,804	19.8%	\$1,849,050	20.2%	\$969,914	10.6%	0.9300	\$4,544,147	49.5%
CA-2008-134	Nina Place Apartments	\$14,886,642	\$3,133,763	21.1%	\$0	0.0%	\$2,499,174	16.8%	0.8499	\$9,253,705	62.2%
CA-2008-138	Sunnyview II Apartments	\$13,840,750	\$3,069,615	22.2%	\$0	0.0%	\$1,574,811	11.4%	0.9800	\$9,196,324	66.4%
CA-2008-140	Mutual Housing at the Highlands	\$26,115,173	\$0	0.0%	\$12,084,258	46.3%	\$260,000	1.0%	0.8743	\$13,770,915	52.7%
CA-2008-141	Galt Place Senior Apartments	\$20,480,461	\$5,390,989	26.3%	\$2,500,000	12.2%	\$1,819,991	8.9%	0.9000	\$10,769,481	52.6%
CA-2008-144	Hollydale Plaza Apartments	\$38,559,633	\$9,598,928	24.9%	\$9,010,328	23.4%	\$1,165,404	3.0%	0.9399	\$18,784,973	48.7%
CA-2008-147	Vassar City Lights	\$38,391,868	\$5,619,000	14.6%	\$12,167,664	31.7%	\$2,720,000	7.1%	0.9350	\$17,885,204	46.6%
CA-2008-148	Cordova Apartments	\$14,829,087	\$3,370,497	22.7%	\$2,250,000	15.2%	\$963,147	6.5%	0.8173	\$8,245,443	55.6%
CA-2008-149	New Genesis Apartments	\$34,893,502	\$2,309,000	6.6%	\$15,255,586	43.7%	\$1,040,916	3.0%	0.8951	\$16,288,000	46.7%
CA-2008-150	Amorosa Village I	\$31,954,499	\$4,468,800	14.0%	\$9,510,600	29.8%	\$404,822	1.3%	0.8785	\$17,570,277	55.0%
CA-2008-151	Hanford Family Apartments	\$10,505,065	\$1,700,000	16.2%	\$0	0.0%	\$265,000	2.5%	0.8799	\$8,540,065	81.3%
CA-2008-155	Santa Fe Apartments	\$11,026,183	\$2,152,135	19.5%	\$2,000,000	18.1%	\$600,000	5.4%	0.8800	\$6,274,048	56.9%
CA-2008-156	Montgomery Oaks	\$7,284,525	\$842,000	11.6%	\$1,814,346	24.9%	\$426,328	5.9%	0.9322	\$4,201,851	57.7%
CA-2008-170	Euclid Village	\$15,688,863	\$1,800,000	11.5%	\$1,000,000	6.4%	\$635,000	4.0%	0.8245	\$12,253,863	78.1%
CA-2008-174	Paigewood Village	\$21,727,218	\$1,350,000	6.2%	\$3,895,000	17.9%	\$1,300,000	6.0%	0.8681	\$15,182,218	69.9%
CA-2008-176	Riverbank Family Apartments	\$21,510,468	\$2,750,000	12.8%	\$3,200,000	14.9%	\$1,000,000	4.6%	0.8681	\$14,560,468	67.7%
CA-2008-177	Kearney Palms Senior Apartments, Phase II	\$5,027,802	\$615,414	12.2%	\$675,000	13.4%	\$560,000	11.1%	0.8727	\$3,177,388	63.2%
CA-2008-180	Parkside at City Center	\$25,338,278	\$3,150,000	12.4%	\$5,500,000	21.7%	\$500,000	2.0%	0.8800	\$16,188,278	63.9%
CA-2008-181	Peninsula Station	\$37,326,775	\$4,098,000	11.0%	\$12,083,263	32.4%	\$983,500	2.6%	0.8759	\$20,162,012	54.0%
CA-2008-183	Di Giorgio Family Apartments	\$10,765,035	\$2,913,000	27.1%	\$0	0.0%	\$1,199,584	11.1%	0.8674	\$6,652,451	61.8%
CA-2008-189	Andalucia Heights	\$25,005,782	\$4,606,436	18.4%	\$6,827,000	27.3%	\$1,299,999	5.2%	0.9200	\$12,272,347	49.1%
CA-2008-190	Westside II	\$34,431,719	\$0	0.0%	\$14,900,000	43.3%	\$1,935,239	5.6%	0.8798	\$17,596,480	51.1%
CA-2008-191	Budget Inn	\$23,209,736	\$0	0.0%	\$11,587,000	49.9%	\$1,015,000	4.4%	0.8313	\$10,607,736	45.7%
<b>Total</b>		<b>\$1,424,061,514</b>	<b>\$204,244,793</b>		<b>\$350,179,839</b>		<b>\$89,143,499</b>			<b>\$780,493,382</b>	
<b>Average</b>				<b>15.2%</b>		<b>21.2%</b>		<b>6.2%</b>			<b>57.4%</b>
<b>Weighted Average</b>		<b>\$19,778,632</b>	<b>\$2,836,733</b>	<b>14.3%</b>	<b>\$4,863,609</b>	<b>24.6%</b>	<b>\$1,238,104</b>	<b>6.3%</b>		<b>\$10,840,186</b>	<b>54.8%</b>

**APPENDIX B**  
**2008 4% PROGRAM ALLOCATION**  
**INFORMATION**

**Table B-1**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Allocations By County**

<i>County</i>	<i>Number of Projects</i>	<i>Total Federal Allocation</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
Alameda	10	\$88,436,320	10.2%	\$0	0.0%	792	781
Alpine	0	\$0	0.0%	\$0	0.0%	0	0
Amador	1	\$2,201,430	0.3%	\$0	0.0%	44	43
Butte	0	\$0	0.0%	\$0	0.0%	0	0
Calaveras	0	\$0	0.0%	\$0	0.0%	0	0
Colusa	0	\$0	0.0%	\$0	0.0%	0	0
Contra Costa	2	\$25,185,790	2.9%	\$0	0.0%	339	336
Del Norte	0	\$0	0.0%	\$0	0.0%	0	0
El Dorado	1	\$3,457,240	0.4%	\$0	0.0%	33	32
Fresno	1	\$4,091,100	0.5%	\$0	0.0%	69	68
Glenn	0	\$0	0.0%	\$0	0.0%	0	0
Humboldt	0	\$0	0.0%	\$0	0.0%	0	0
Imperial	2	\$2,664,990	0.3%	\$0	0.0%	98	96
Inyo	0	\$0	0.0%	\$0	0.0%	0	0
Kern	1	\$6,921,160	0.8%	\$0	0.0%	64	63
Kings	0	\$0	0.0%	\$0	0.0%	0	0
Lake	1	\$3,011,350	0.3%	\$0	0.0%	91	90
Los Angeles	27	\$220,708,130	25.5%	\$0	0.0%	3,377	3,049
Madera	0	\$0	0.0%	\$0	0.0%	0	0
Marin	0	\$0	0.0%	\$0	0.0%	0	0
Mariposa	0	\$0	0.0%	\$0	0.0%	0	0
Mendocino	1	\$3,700,150	0.4%	\$0	0.0%	32	32
Merced	0	\$0	0.0%	\$0	0.0%	0	0
Modoc	0	\$0	0.0%	\$0	0.0%	0	0
Mono	0	\$0	0.0%	\$0	0.0%	0	0
Monterey	1	\$6,835,800	0.8%	\$0	0.0%	52	51
Napa	2	\$11,158,850	1.3%	\$0	0.0%	379	375
Nevada	3	\$19,654,220	2.3%	\$0	0.0%	262	259
Orange	3	\$27,993,700	3.2%	\$0	0.0%	216	213
Placer	4	\$28,338,030	3.3%	\$0	0.0%	461	454
Plumas	0	\$0	0.0%	\$0	0.0%	0	0
Riverside	8	\$30,783,370	3.6%	\$5,605,328	20.4%	627	618
Sacramento	12	\$76,849,570	8.9%	\$0	0.0%	1,555	1,415
San Benito	0	\$0	0.0%	\$0	0.0%	0	0
San Bernardino	6	\$33,439,350	3.9%	\$1,813,623	6.6%	766	408
San Diego	11	\$86,371,830	10.0%	\$0	0.0%	969	958
San Francisco	6	\$61,054,330	7.0%	\$5,852,656	21.3%	696	679
San Joaquin	2	\$16,923,380	2.0%	\$0	0.0%	183	181
San Luis Obispo	0	\$0	0.0%	\$0	0.0%	0	0
San Mateo	1	\$11,742,410	1.4%	\$4,543,193	16.5%	119	117
Santa Barbara	0	\$0	0.0%	\$0	0.0%	0	0
Santa Clara	6	\$48,841,810	5.6%	\$9,698,086	35.2%	502	496
Santa Cruz	2	\$12,921,960	1.5%	\$0	0.0%	159	157
Solano	2	\$7,319,430	0.8%	\$0	0.0%	160	158
Sonoma	2	\$12,751,700	1.5%	\$0	0.0%	132	130
Stanislaus	0	\$0	0.0%	\$0	0.0%	0	0
Sutter	0	\$0	0.0%	\$0	0.0%	0	0
Tehama	0	\$0	0.0%	\$0	0.0%	0	0
Trinity	0	\$0	0.0%	\$0	0.0%	0	0
Tulare	0	\$0	0.0%	\$0	0.0%	0	0
Tuolumne	0	\$0	0.0%	\$0	0.0%	0	0
Ventura	1	\$3,892,730	0.4%	\$0	0.0%	21	20
Yolo	3	\$8,796,820	1.0%	\$0	0.0%	157	154
Yuba	0	\$0	0.0%	\$0	0.0%	0	0
<i>Statewide</i>	<b>122</b>	<b>\$866,046,950</b>	<b>100.0%</b>	<b>\$27,512,886</b>	<b>100.0%</b>	<b>12,355</b>	<b>11,433</b>

**Table B-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 4% Tax Credit Allocations by Assembly District**

<i>Assembly District</i>	<i>Projects</i>	<i>Total Federal Allocation</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
1	5	\$18,143,930	2.1%	\$0	0.0%	330	325
2	0	\$0	0.0%	\$0	0.0%	0	0
3	4	\$24,898,550	2.9%	\$0	0.0%	309	305
4	5	\$43,242,250	5.0%	\$0	0.0%	673	665
5	1	\$11,341,480	1.3%	\$0	0.0%	240	239
6	0	\$0	0.0%	\$0	0.0%	0	0
7	3	\$20,446,070	2.4%	\$0	0.0%	441	436
8	5	\$16,116,250	1.9%	\$0	0.0%	317	312
9	6	\$27,466,150	3.2%	\$0	0.0%	643	511
10	2	\$5,833,600	0.7%	\$0	0.0%	144	142
11	2	\$25,185,790	2.9%	\$0	0.0%	339	336
12	2	\$27,949,770	3.2%	\$10,395,849	37.8%	269	265
13	4	\$39,602,640	4.6%	\$0	0.0%	499	485
14	0	\$0	0.0%	\$0	0.0%	0	0
15	2	\$14,994,840	1.7%	\$0	0.0%	256	253
16	7	\$67,874,030	7.8%	\$0	0.0%	533	526
17	1	\$12,705,000	1.5%	\$0	0.0%	93	92
18	3	\$20,562,290	2.4%	\$0	0.0%	259	255
19	0	\$0	0.0%	\$0	0.0%	0	0
20	0	\$0	0.0%	\$0	0.0%	0	0
21	1	\$6,181,850	0.7%	\$2,296,114	8.3%	56	55
22	2	\$10,903,710	1.3%	\$1,274,896	4.6%	122	120
23	0	\$0	0.0%	\$0	0.0%	0	0
24	2	\$29,325,230	3.4%	\$5,722,351	20.8%	300	297
25	0	\$0	0.0%	\$0	0.0%	0	0
26	1	\$4,218,380	0.5%	\$0	0.0%	90	89
27	3	\$15,352,980	1.8%	\$404,725	1.5%	183	181
28	1	\$6,835,800	0.8%	\$0	0.0%	52	51
29	0	\$0	0.0%	\$0	0.0%	0	0
30	1	\$6,921,160	0.8%	\$0	0.0%	64	63
31	2	\$16,505,360	1.9%	\$0	0.0%	149	147
32	0	\$0	0.0%	\$0	0.0%	0	0
33	0	\$0	0.0%	\$0	0.0%	0	0
34	0	\$0	0.0%	\$0	0.0%	0	0
35	0	\$0	0.0%	\$0	0.0%	0	0
36	2	\$7,694,660	0.9%	\$0	0.0%	92	90
37	1	\$3,892,730	0.4%	\$0	0.0%	21	20
38	1	\$3,782,260	0.4%	\$0	0.0%	67	66
39	3	\$17,534,330	2.0%	\$0	0.0%	192	189
40	0	\$0	0.0%	\$0	\$0	0	0
41	0	\$0	0.0%	\$0	\$0	0	0
42	2	\$11,545,960	1.3%	\$0	0.0%	84	82
43	0	\$0	0.0%	\$0	0.0%	0	0
44	1	\$2,088,540	0.2%	\$0	0.0%	46	45
45	2	\$22,396,460	2.6%	\$0	0.0%	428	131
46	8	\$111,885,340	12.9%	\$0	0.0%	1,733	1,719
47	0	\$0	0.0%	\$0	0.0%	0	0
48	1	\$1,425,270	0.2%	\$0	0.0%	16	15
49	1	\$5,272,010	0.6%	\$0	0.0%	78	77
50	0	\$0	0.0%	\$0	0.0%	0	0
51	3	\$18,362,420	2.1%	\$0	0.0%	352	349
52	0	\$0	0.0%	\$0	0.0%	0	0
53	0	\$0	0.0%	\$0	0.0%	0	0
54	0	\$0	0.0%	\$0	0.0%	0	0
55	0	\$0	0.0%	\$0	0.0%	0	0
56	0	\$0	0.0%	\$0	0.0%	0	0

**Table B-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 4% Tax Credit Allocations by Assembly District**

<i>Assembly District</i>	<i>Projects</i>	<i>Total Federal Allocation</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
57	1	\$3,331,510	0.4%	\$0	0.0%	64	63
58	2	\$7,167,570	0.8%	\$0	0.0%	164	162
59	2	\$9,434,960	1.1%	\$0	0.0%	221	97
60	0	\$0	0.0%	\$0	0.0%	0	0
61	3	\$14,021,260	1.6%	\$0	0.0%	444	245
62	0	\$0	0.0%	\$0	0.0%	0	0
63	2	\$14,064,790	1.6%	\$1,813,623	6.6%	210	174
64	0	\$0	0.0%	\$0	0.0%	0	0
65	2	\$5,836,740	0.7%	\$1,369,893	5.0%	135	133
66	4	\$20,069,240	2.3%	\$0	0.0%	275	271
67	1	\$5,497,940	0.6%	\$0	0.0%	48	47
68	0	\$0	0.0%	\$0	0.0%	0	0
69	0	\$0	0.0%	\$0	0.0%	0	0
70	0	\$0	0.0%	\$0	0.0%	0	0
71	0	\$0	0.0%	\$0	0.0%	0	0
72	2	\$22,495,760	2.6%	\$0	0.0%	168	166
73	2	\$16,247,590	1.9%	\$0	0.0%	235	233
74	0	\$0	0.0%	\$0	0.0%	0	0
75	0	\$0	0.0%	\$0	0.0%	0	0
76	2	\$38,301,830	4.4%	\$0	0.0%	229	226
77	1	\$3,749,050	0.4%	\$0	0.0%	70	69
78	0	\$0	0.0%	\$0	0.0%	0	0
79	2	\$7,367,570	0.9%	\$0	0.0%	183	182
80	6	\$19,974,050	2.3%	\$4,235,435	15.4%	337	332
<b>Statewide</b>	<b>122</b>	<b>\$866,046,950</b>	<b>100.0%</b>	<b>\$27,512,886</b>	<b>100.0%</b>	<b>12,355</b>	<b>11,433</b>

**Table B-3**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Allocations by Senate District**

<i>Senate District</i>	<i>Projects</i>	<i>Total Federal Allocation</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
1	3	\$24,022,210	2.8%	\$0	0.0%	288	285
2	6	\$30,622,050	3.5%	\$0	0.0%	634	627
3	4	\$39,602,640	4.6%	\$0	0.0%	499	485
4	7	\$33,680,110	3.9%	\$0	0.0%	596	586
5	7	\$39,479,630	4.6%	\$0	0.0%	548	541
6	11	\$66,358,170	7.7%	\$0	0.0%	1,423	1,284
7	2	\$25,185,790	2.9%	\$0	0.0%	339	336
8	2	\$27,949,770	3.2%	\$10,395,849	37.8%	269	265
9	7	\$67,874,030	7.8%	\$0	0.0%	533	526
10	4	\$35,968,620	4.2%	\$5,722,351	20.8%	359	354
11	5	\$40,395,940	4.7%	\$2,296,114	8.3%	509	503
12	1	\$6,835,800	0.8%	\$0	0.0%	52	51
13	2	\$8,774,810	1.0%	\$1,274,896	4.6%	75	73
14	0	\$0	0.0%	\$0	0.0%	0	0
15	1	\$2,431,020	0.3%	\$404,725	1.5%	24	24
16	2	\$11,012,260	1.3%	\$0	0.0%	133	131
17	5	\$21,372,340	2.5%	\$0	0.0%	349	222
18	0	\$0	0.0%	\$0	0.0%	0	0
19	0	\$0	0.0%	\$0	0.0%	0	0
20	2	\$12,692,480	1.5%	\$0	0.0%	116	114
21	2	\$12,187,640	1.4%	\$0	0.0%	99	98
22	9	\$124,299,600	14.4%	\$0	0.0%	1,813	1,798
23	1	\$7,608,590	0.9%	\$0	0.0%	42	41
24	1	\$5,272,010	0.6%	\$0	0.0%	78	77
25	3	\$18,362,420	2.1%	\$0	0.0%	352	349
26	3	\$17,660,000	2.0%	\$0	0.0%	433	134
27	0	\$0	0.0%	\$0	0.0%	0	0
28	0	\$0	0.0%	\$0	0.0%	0	0
29	3	\$17,200,980	2.0%	\$0	0.0%	408	209
30	2	\$7,167,570	0.8%	\$0	0.0%	164	162
31	3	\$20,559,570	2.4%	\$1,813,623	6.6%	312	275
32	2	\$11,306,660	1.3%	\$0	0.0%	194	192
33	0	\$0	0.0%	\$0	0.0%	0	0
34	1	\$11,340,890	1.3%	\$0	0.0%	74	73
35	1	\$5,497,940	0.6%	\$0	0.0%	48	47
36	5	\$20,755,780	2.4%	\$0	0.0%	295	290
37	3	\$12,382,400	1.4%	\$3,801,137	13.8%	192	189
38	2	\$16,247,590	1.9%	\$0	0.0%	235	233
39	3	\$43,143,680	5.0%	\$0	0.0%	305	301
40	7	\$20,795,960	2.4%	\$1,804,191	6.6%	565	558
<b>Statewide</b>	<b>122</b>	<b>\$866,046,950</b>	<b>100.0%</b>	<b>\$27,512,886</b>	<b>100.0%</b>	<b>12,355</b>	<b>11,433</b>

**Table B-4  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 4% Tax Credit Allocations by Congressional District**

<i>Congressional District</i>	<i>Projects</i>	<i>Total Federal Allocation</i>	<i>% of Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>% of Total State Allocation</i>	<i>Total Units</i>	<i>Low Income Units</i>
1	8	\$30,131,650	3.5%	\$0	0.0%	729	720
2	1	\$1,688,650	0.2%	\$0	0.0%	49	48
3	2	\$14,994,840	1.7%	\$0	0.0%	256	253
4	8	\$51,962,270	6.0%	\$0	0.0%	751	740
5	10	\$61,854,730	7.1%	\$0	0.0%	1,299	1,162
6	1	\$9,287,220	1.1%	\$0	0.0%	62	61
7	2	\$15,454,670	1.8%	\$0	0.0%	155	153
8	6	\$61,054,330	7.0%	\$5,852,656	21.3%	696	679
9	8	\$77,504,740	8.9%	\$0	0.0%	675	666
10	2	\$17,050,550	2.0%	\$0	0.0%	344	341
11	2	\$6,649,400	0.8%	\$404,725	1.5%	114	113
12	1	\$11,742,410	1.4%	\$4,543,193	16.5%	119	117
13	2	\$10,931,580	1.3%	\$0	0.0%	117	115
14	1	\$6,181,850	0.7%	\$2,296,114	8.3%	56	55
15	3	\$24,822,610	2.9%	\$1,274,896	4.6%	322	318
16	1	\$15,406,330	1.8%	\$5,722,351	20.8%	100	99
17	3	\$19,757,760	2.3%	\$0	0.0%	211	208
18	1	\$12,705,000	1.5%	\$0	0.0%	93	92
19	0	\$0	0.0%	\$0	0.0%	0	0
20	2	\$11,012,260	1.3%	\$0	0.0%	133	131
21	0	\$0	0.0%	\$0	0.0%	0	0
22	1	\$4,262,390	0.5%	\$0	0.0%	40	39
23	0	\$0	0.0%	\$0	0.0%	0	0
24	1	\$3,892,730	0.4%	\$0	0.0%	21	20
25	2	\$12,964,220	1.5%	\$0	0.0%	233	197
26	1	\$7,225,000	0.8%	\$0	0.0%	85	84
27	0	\$0	0.0%	\$0	0.0%	0	0
28	3	\$25,106,740	2.9%	\$0	0.0%	196	193
29	0	\$0	0.0%	\$0	0.0%	0	0
30	3	\$22,025,960	2.5%	\$0	0.0%	180	177
31	3	\$28,516,790	3.3%	\$0	0.0%	492	192
32	4	\$63,829,560	7.4%	\$0	0.0%	1,235	1,227
33	2	\$5,362,640	0.6%	\$0	0.0%	58	56
34	4	\$38,210,140	4.4%	\$0	0.0%	484	480
35	3	\$18,362,420	2.1%	\$0	0.0%	352	349
36	0	\$0	0.0%	\$0	0.0%	0	0
37	0	\$0	0.0%	\$0	0.0%	0	0
38	2	\$7,108,350	0.8%	\$0	0.0%	184	182
39	1	\$4,140,880	0.5%	\$0	0.0%	89	88
40	0	\$0	0.0%	\$0	0.0%	0	0
41	5	\$20,154,530	2.3%	\$3,183,516	11.6%	400	273
42	2	\$8,212,540	0.9%	\$0	0.0%	298	100
43	0	\$0	0.0%	\$0	0.0%	0	0
44	2	\$9,250,990	1.1%	\$0	0.0%	204	201
45	3	\$14,552,850	1.7%	\$4,235,435	15.4%	239	236
46	0	\$0	0.0%	\$0	0.0%	0	0
47	1	\$11,340,890	1.3%	\$0	0.0%	74	73
48	2	\$12,297,660	1.4%	\$0	0.0%	143	141
49	4	\$28,679,260	3.3%	\$0	0.0%	359	355
50	0	\$0	0.0%	\$0	0.0%	0	0
51	2	\$2,664,990	0.3%	\$0	0.0%	98	96
52	2	\$7,181,320	0.8%	\$0	0.0%	122	120
53	5	\$50,511,250	5.8%	\$0	0.0%	488	483
<b>Statewide</b>	<b>122</b>	<b>\$866,046,950</b>	<b>100.0%</b>	<b>\$27,512,886</b>	<b>100.0%</b>	<b>12,355</b>	<b>11,433</b>

**Table B-5**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Allocations By Application Number**

TCAC #	Project Name	Construction Type	Low		Total Federal Allocation	Total State Allocation	City	County	Congress. District	State Assembly	Senate District
			Total Units	Income Units							
CA-2008-800	Montego Falls Apartments	NC	132	131	\$10,491,400	\$0	Elk Grove	Sacramento	3	15	5
CA-2008-801	Ten Fifty B Apartments	NC	111	109	\$18,345,050	\$0	San Diego	San Diego	53	76	39
CA-2008-802	Patios de Castillo Apts. & River Rose Apts.	RC	45	44	\$1,619,320	\$0	West Sacramento	Yolo	1	8	5
CA-2008-803	Fair Plaza Senior Apartments	RC	68	67	\$2,276,470	\$0	Woodland	Yolo	1	8	5
CA-2008-804	Ten Fifty B Apartments	NC	118	117	\$19,956,780	\$0	San Diego	San Diego	53	76	39
CA-2008-805	Thunderbird/San Jacinto Vista Apartments	RC	102	100	\$2,756,210	\$0	Mecca/Perris	Riverside	44	80/65	40/37
CA-2008-806	Rio Colorado Apartments & Townhomes	RC	70	69	\$3,149,750	\$0	Blythe	Riverside	45	80	40
CA-2008-807	Villa Springs	RC	66	65	\$3,610,480	\$0	Hayward	Alameda	13	18	10
CA-2008-808	The Norden Terrace Apartments	NC	204	202	\$13,370,160	\$0	North Highlands	Sacramento	5	4	6
CA-2008-809	The Corsair Park senior Apartments	NC	112	111	\$6,044,770	\$0	North Highlands	Sacramento	5	4	6
CA-2008-810	Garden Manor	RC	72	71	\$3,494,730	\$0	Oakland	Alameda	9	16	9
CA-2008-812	Mason Street Housing	NC	56	55	\$12,406,300	\$0	San Francisco	San Francisco	8	13	3
CA-2008-813	Palisades Apartments	NC	24	23	\$3,341,340	\$0	Calistoga	Napa	1	7	2
CA-2008-814	Country Club	RC	91	90	\$7,574,940	\$0	Oceanside	San Diego	49	73	38
CA-2008-815	Golden Village Apartments	RC	49	48	\$2,477,960	\$0	Lincoln	Placer	4	4	4
CA-2008-816	18th & L Street Apartments	NC	164	36	\$3,151,920	\$0	Sacramento	Sacramento	5	9	6
CA-2008-817	Charter Court Apartments	RC	94	93	\$7,373,230	\$0	San Jose	Santa Clara	15	22	11
CA-2008-818	Sierra Bonita Apartments	NC	42	41	\$7,608,590	\$0	West Hollywood	Los Angeles	30	42	23
CA-2008-819	Tahoe Senior Plaza II	NC	33	32	\$3,457,240	\$0	South Lake Tahoe	El Dorado	4	1	4
CA-2008-820	Rowan Court	NC	62	61	\$9,287,220	\$0	Santa Rosa	Sonoma	6	7	2
CA-2008-821	Turnagain Arms Apartments	RC	80	79	\$4,670,200	\$0	Fallbrook	San Diego	49	66	36
CA-2008-822	Grand Plaza Apartments	RC	302	301	\$10,931,150	\$0	Los Angeles	Los Angeles	34	46	22
CA-2008-824	Terracina Apartments	RC	55	54	\$2,148,570	\$0	San Jacinto	Riverside	41	65	37
CA-2008-825	Springbrook Grove	NC	44	43	\$7,761,470	\$0	Fallbrook	San Diego	49	66	36
CA-2008-826	Kentfield Apartments	RC	90	89	\$4,218,380	\$0	Stockton	San Joaquin	11	26	5
CA-2008-827	Montclair Senior Housing Project	NC	85	84	\$7,225,000	\$0	Montclair	San Bernardino	26	61	32
CA-2008-828	Palomar Apartments	RC	168	167	\$6,045,910	\$0	Chula Vista	San Diego	53	79	40
CA-2008-829	Ridge Lake Apartments	RC	91	90	\$3,011,350	\$0	Clearlake	Lake	1	1	2
CA-2008-830	Yosemite Village	NC	69	68	\$4,091,100	\$0	Fresno	Fresno	20	31	16
CA-2008-831	Reardon Heights	NC	82	81	\$3,141,800	\$0	San Francisco	San Francisco	8	13	3
CA-2008-832	Hennes Flats	NC	92	92	\$12,344,200	\$0	Truckee	Nevada	4	3	1
CA-2008-834	Charles Cobb Apartments	NC	76	74	\$7,963,510	\$0	Los Angeles	Los Angeles	34	46	22
CA-2008-835	Alexandria House Apartments	RC	16	15	\$1,425,270	\$0	Los Angeles	Los Angeles	33	48	26
CA-2008-836	Horizons at Olive Street	NC	67	66	\$7,401,870	\$0	Hesperia	San Bernardino	41	59	17
CA-2008-837	Chinatown Blossom Plaza	NC	53	53	\$10,099,100	\$0	Los Angeles	Los Angeles	34	45	21
CA-2008-838	Adams and Central Mixed-Use Development	NC	80	79	\$12,414,260	\$0	Los Angeles	Los Angeles	28	31	22
CA-2008-839	Fillmore Central Station Town Home Apartments	NC	21	20	\$3,892,730	\$0	Fillmore	Ventura	24	37	17
CA-2008-840	Vintage Square at Westpark Senior Apartments	NC	152	150	\$9,476,580	\$0	Roseville	Placer	4	4	1
CA-2008-841	Beachwind Court	RC	15	15	\$1,321,660	\$0	Imperial Beach	San Diego	53	79	40
CA-2008-843	Broadway Senior Center Apartments	RC	120	119	\$4,214,140	\$0	Sacramento	Sacramento	5	9	6
CA-2008-844	Casa de Angelo Apartments	RC	100	99	\$3,632,170	\$0	Sacramento	Sacramento	5	10	6
CA-2008-846	The Altheim Senior Housing Phase II	NC	81	80	\$10,440,550	\$0	Oakland	Alameda	9	16	9
CA-2008-847	Rohlffs Concordia Manor/Rohlffs Manor III	RC	355	352	\$7,817,510	\$0	Napa	Napa	1	7	2
CA-2008-849	Pacific Court Apartments	RC	48	47	\$5,497,940	\$0	Huntington Beach	Orange	42	67	35
CA-2008-851	Belovida Santa Clara Senior Apartments	NC	28	27	\$3,530,480	\$1,274,896	Santa Clara	Santa Clara	15	22	13
CA-2008-852	Rincon Gardens - A Senior Housing Development	RC	200	198	\$13,918,900	\$0	Campbell	Santa Clara	15	24	11
CA-2008-853	Mission Village Senior Apartments	NC	102	101	\$6,494,780	\$0	Riverside	Riverside	44	66	31

**Table B-5**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Allocations By Application Number**

TCAC #	Project Name	Construction Type	Low		Total Federal Allocation	Total State Allocation	City	County	Congress. District	State Assembly	Senate District
			Total Units	Income Units							
CA-2008-858	Trestle Glen	NC	119	117	\$11,742,410	\$4,543,193	Colma	San Mateo	12	12	8
CA-2008-859	Geary Blvd. Senior Living and Health Center	NC	150	148	\$16,207,360	\$5,852,656	San Francisco	San Francisco	8	12	8
CA-2008-860	Armstrong Place Senior Housing	NC	116	115	\$12,608,000	\$0	San Francisco	San Francisco	8	13	3
CA-2008-862	Calexico Village/Heber Village II	RC	60	59	\$1,609,470	\$0	Calexico/Heber	Imperial	51	80	40
CA-2008-863	Lamont Family Apartments	NC	64	63	\$6,921,160	\$0	Lamont	Kern	20	30	16
CA-2008-864	Springhill Gardens Apartments	RC	121	119	\$5,621,370	\$0	Grass Valley	Nevada	4	3	4
CA-2008-865	Sunset St Apartments	RC	104	102	\$4,510,710	\$0	Rocklin	Placer	4	1	4
CA-2008-866	Zygmunt Arendt House	NC	47	46	\$5,244,330	\$0	San Francisco	San Francisco	8	3	13
CA-2008-867	Clara Court Apartments	NC	32	32	\$3,700,150	\$0	Ukiah	Mendocino	1	1	2
CA-2008-868	Angelus Plaza	RC	761	757	\$16,951,690	\$0	Los Angeles	Los Angeles	32	46	22
CA-2008-869	Angelus Plaza North	RC	332	330	\$38,274,350	\$0	Los Angeles	Los Angeles	32	46	22
CA-2008-870	Regent Plaza	RC	107	106	\$4,892,960	\$0	Inglewood	Los Angeles	35	51	25
CA-2008-871	Inglewood Meadows	RC	199	198	\$10,773,670	\$0	Inglewood	Los Angeles	35	51	25
CA-2008-873	Continental Apartments	RC	76	75	\$3,268,030	\$0	Suisun City	Solano	10	8	5
CA-2008-874	Copperstone Village I Family Apartments	NC	103	102	\$8,177,260	\$0	Sacramento	Sacramento	5	9	6
CA-2008-876	Rancho Workforce Apartments	NC	166	131	\$9,181,960	\$0	Rancho Cucamonga	San Bernardino	25	63	31
CA-2008-877	Salinas Gateway Apartments	NC	52	51	\$6,835,800	\$0	Salinas	Monterey	17	28	12
CA-2008-878	Bay Avenue Senior Apartments	RC	109	108	\$10,263,100	\$0	Capitola	Santa Cruz	17	27	11
CA-2008-880	Mission Gardens	RC	50	49	\$2,658,860	\$0	Santa Cruz	Santa Cruz	17	27	11
CA-2008-881	Oak Knoll Villas	RC	52	51	\$3,432,270	\$0	Poway	San Diego	52	36	75
CA-2008-883	Summerset Apartments	RC	120	119	\$6,231,580	\$0	Sacramento	Sacramento	5	9	6
CA-2008-884	Cloverdale Garden Apartments & Vineyard Manor	RC	70	69	\$3,464,480	\$0	Cloverdale	Sonoma	1	1	2
CA-2008-885	Niland Apartments	RC	38	37	\$1,055,520	\$0	Niland	Imperial	51	80	40
CA-2008-886	Terracina at Elk Grove Apartments	RC	124	122	\$4,503,440	\$0	Elk Grove	Sacramento	3	15	6
CA-2008-887	Tassafaronga Village Phase I	NC	137	136	\$25,076,080	\$0	Oakland	Alameda	9	16	9
CA-2008-888	Three Courtyards	NC	52	51	\$8,951,030	\$0	Los Angeles	Los Angeles	28	39	20
CA-2008-889	Hollywood Bungalow Courts Apartments	RC	42	41	\$3,937,370	\$0	Hollywood	Los Angeles	33	42	26
CA-2008-890	Golden Age Garden	RC	76	75	\$4,841,850	\$0	San Diego	San Diego	53	39	79
CA-2008-892	Creekside Apartments	RC	49	48	\$1,142,790	\$0	Temecula	Riverside	48	66	36
CA-2008-895	Leffingwell Manor	RC	89	88	\$4,140,880	\$0	Unincorp.	Los Angeles	39	58	30
CA-2008-896	Cherrylee Gardens	RC	78	77	\$5,272,010	\$0	El Monte	Los Angeles	32	49	24
CA-2008-897	Drake Manor	RC	109	108	\$4,081,660	\$0	Pomona	Los Angeles	38	61	32
CA-2008-898	Casa Lucerna	RC	75	74	\$3,026,690	\$0	Unincorp LA County	Los Angeles	38	58	30
CA-2008-899	Arrow Plaza	RC	64	63	\$3,331,510	\$0	Unincorp. LA County	Los Angeles	32	57	29
CA-2008-900	Bonnie Brae Village	NC	92	91	\$12,328,830	\$0	Los Angeles	Los Angeles	30	46	22
CA-2008-902	Hollywood & Vine Apartments	NC	375	78	\$12,297,360	\$0	Los Angeles	Los Angeles	31	45	26
CA-2008-904	Los Medanos Village	NC	71	70	\$11,403,270	\$0	Pittsburg	Contra Costa	7	11	7
CA-2008-905	Desert Palms Apartments	RC	112	111	\$4,857,440	\$1,804,191	Coachella	Riverside	45	80	40
CA-2008-906	Fourth Street Apartments	NC	100	99	\$15,406,330	\$5,722,351	San Jose	Santa Clara	16	24	10
CA-2008-908	Mountain View Apartments	RC	80	79	\$3,688,170	\$1,369,893	Beaumont	Riverside	41	65	37
CA-2008-909	Rosa Gardens Apartments	NC	57	56	\$6,545,660	\$2,431,244	Palm Springs	Riverside	45	80	37
CA-2008-910	Rochdale Grange Community	NC	44	43	\$4,901,030	\$0	Woodland	Yolo	1	8	5
CA-2008-911	Fabian Way	NC	56	55	\$6,181,850	\$2,296,114	Palo Alto	Santa Clara	14	21	11
CA-2008-912	Poplar Street Apartments	NC	44	43	\$4,882,830	\$1,813,623	Loma Linda	San Bernardino	41	63	31
CA-2008-914	The Crossings at Morgan Hill	RC	24	24	\$2,431,020	\$404,725	Morgan Hill	Santa Clara	11	27	15
CA-2008-915	Gleason Park	NC	93	92	\$12,705,000	\$0	Stockton	San Joaquin	18	17	5
CA-2008-918	Montclair Place	RC	268	266	\$13,782,520	\$0	Antioch	Contra Costa	10	11	7

**Table B-5**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Allocations By Application Number**

TCAC #	Project Name	Construction Type	Low		Total Federal Allocation	Total State Allocation	City	County	Congress. District	State Assembly	Senate District
			Total Units	Income Units							
CA-2008-919	The Arbor on Date	NC	40	39	\$4,262,390	\$0	Lancaster	Los Angeles	22	36	17
CA-2008-921	Tres Lomas Garden Apartments	RC	46	45	\$2,088,540	\$0	Los Angeles	Los Angeles	30	44	21
CA-2008-922	Montecito Village	RC	70	69	\$3,749,050	\$0	Ramona	San Diego	52	77	36
CA-2008-923	Columbus Square Apts.	RC	64	63	\$3,741,450	\$0	North Hills	Los Angeles	28	39	20
CA-2008-924	MacArthur Park Metro Apartments	NC	90	89	\$12,748,010	\$0	Los Angeles	Los Angeles	31	46	22
CA-2008-925	Crossings West	NC	154	31	\$2,033,090	\$0	Hesperia	San Bernardino	41	59	17
CA-2008-929	St. Marks	RC	108	107	\$8,069,980	\$0	Oakland	Alameda	9	16	9
CA-2008-930	Santa Clara Terrace Apartments	RC	67	66	\$3,782,260	\$0	Santa Clarita	Los Angeles	25	38	17
CA-2008-931	Valley Commons Apartments	RC	49	48	\$1,688,650	\$0	Grass Valley	Nevada	2	3	4
CA-2008-932	Bonnie Brae Apartments	NC	53	52	\$9,216,380	\$0	Los Angeles	Los Angeles	34	46	22
CA-2008-934	Arena Seniors	NC	240	239	\$11,341,480	\$0	Sacramento	Sacramento	5	5	6
CA-2008-936	Estabrook Senior Housing	NC	51	50	\$7,321,100	\$0	San Leandro	Alameda	13	18	10
CA-2008-937	Tassafaronga Village 2	NC	20	19	\$3,376,010	\$0	Oakland	Alameda	9	16	9
CA-2008-941	36th Street & Broadway Apartments for Transition Age Youth	RC	27	25	\$3,471,420	\$0	Los Angeles	Los Angeles	31	46	22
CA-2008-942	Jose's Place Apartments	RC	44	43	\$2,201,430	\$0	Ione	Amador	4	10	1
CA-2008-943	Academy Hall	RC	46	45	\$2,695,790	\$0	Los Angeles	Los Angeles	35	51	25
CA-2008-946	The Preserve	NC	250	53	\$2,714,600	\$0	Chino	San Bernardino	42	61	29
CA-2008-947	Ashland Village Apartments	RC	142	140	\$9,630,710	\$0	San Leandro	Alameda	9	18	10
CA-2008-950	Shadow Way Apartments	RC	144	143	\$8,672,650	\$0	Oceanside	San Diego	49	73	38
CA-2008-951	Tonner Hills Apartments	NC	94	93	\$11,154,870	\$0	Brea	Orange	48	72	29
CA-2008-954	Senior Manor	RC	84	83	\$4,051,400	\$0	Fairfield	Solano	7	8	4
CA-2008-955	Southcrest Apartments	RC	30	29	\$1,441,420	\$0	Sacramento	Sacramento	5	9	6
CA-2008-956	Shiloh Arms Apartments	RC	106	106	\$4,249,830	\$0	Sacramento	Sacramento	5	9	6
CA-2008-957	Fairmount Apartments	RC	31	30	\$4,485,020	\$0	Oakland	Alameda	9	16	9
CA-2008-959	Whitney Ranch Apartments	NC	156	154	\$11,872,780	\$0	Rocklin	Placer	4	4	4
CA-2008-961	St. Joseph's Senior Apartments	RC	84	83	\$12,931,660	\$0	Oakland	Alameda	9	16	9
CA-2008-963	Lincoln Anaheim Phase II	NC	74	73	\$11,340,890	\$0	Anaheim	Orange	47	72	34
CA-2008-964	Nihonmachi Terrace	RC	245	234	\$11,446,540	\$0	San Francisco	San Francisco	8	13	3
<b>Total of 122 Projects</b>			<b>12,355</b>	<b>11,433</b>	<b>866,046,950</b>	<b>27,512,886</b>					

**Table B-6**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Awards by County**

<i>TCAC #</i>	<i>Project Name</i>	<i>Low Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>Housing Type</i>
<b>Alameda</b>						
CA-2008-807	Villa Springs	65	\$3,610,480	\$0	Hayward	Non-Targeted
CA-2008-810	Garden Manor	71	\$3,494,730	\$0	Oakland	
CA-2008-846	The Altheim Senior Housing Phase II	80	\$10,440,550	\$0	Oakland	Senior
CA-2008-887	Tassafaronga Village Phase I	136	\$25,076,080	\$0	Oakland	Large Family
CA-2008-936	Estabrook Senior Housing	50	\$7,321,100	\$0	San Leandro	Senior
CA-2008-937	Tassafaronga Village 2	19	\$3,376,010	\$0	Oakland	Special Needs
CA-2008-947	Ashland Village Apartments	140	\$9,630,710	\$0	San Leandro	At-Risk
CA-2008-957	Fairmount Apartments	30	\$4,485,020	\$0	Oakland	Special Needs
CA-2008-961	St. Joseph's Senior Apartments	83	\$12,931,660	\$0	Oakland	Senior
CA-2008-929	St. Marks	107	\$8,069,980	\$0	Oakland	Senior
	<b>Total of 10 Projects</b>	<b>781</b>	<b>\$88,436,320</b>	<b>\$0</b>		
<b>Amador</b>						
CA-2008-942	Jose's Place Apartments	43	\$2,201,430	\$0	Ione	Senior
	<b>Total of 1 Project</b>	<b>43</b>	<b>\$2,201,430</b>	<b>\$0</b>		
<b>Contra Costa</b>						
CA-2008-904	Los Medanos Village	70	\$11,403,270	\$0	Pittsburg	Large Family
CA-2008-918	Montclair Place	266	\$13,782,520	\$0	Antioch	Non-Targeted
	<b>Total of 2 Projects</b>	<b>336</b>	<b>\$25,185,790</b>	<b>\$0</b>		
<b>El Dorado</b>						
CA-2008-819	Tahoe Senior Plaza II	32	\$3,457,240	\$0	South Lake Tahoe	Senior
	<b>Total of 1 Project</b>	<b>32</b>	<b>\$3,457,240</b>	<b>\$0</b>		
<b>Fresno</b>						
CA-2008-830	Yosemite Village	68	\$4,091,100	\$0	Fresno	Large Family
	<b>Total of 1 Project</b>	<b>68</b>	<b>\$4,091,100</b>	<b>\$0</b>		
<b>Imperial</b>						
CA-2008-862	Calexico Village/Heber Village II	59	\$1,609,470	\$0	Calexico/Heber	At-Risk
CA-2008-885	Niland Apartments	37	\$1,055,520	\$0	Niland	At-Risk
	<b>Total of 2 Projects</b>	<b>96</b>	<b>\$2,664,990</b>	<b>\$0</b>		
<b>Kern</b>						
CA-2008-863	Lamont Family Apartments	63	\$6,921,160	\$0	Lamont	Large Family
	<b>Total of 1 Project</b>	<b>63</b>	<b>\$6,921,160</b>	<b>\$0</b>		

**Table B-6  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 4% Tax Credit Awards by County**

<i>TCAC #</i>	<i>Project Name</i>	<i>Low Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>Housing Type</i>
	<b>Lake</b>					
CA-2008-829	Ridge Lake Apartments	90	\$3,011,350	\$0	Clearlake	At-Risk
	<b>Total of 1 Project</b>	<b>90</b>	<b>\$3,011,350</b>	<b>\$0</b>		
	<b>Los Angeles</b>					
CA-2008-818	Sierra Bonita Apartments	41	\$7,608,590	\$0	West Hollywood	
CA-2008-822	Grand Plaza Apartments	301	\$10,931,150	\$0	Los Angeles	Senior
CA-2008-834	Charles Cobb Apartments	74	\$7,963,510	\$0	Los Angeles	Single Room
CA-2008-835	Alexandria House Apartments	15	\$1,425,270	\$0	Los Angeles	Special Needs
CA-2008-837	Chinatown Blossom Plaza	53	\$10,099,100	\$0	Los Angeles	
CA-2008-838	Adams and Central Mixed-Use Development	79	\$12,414,260	\$0	Los Angeles	Large Family
CA-2008-868	Angelus Plaza	757	\$16,951,690	\$0	Los Angeles	Senior
CA-2008-869	Angelus Plaza North	330	\$38,274,350	\$0	Los Angeles	Senior
CA-2008-870	Regent Plaza	106	\$4,892,960	\$0	Inglewood	Senior
CA-2008-871	Inglewood Meadows	198	\$10,773,670	\$0	Inglewood	Senior
CA-2008-888	Three Courtyards	51	\$8,951,030	\$0	Los Angeles	Large Family
CA-2008-889	Hollywood Bungalow Courts Apartments	41	\$3,937,370	\$0	Hollywood	Special Needs
CA-2008-895	Leffingwell Manor	88	\$4,140,880	\$0	Unincorp.	Senior
CA-2008-896	Cherrylee Gardens	77	\$5,272,010	\$0	El Monte	Senior
CA-2008-897	Drake Manor	108	\$4,081,660	\$0	Pomona	Senior
CA-2008-898	Casa Lucerna	74	\$3,026,690	\$0	Unincorp LA County	Senior
CA-2008-899	Arrow Plaza	63	\$3,331,510	\$0	Unincorp. LA County	Senior
CA-2008-900	Bonnie Brae Village	91	\$12,328,830	\$0	Los Angeles	Senior
CA-2008-902	Hollywood & Vine Apartments	78	\$12,297,360	\$0	Los Angeles	Large Family
CA-2008-919	The Arbor on Date	39	\$4,262,390	\$0	Lancaster	Large Family
CA-2008-921	Tres Lomas Garden Apartments	45	\$2,088,540	\$0	Los Angeles	At-Risk
CA-2008-923	Columbus Square Apts.	63	\$3,741,450	\$0	North Hills	At-Risk
CA-2008-924	MacArthur Park Metro Apartments	89	\$12,748,010	\$0	Los Angeles	Large Family
CA-2008-930	Santa Clara Terrace Apartments	66	\$3,782,260	\$0	Santa Clarita	Large Family
CA-2008-932	Bonnie Brae Apartments	52	\$9,216,380	\$0	Los Angeles	Large Family
CA-2008-941	36th Street & Broadway Apartments for Transition Age Youth	25	\$3,471,420	\$0	Los Angeles	Special Needs
CA-2008-943	Academy Hall	45	\$2,695,790	\$0	Los Angeles	Non-Targeted
	<b>Total of 27 Projects</b>	<b>3,049</b>	<b>\$220,708,130</b>	<b>\$0</b>		
	<b>Mendocino</b>					
CA-2008-867	Clara Court Apartments	32	\$3,700,150	\$0	Ukiah	Non-Targeted
	<b>Total of 1 Project</b>	<b>32</b>	<b>\$3,700,150</b>	<b>\$0</b>		

**Table B-6  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
2008 4% Tax Credit Awards by County**

<i>TCAC #</i>	<i>Project Name</i>	<i>Low Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>Housing Type</i>
<b>Monterey</b>						
CA-2008-877	Salinas Gateway Apartments	51	\$6,835,800	\$0	Salinas	Special Needs
	<b>Total of 1 Project</b>	<b>51</b>	<b>\$6,835,800</b>	<b>\$0</b>		
<b>Napa</b>						
CA-2008-813	Palisades Apartments	23	\$3,341,340	\$0	Calistoga	
CA-2008-847	Rohlffs Concordia Manor/Rohlffs Manor III	352	\$7,817,510	\$0	Napa	Senior
	<b>Total of 2 Projects</b>	<b>375</b>	<b>\$11,158,850</b>	<b>\$0</b>		
<b>Nevada</b>						
CA-2008-832	Hennes Flats	92	\$12,344,200	\$0	Truckee	Large Family
CA-2008-864	Springhill Gardens Apartments	119	\$5,621,370	\$0	Grass Valley	Non-Targeted
CA-2008-931	Valley Commons Apartments	48	\$1,688,650	\$0	Grass Valley	At-Risk
	<b>Total of 3 Projects</b>	<b>259</b>	<b>\$19,654,220</b>	<b>\$0</b>		
<b>Orange</b>						
CA-2008-849	Pacific Court Apartments	47	\$5,497,940	\$0	Huntington Beach	Large Family
CA-2008-951	Tonner Hills Apartments	93	\$11,154,870	\$0	Brea	Large Family
CA-2008-963	Lincoln Anaheim Phase II	73	\$11,340,890	\$0	Anaheim	Large Family
	<b>Total of 3 Projects</b>	<b>213</b>	<b>\$27,993,700</b>	<b>\$0</b>		
<b>Placer</b>						
CA-2008-815	Golden Village Apartments	48	\$2,477,960	\$0	Lincoln	At-Risk
CA-2008-840	Vintage Square at Westpark Senior Apartments	150	\$9,476,580	\$0	Roseville	Senior
CA-2008-865	Sunset St Apartments	102	\$4,510,710	\$0	Rocklin	At-Risk
CA-2008-959	Whitney Ranch Apartments	154	\$11,872,780	\$0	Rocklin	Large Family
	<b>Total of 4 Projects</b>	<b>454</b>	<b>\$28,338,030</b>	<b>\$0</b>		
<b>Riverside</b>						
CA-2008-805	Thunderbird/San Jacinto Vista Apartments	100	\$2,756,210	\$0	Mecca/Perris	At-Risk
CA-2008-806	Rio Colorado Apartments & Townhomes	69	\$3,149,750	\$0	Blythe	Large Family
CA-2008-824	Terracina Apartments	54	\$2,148,570	\$0	San Jacinto	
CA-2008-853	Mission Village Senior Apartments	101	\$6,494,780	\$0	Riverside	Senior
CA-2008-892	Creekside Apartments	48	\$1,142,790	\$0	Temecula	At-Risk
CA-2008-905	Desert Palms Apartments	111	\$4,857,440	\$1,804,191	Coachella	At-Risk
CA-2008-908	Mountain View Apartments	79	\$3,688,170	\$1,369,893	Beaumont	At-Risk
CA-2008-909	Rosa Gardens Apartments	56	\$6,545,660	\$2,431,244	Palm Springs	Large Family
	<b>Total of 8 Projects</b>	<b>618</b>	<b>\$30,783,370</b>	<b>\$5,605,328</b>		

**Table B-6**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Awards by County**

<i>TCAC #</i>	<i>Project Name</i>	<i>Low Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>Housing Type</i>
<b>Sacramento</b>						
CA-2008-800	Montego Falls Apartments	131	\$10,491,400	\$0	Elk Grove	Non-Targeted
CA-2008-808	The Norden Terrace Apartments	202	\$13,370,160	\$0	North Highlands	Large Family
CA-2008-809	The Corsair Park senior Apartments	111	\$6,044,770	\$0	North Highlands	Senior
CA-2008-816	18th & L Street Apartments	36	\$3,151,920	\$0	Sacramento	Large Family
CA-2008-843	Broadway Senior Center Apartments	119	\$4,214,140	\$0	Sacramento	At-Risk
CA-2008-844	Casa de Angelo Apartments	99	\$3,632,170	\$0	Sacramento	At-Risk
CA-2008-874	Copperstone Village I Family Apartments	102	\$8,177,260	\$0	Sacramento	Large Family
CA-2008-883	Summerset Apartments	119	\$6,231,580	\$0	Sacramento	Non-Targeted
CA-2008-886	Terracina at Elk Grove Apartments	122	\$4,503,440	\$0	Elk Grove	Large Family
CA-2008-934	Arena Seniors	239	\$11,341,480	\$0	Sacramento	Senior
CA-2008-955	Southcrest Apartments	29	\$1,441,420	\$0	Sacramento	At-Risk
CA-2008-956	Shiloh Arms Apartments	106	\$4,249,830	\$0	Sacramento	Large Family
	<b>Total of 12 Projects</b>	<b>1,415</b>	<b>\$76,849,570</b>	<b>\$0</b>		
<b>San Bernardino</b>						
CA-2008-827	Montclair Senior Housing Project	84	\$7,225,000	\$0	Montclair	Senior
CA-2008-836	Horizons at Olive Street	66	\$7,401,870	\$0	Hesperia	Large Family
CA-2008-876	Rancho Workforce Apartments	131	\$9,181,960	\$0	Rancho Cucamonga	Large Family
CA-2008-912	Poplar Street Apartments	43	\$4,882,830	\$1,813,623	Loma Linda	Large Family
CA-2008-925	Crossings West	31	\$2,033,090	\$0	Hesperia	Large Family
CA-2008-946	The Preserve	53	\$2,714,600	\$0	Chino	Non-Targeted
	<b>Total of 6 Projects</b>	<b>408</b>	<b>\$33,439,350</b>	<b>\$1,813,623</b>		
<b>San Diego</b>						
CA-2008-801	Ten Fifty B Apartments	109	\$18,345,050	\$0	San Diego	Large Family
CA-2008-804	Ten Fifty B Apartments	117	\$19,956,780	\$0	San Diego	Large Family
CA-2008-814	Country Club	90	\$7,574,940	\$0	Oceanside	Large Family
CA-2008-821	Turnagain Arms Apartments	79	\$4,670,200	\$0	Fallbrook	Large Family
CA-2008-825	Springbrook Grove	43	\$7,761,470	\$0	Fallbrook	
CA-2008-828	Palomar Apartments	167	\$6,045,910	\$0	Chula Vista	Large Family
CA-2008-841	Beachwind Court	15	\$1,321,660	\$0	Imperial Beach	Non-Targeted
CA-2008-881	Oak Knoll Villas	51	\$3,432,270	\$0	Poway	Non-Targeted
CA-2008-890	Golden Age Garden	75	\$4,841,850	\$0	San Diego	Senior
CA-2008-922	Montecito Village	69	\$3,749,050	\$0	Ramona	Large Family
CA-2008-950	Shadow Way Apartments	143	\$8,672,650	\$0	Oceanside	Non-Targeted
	<b>Total of 11 Projects</b>	<b>958</b>	<b>\$86,371,830</b>	<b>\$0</b>		

**Table B-6**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Awards by County**

<i>TCAC #</i>	<i>Project Name</i>	<i>Low Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>Housing Type</i>
<b>San Francisco</b>						
CA-2008-812	Mason Street Housing	55	\$12,406,300	\$0	San Francisco	Single Room
CA-2008-831	Rearidon Heights	81	\$3,141,800	\$0	San Francisco	
CA-2008-859	Geary Blvd. Senior Living and Health Center	148	\$16,207,360	\$5,852,656	San Francisco	Senior
CA-2008-860	Armstrong Place Senior Housing	115	\$12,608,000	\$0	San Francisco	Senior
CA-2008-866	Zygmunt Arendt House	46	\$5,244,330	\$0	San Francisco	Non-Targeted
CA-2008-964	Nihonmachi Terrace	234	\$11,446,540	\$0	San Francisco	Non-Targeted
	<b>Total of 6 Projects</b>	<b>679</b>	<b>\$61,054,330</b>	<b>\$5,852,656</b>		
<b>San Joaquin</b>						
CA-2008-826	Kentfield Apartments	89	\$4,218,380	\$0	Stockton	Large Family
CA-2008-915	Gleason Park	92	\$12,705,000	\$0	Stockton	Large Family
	<b>Total of 2 Projects</b>	<b>181</b>	<b>\$16,923,380</b>	<b>\$0</b>		
<b>San Mateo</b>						
CA-2008-858	Trestle Glen	117	\$11,742,410	\$4,543,193	Colma	Large Family
	<b>Total of 1 Project</b>	<b>117</b>	<b>\$11,742,410</b>	<b>\$4,543,193</b>		
<b>Santa Clara</b>						
CA-2008-817	Charter Court Apartments	93	\$7,373,230	\$0	San Jose	Senior
CA-2008-851	Belovida Santa Clara Senior Apartments	27	\$3,530,480	\$1,274,896	Santa Clara	Senior
CA-2008-852	Rincon Gardens - A Senior Housing Development	198	\$13,918,900	\$0	Campbell	Senior
CA-2008-906	Fourth Street Apartments	99	\$15,406,330	\$5,722,351	San Jose	Large Family
CA-2008-911	Fabian Way	55	\$6,181,850	\$2,296,114	Palo Alto	Senior
CA-2008-914	The Crossings at Morgan Hill	24	\$2,431,020	\$404,725	Morgan Hill	Large Family
	<b>Total of 6 Projects</b>	<b>496</b>	<b>\$48,841,810</b>	<b>\$9,698,086</b>		
<b>Santa Cruz</b>						
CA-2008-878	Bay Avenue Senior Apartments	108	\$10,263,100	\$0	Capitola	Senior
CA-2008-880	Mission Gardens	49	\$2,658,860	\$0	Santa Cruz	Large Family
	<b>Total of 2 Projects</b>	<b>157</b>	<b>\$12,921,960</b>	<b>\$0</b>		
<b>Solano</b>						
CA-2008-873	Continental Apartments	75	\$3,268,030	\$0	Suisun City	Non-Targeted
CA-2008-954	Senior Manor	83	\$4,051,400	\$0	Fairfield	Senior
	<b>Total of 2 Projects</b>	<b>158</b>	<b>\$7,319,430</b>	<b>\$0</b>		
<b>Sonoma</b>						
CA-2008-820	Rowan Court	61	\$9,287,220	\$0	Santa Rosa	

**Table B-6**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**2008 4% Tax Credit Awards by County**

<i>TCAC #</i>	<i>Project Name</i>	<i>Low Income Units</i>	<i>Total Federal Allocation</i>	<i>Total State Allocation</i>	<i>City</i>	<i>Housing Type</i>
CA-2008-884	Cloverdale Garden Apartments & Vineyard Manor	69	\$3,464,480	\$0	Cloverdale	Senior
	<b>Total of 2 Projects</b>	<b>130</b>	<b>\$12,751,700</b>	<b>\$0</b>		
<b>Ventura</b>						
CA-2008-839	Fillmore Central Station Town Home Apartments	20	\$3,892,730	\$0	Fillmore	Large Family
	<b>Total of 1 Project</b>	<b>20</b>	<b>\$3,892,730</b>	<b>\$0</b>		
<b>Yolo</b>						
CA-2008-802	Patios de Castillo Apts. & River Rose Apts.	44	\$1,619,320	\$0	West Sacramento	Large Family
CA-2008-803	Fair Plaza Senior Apartments	67	\$2,276,470	\$0	Woodland	Senior
CA-2008-910	Rochdale Grange Community	43	\$4,901,030	\$0	Woodland	Large Family
	<b>Total of 3 Projects</b>	<b>154</b>	<b>\$8,796,820</b>	<b>\$0</b>		
<b>Grand Total of 122 Projects</b>		<b>11,433</b>	<b>\$866,046,950</b>	<b>\$27,512,886</b>		

**APPENDIX C**  
**1987 – 2008 COMPLIANCE REPORT**

**Table C-1**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Active Projects by County 1987-2008\***

<i>County</i>	<i>January 1, 2008 Population**</i>	<i>% of Total</i>	<i>Number of Projects</i>	<i>% of Total</i>	<i>Low Income Units</i>	<i>% of Total</i>	<i>Total Federal Allocation</i>	<i>% of Total</i>	<i>Total State Allocation</i>	<i>% of Total</i>
ALAMEDA	1,543,000	4.06%	112	4.66%	7,854	4.03%	\$618,740,470	4.74%	\$34,848,429	3.78%
ALPINE	1,222	0.00%	0	0.00%	0	0.00%	\$0	0.00%	\$0	0.00%
AMADOR	37,943	0.10%	3	0.12%	160	0.08%	\$9,062,880	0.07%	\$892,896	0.10%
BUTTE	220,407	0.58%	14	0.58%	925	0.47%	\$59,820,830	0.46%	\$6,011,942	0.65%
CALAVERAS	46,127	0.12%	3	0.12%	108	0.06%	\$4,424,780	0.03%	\$1,684,684	0.18%
COLUSA	21,910	0.06%	3	0.12%	133	0.07%	\$6,463,750	0.05%	\$2,085,409	0.23%
CONTRA COSTA	1,051,674	2.76%	71	2.96%	7,164	3.67%	\$471,873,690	3.62%	\$30,006,759	3.25%
DEL NORTE	29,419	0.08%	3	0.12%	174	0.09%	\$15,751,420	0.12%	\$0	0.00%
EL DORADO	179,722	0.47%	13	0.54%	923	0.47%	\$57,453,090	0.44%	\$14,308,136	1.55%
FRESNO	931,098	2.45%	74	3.08%	6,572	3.37%	\$314,562,880	2.41%	\$31,076,095	3.37%
GLENN	29,195	0.08%	4	0.17%	203	0.10%	\$18,982,800	0.15%	\$5,018,729	0.54%
HUMBOLDT	132,821	0.35%	9	0.37%	364	0.19%	\$17,408,850	0.13%	\$4,344,297	0.47%
IMPERIAL	176,158	0.46%	39	1.62%	2,482	1.27%	\$171,720,790	1.32%	\$14,067,843	1.53%
INYO	18,152	0.05%	0	0.00%	0	0.00%	\$0	0.00%	\$0	0.00%
KERN	817,517	2.15%	73	3.04%	5,344	2.74%	\$379,931,960	2.91%	\$50,832,741	5.51%
KINGS	154,434	0.41%	14	0.58%	941	0.48%	\$81,202,890	0.62%	\$6,373,756	0.69%
LAKE	64,059	0.17%	10	0.42%	474	0.24%	\$27,427,440	0.21%	\$4,352,833	0.47%
LASSEN	35,757	0.09%	4	0.17%	143	0.07%	\$3,316,610	0.03%	\$435,387	0.05%
LOS ANGELES	10,363,850	27.24%	573	23.86%	41,798	21.42%	\$3,186,080,950	24.41%	\$82,233,832	8.92%
MADERA	150,887	0.40%	16	0.67%	875	0.45%	\$58,403,960	0.45%	\$6,794,294	0.74%
MARIN	257,406	0.68%	13	0.54%	638	0.33%	\$53,016,090	0.41%	\$5,005,852	0.54%
MARIPOSA	18,406	0.05%	3	0.12%	102	0.05%	\$2,079,880	0.02%	\$853,999	0.09%
MENDOCINO	90,163	0.24%	10	0.42%	407	0.21%	\$23,107,280	0.18%	\$2,905,191	0.32%
MERCED	255,250	0.67%	26	1.08%	1,411	0.72%	\$65,281,470	0.50%	\$13,736,482	1.49%
MODOC	9,702	0.03%	1	0.04%	47	0.02%	\$2,157,410	0.02%	\$0	0.00%
MONO	13,759	0.04%	2	0.08%	79	0.04%	\$10,092,700	0.08%	\$0	0.00%
MONTEREY	428,549	1.13%	39	1.62%	2,327	1.19%	\$200,803,960	1.54%	\$6,133,055	0.67%
NAPA	136,704	0.36%	14	0.58%	1,291	0.66%	\$67,653,110	0.52%	\$13,077,683	1.42%
NEVADA	99,186	0.26%	19	0.79%	1,183	0.61%	\$84,054,840	0.64%	\$4,517,333	0.49%
ORANGE	3,121,251	8.20%	103	4.29%	11,698	6.00%	\$614,932,120	4.71%	\$38,052,967	4.13%
PLACER	333,401	0.88%	29	1.21%	3,294	1.69%	\$150,919,710	1.16%	\$7,550,538	0.82%
PLUMAS	20,917	0.05%	2	0.08%	70	0.04%	\$1,308,170	0.01%	\$409,588	0.04%
RIVERSIDE	2,088,322	5.49%	102	4.25%	9,470	4.85%	\$553,519,080	4.24%	\$72,043,857	7.81%
SACRAMENTO	1,424,415	3.74%	114	4.75%	14,065	7.21%	\$684,391,270	5.24%	\$77,497,588	8.41%
SAN BENITO	57,784	0.15%	6	0.25%	198	0.10%	\$13,277,900	0.10%	\$196,916	0.02%
SAN BERNARDINO	2,055,766	5.40%	52	2.16%	4,922	2.52%	\$301,154,860	2.31%	\$51,331,638	5.57%
SAN DIEGO	3,146,274	8.27%	155	6.45%	15,906	8.15%	\$982,124,600	7.52%	\$30,026,328	3.26%
SAN FRANCISCO	824,525	2.17%	93	3.87%	8,365	4.29%	\$867,366,380	6.65%	\$29,613,274	3.21%

**Table C-1**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Active Projects by County 1987-2008\***

<i>County</i>	<i>January 1, 2008 Population**</i>	<i>% of Total</i>	<i>Number of Projects</i>	<i>% of Total</i>	<i>Low Income Units</i>	<i>% of Total</i>	<i>Total Federal Allocation</i>	<i>% of Total</i>	<i>Total State Allocation</i>	<i>% of Total</i>
SAN JOAQUIN	685,660	1.80%	33	1.37%	2,426	1.24%	\$154,921,740	1.19%	\$21,141,998	2.29%
SAN LUIS OBISPO	269,337	0.71%	20	0.83%	640	0.33%	\$52,979,200	0.41%	\$2,721,474	0.30%
SAN MATEO	739,469	1.94%	32	1.33%	1,729	0.89%	\$172,100,750	1.32%	\$15,793,026	1.71%
SANTA BARBARA	428,655	1.13%	31	1.29%	2,201	1.13%	\$162,742,080	1.25%	\$5,045,130	0.55%
SANTA CLARA	1,837,075	4.83%	153	6.37%	15,468	7.93%	\$1,037,335,320	7.95%	\$94,068,552	10.20%
SANTA CRUZ	266,519	0.70%	26	1.08%	1,465	0.75%	\$135,228,720	1.04%	\$3,727,729	0.40%
SHASTA	182,236	0.48%	15	0.62%	886	0.45%	\$54,131,620	0.41%	\$12,570,255	1.36%
SIERRA	3,380	0.01%	1	0.04%	48	0.02%	\$842,050	0.01%	\$0	0.00%
SISKIYOU	45,971	0.12%	2	0.08%	64	0.03%	\$1,447,090	0.01%	\$539,996	0.06%
SOLANO	426,757	1.12%	29	1.21%	2,611	1.34%	\$111,539,940	0.85%	\$4,595,644	0.50%
SONOMA	484,470	1.27%	63	2.62%	4,095	2.10%	\$328,936,770	2.52%	\$12,150,464	1.32%
STANISLAUS	525,903	1.38%	19	0.79%	1,428	0.73%	\$65,385,020	0.50%	\$14,704,719	1.59%
SUTTER	95,878	0.25%	2	0.08%	93	0.05%	\$4,642,670	0.04%	\$1,661,812	0.18%
TEHAMA	62,419	0.16%	6	0.25%	271	0.14%	\$14,801,060	0.11%	\$2,735,774	0.30%
TRINITY	13,966	0.04%	2	0.08%	64	0.03%	\$1,277,520	0.01%	\$969,996	0.11%
TULARE	435,254	1.14%	53	2.21%	2,758	1.41%	\$182,448,590	1.40%	\$32,318,050	3.51%
TUOLUMNE	56,799	0.15%	10	0.42%	529	0.27%	\$29,394,060	0.23%	\$2,835,550	0.31%
VENTURA	831,587	2.19%	46	1.92%	3,713	1.90%	\$209,268,130	1.60%	\$16,198,298	1.76%
YOLO	199,066	0.52%	31	1.29%	2,031	1.04%	\$116,185,900	0.89%	\$17,165,521	1.86%
YUBA	71,929	0.19%	7	0.29%	468	0.24%	\$36,198,260	0.28%	\$12,687,284	1.38%
<b>Totals</b>	<b>38,049,462</b>	<b>100.00%</b>	<b>2,402</b>	<b>100.00%</b>	<b>195,098</b>	<b>100.00%</b>	<b>\$13,051,677,360</b>	<b>100.00%</b>	<b>\$921,951,623</b>	<b>100.00%</b>

\* Includes tax-exempt bond financed projects

\*\* State of California, Department of Finance, E-1 Population Estimates for Cities, Counties and the State with Annual Percent Change - January 1, 2007 and 2008  
Sacramento, California, May 2008.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-1987-008	HDR Fund I Apartments	Extended	76	76	76
CA-1987-009	HDR Fund II Apartments	Extended	49	49	49
CA-1987-011	Dos Palos Apts.	Extended	40	40	37
CA-1987-014	Battle Creek Family Apts.	Extended	24	24	23
CA-1987-046	Cypress Glen	Extended	54	27	52
CA-1987-053	Olive Court	Extended	24	24	23
CA-1987-055	Carson Ridge II Apts.	Extended	36	36	32
CA-1987-056	Desert Oak Apts.	Extended	42	42	39
CA-1987-060	Fresno Four-Plex	Extended	4	4	4
CA-1987-064	MidCities	Extended	59	59	45
CA-1987-073	Live Oak Apartments	Extended	328	69	n/a
CA-1988-000	Harbor Tower	Extended	180	180	179
CA-1988-001	Meredith Manor	Extended	40	40	30
CA-1988-002	Madrone Hotel	Extended	32	32	31
CA-1988-005	Villa Rosa Apts.	Extended	44	44	44
CA-1988-006	Feather River Apts.	Extended	34	34	32
CA-1988-007	Sierra Meadows Apts	Extended	35	35	34
CA-1988-008	Strathmore Villa Apts.	Extended	42	42	40
CA-1988-010	Conquistador Villa Apartments	Extended	38	38	34
CA-1988-013	Exeter Apartments	Extended	58	58	55
CA-1988-016	Cottonwood Creek Apts.	Extended	32	32	32
CA-1988-017	Noble Creek Apts	Extended	54	54	54
CA-1988-018	Citrus Pointe II Apartments	Extended	50	50	48
CA-1988-021	Central Valley II Apartments	Extended	38	38	33
CA-1988-022	Pixley Apts.	Extended	40	40	37
CA-1988-024	Anderson Court	Extended	36	36	36
CA-1988-026	Weaver Creek Apts.	Extended	26	26	25
CA-1988-027	Garden Estates	Extended	44	44	40
CA-1988-028	Ridgeway Hotel	Extended	58	58	48
CA-1988-029	Sonora Terrace	Extended	46	46	44
CA-1988-031	23rd Avenue Project	Extended	4	4	4
CA-1988-032	MacArthur Blvd. (04 & 05)	Extended	20	20	4
CA-1988-038	2648 Parker Avenue	Extended	4	4	4
CA-1988-041	California Terrace Apts.	Extended	32	32	29
CA-1988-042	Riverland Apts.	Extended	75	75	74
CA-1988-043	Visalia Garden Villas	Extended	60	60	0
CA-1988-044	Nice Village Apartments	Extended	28	28	27
CA-1988-045	Olympic Villa Apts.	Extended	27	27	26
CA-1988-046	1313 Castillo	Extended	3	3	3
CA-1988-047	Kingswood Apartments	Extended	43	43	43
CA-1988-048	SCA Homes	Extended	30	30	30
CA-1988-049	Bear Mountain Apts.	Extended	36	36	34
CA-1988-051	Atrium Apts.	Extended	12	12	n/a
CA-1988-055	Pacific Oaks	Extended	103	103	54
CA-1988-056	Salton II Village Apts.	Extended	30	30	22
CA-1988-058	Reedley Elderly	Extended	23	23	23
CA-1988-062	Magnolia Plaza Apts.	Extended	124	124	74
CA-1988-066	Vendome Apt.	Extended	43	41	44
CA-1988-067	S. Norton Avenue	Extended	20	20	19
CA-1988-068	Woods Manor	Extended	80	80	78
CA-1988-069	Virginia Avenue	Extended	28	20	27
CA-1988-070	Exeter Senior Villa	Extended	44	44	44
CA-1988-071	Arminta North and South	Extended	60	12	40

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-1988-072	Magnolia Acres	Extended	40	40		10
CA-1988-073	Flores Apartments	Extended	26	26		26
CA-1988-076	Heather Ridge Apts.	Extended	56	56		55
CA-1988-081	Citrus Ave.	Extended	6	6		6
CA-1988-083	Flamingo Garden Senior	Extended	58	58		58
CA-1988-084	Parkwood Meadows No. 2	Extended	2	2		1
CA-1988-086	Huntwood Commons	Extended	40	40		40
CA-1988-087	1714-1716 Eleventh Street	Extended	2	2		2
CA-1988-088	Riverview Plaza	Extended	123	123		122
CA-1988-089	Cherry Blossom	Extended	70	70		21
CA-1988-090	Grandview Apartments	Extended	27	27		27
CA-1988-093	Prospect Villa Apts.	Extended	14	14		14
CA-1988-094	Glenhaven Park	Extended	15	15		5
CA-1988-098	Poinsettia Street Apts.	Extended	20	20		20
CA-1988-101	1513 W. Pico Blvd.	Extended	32	32		32
CA-1988-105	Peter Claver Community	Extended	32	32		30
CA-1988-106	Schillo Gardens	Extended	29	29		29
CA-1988-108	45th Street	Extended	2	2		2
CA-1988-210	Dunbar Hotel	Extended	73	73		44
CA-1988-218	LA Pro I Apts.	Extended	124	124		75
CA-1989-000	MacArthur Park Towers	Extended	183	183		181
CA-1989-004	Hotel de Riviera	Extended	30	30		31
CA-1989-006	Pershing Hotel	Extended	65	65		65
CA-1989-008	Sanford Hotel	Extended	130	130		129
CA-1989-009	The Fountains	Extended	124	117		123
CA-1989-015	Guadalupe Apts.	Extended	23	23		23
CA-1989-016	Bear River Apts.	Extended	24	24		22
CA-1989-017	Weaver Creek Senior Center Apts.	Extended	38	38		35
CA-1989-018	Grass Valley Senior Center Apts.	Extended	34	34		33
CA-1989-019	Villa Parke Homes	Extended	9	9		9
CA-1989-020	New Palace Hotel	Extended	80	80		80
CA-1989-021	Gridley Springs	Extended	32	32		32
CA-1989-023	Madrone Village	Extended	23	23		22
CA-1989-024	Country Way Apts.	Extended	41	41		38
CA-1989-025	Point Arena Village Apts.	Extended	26	26		23
CA-1989-026	Heber II Village Apts.	Extended	24	24		24
CA-1989-027	Calexico Village Apts.	Extended	36	36		35
CA-1989-031	DeRose Gardens	Extended	76	76		75
CA-1989-032	Redwood Creek Apts.	Extended	48	48		46
CA-1989-033	Ridgecrest Village Apts. II	Extended	12	12		10
CA-1989-036	Blythe Duplex #1	Extended	2	2		2
CA-1989-037	Blythe Duplex #2	Extended	2	2		1
CA-1989-038	Blythe Duplex #3	Extended	2	2		2
CA-1989-039	Clearlake Village	Extended	35	35		31
CA-1989-041	Porterville Hotel	Extended	70	70		56
CA-1989-043	Duane Heights	Extended	14	14		4
CA-1989-044	Alta Vista Apts.	Extended	42	42		38
CA-1989-045	Maria Alicia	Extended	20	20		20
CA-1989-046	Siskiyou Valley Apts.	Extended	36	36		34
CA-1989-047	Grant Square	Extended	14	14		14
CA-1989-048	Niland Apts.	Extended	38	38		28
CA-1989-049	Thunderbird Apts.	Extended	54	54		52
CA-1989-050	Battle Creek Senior Apts.	Extended	40	40		40
CA-1989-051	Hudson Park II Apts	Extended	42	42		38

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit	Occupied Units **
				Units	
CA-1989-052	Pine Ridge Apts.	Extended	25	25	24
CA-1989-053	Harper Avenue Partners	Extended	17	17	17
CA-1989-055	East Garden Apartments	Extended	51	51	50
CA-1989-056	Woodlake Garden Apts.	Extended	48	48	47
CA-1989-057	California Park Apts.	Extended	45	45	45
CA-1989-059	Oak Terrace II Apts	Extended	37	37	36
CA-1989-064	Centennial Place	Extended	144	144	137
CA-1989-067	Redondo Apartments II	Extended	32	32	32
CA-1989-068	Blythe Duplexes	Extended	4	4	4
CA-1989-069	Los Alamos Senior Apartments	Extended	14	14	12
CA-1989-071	Mariposa Terrace II	Extended	36	36	35
CA-1989-074	Marengo Street Apts.	Extended	24	24	6
CA-1989-075	Terrace Gardens Seniors Apts.	Extended	150	135	n/a
CA-1989-078	2020-30 Cloverfield Boulevard	Extended	32	32	24
CA-1989-080	California Hotel	Extended	150	133	134
CA-1989-083	Autumn Village	Extended	40	40	40
CA-1989-087	Dent Avenue Commons	Extended	23	23	23
CA-1989-088	Ridgeview Commons	Extended	200	200	198
CA-1989-089	Mariposa Terrace Apts.	Extended	32	32	31
CA-1989-090	Haven Park Partners IV	Extended	12	12	12
CA-1989-091	Haven Park Partners III	Extended	15	15	15
CA-1989-092	Cloverdale Garden Apts.	Extended	34	34	33
CA-1989-093	Vista de Oro	Extended	22	22	22
CA-1989-094	San Jacinto Village Apts.	Extended	38	38	35
CA-1989-108	Ward Villas	Extended	120	120	118
CA-1989-109	Gilbert Lindsay Manor	Extended	137	137	125
CA-1989-118	Baywood Apts.	Extended	82	82	79
CA-1989-119	The Woodlands	Extended	23	23	19
CA-1989-131	Fitch Mountain Terrace II	Extended	20	20	19
CA-1989-140	Prentice Apartments	Extended	45	45	47
CA-1989-146	San Pedro Firm Building	Extended	42	42	40
CA-1989-157	Frank G. Mar Community Housing	Extended	119	119	117
CA-1989-223	Pacific Meadows	Extended	200	146	188
CA-1989-341	Rimrock Village	Extended	138	30	8
CA-1990-002	Newport Village Apartments	Extended	40	40	39
CA-1990-011	Villa Los Robles	Extended	8	8	8
CA-1990-012	Casa Loma Apartments	Yes	110	110	110
CA-1990-014	San Pedro Gardens	Extended	20	17	19
CA-1990-018	Yucaipa Terrace	Extended	51	51	51
CA-1990-019	Coronado Place	Yes	40	40	41
CA-1990-020	Meridian Apartments	Extended	236	236	214
CA-1990-030	The Willows	Extended	20	20	20
CA-1990-031	The Redwoods	Extended	24	24	24
CA-1990-032	Wheeler Manor	Yes	109	109	110
CA-1990-034	Dunning Apartments	Extended	26	24	23
CA-1990-035	Casa Esperanza	Extended	10	10	10
CA-1990-036	The Las Americas Hotel	Extended	60	60	60
CA-1990-037	Simone Hotel	Extended	123	123	123
CA-1990-038	Roberta Stevens Villas	Extended	40	40	39
CA-1990-039	Harper Community Apartments	Extended	22	22	22
CA-1990-043	Crescent Hotel	Extended	55	55	55
CA-1990-045	St. Mark's Hotel	Extended	91	91	91
CA-1990-046	Osage Apartments	Extended	21	21	20
CA-1990-049	The Hart Hotel	Extended	39	39	39

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-1990-050	Olympia Hotel	Yes	48	48		24
CA-1990-054	Watson Terrace Apartments	Extended	12	12		12
CA-1990-057	Corcoran Garden Apartments	Extended	38	38		37
CA-1990-058	Valley Ridge Senior Apartments	Extended	38	38		36
CA-1990-059	Crescent City Senior Apartments	Extended	38	38		37
CA-1990-060	Nevada City Senior Apartments	Extended	60	60		57
CA-1990-061	Vintage West Apartments	Extended	55	55		54
CA-1990-062	San Jacinto Senior Apartments	Extended	46	46		44
CA-1990-066	Hendley Circle Apartments	Extended	27	27		21
CA-1990-068	Greenwood-17th Street	Yes	7	5		7
CA-1990-076	Fox Creek	Extended	36	34		35
CA-1990-078	Villa San Ramon	Extended	120	24		24
CA-1990-079	Greenwood/Berkeley	Yes	7	5		6
CA-1990-081	Heather Glen	Extended	62	62		60
CA-1990-086	Caulfield Lane Apartments	Extended	22	22		22
CA-1990-094	Fourth Street Apartments	Yes	44	44		43
CA-1990-096	Greenwood/15th Street	Yes	9	8		9
CA-1990-097	Garcia Apartments	Yes	7	6		7
CA-1990-099	Green Valley Apartments	Extended	28	28		n/a
CA-1990-101	Embarcadero Triangle	Extended	177	167		167
CA-1990-102	Las Casas III Apartments	Extended	52	52		35
CA-1990-103	Rohlf's Manor	Extended	213	213		213
CA-1990-104	Woodhaven Senior Residences	Extended	104	102		102
CA-1990-107	Santana Apartments	Extended	30	30		28
CA-1990-108	James Lee Court	Extended	26	26		26
CA-1990-109	Lake Isabella Senior Apartments	Extended	46	46		44
CA-1990-110	Earlimart Senior Apartments	Extended	35	35		34
CA-1990-111	San Joaquin Senior Apartments	Extended	20	20		19
CA-1990-112	San Joaquin Apartments	Extended	38	38		36
CA-1990-113	Westwood Senior Apartments	Extended	24	24		22
CA-1990-114	Chowchilla Terrace Apartments (89-129)	Extended	0	0		n/a
CA-1990-116	Prospect Villa II Apartments	Extended	42	42		41
CA-1990-123	Palmer House	Extended	21	21		21
CA-1990-127	Sunflower Norton Apartments	Extended	10	10		8
CA-1990-132	Drasnin Manor	Yes	26	26		21
CA-1990-136	Kenneth Henry Court	Extended	51	51		50
CA-1990-137	Yucca Warren Vista Apartments	Extended	50	50		48
CA-1990-138	Blackberry Oaks Apartments	Extended	42	42		41
CA-1990-140	Almond Garden Family	Extended	31	30		30
CA-1990-142	Rhyolite Apartments	Extended	70	70		54
CA-1990-143	Bayless Garden Apartments	Extended	46	46		46
CA-1990-144	Oakwood II Apartments	Extended	54	54		50
CA-1990-147	Eucalyptus Garden Apartments	Yes	80	38		78
CA-1990-148	Phoenix House	Extended	156	156		155
CA-1990-149	Harmony Gate	Extended	70	70		70
CA-1990-150	Susanne B. Wilson Residence	Yes	63	63		62
CA-1990-151	Centertown Apartments	Extended	60	60		60
CA-1990-153	Connecticut Street Court	Extended	10	10		10
CA-1990-154	Steamboat Point Apartments	Extended	108	108		107
CA-1990-156	Padre Palou Apartments	Extended	18	17		18
CA-1990-157	Villa Santa Clara	Extended	30	30		27
CA-1990-159	Hunt's Grove Apartments	Extended	56	56		55
CA-1990-160	The Carquinez	Extended	35	35		29
CA-1990-172	Sierra Ridge	Extended	180	36		36

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-1990-173	Portola Meadows	Extended	176	36		33
CA-1990-174	Palm Springs View Apartments	Extended	120	119		112
CA-1990-175	Ponderosa Senior Housing	Extended	304	58		293
CA-1990-177	Rosewood Park/Willow Glen	Extended	36	36		33
CA-1991-004	Shaheen/Shehab	Extended	10	10		8
CA-1991-005	Villa La Posada	Yes	42	42		42
CA-1991-006	Shangri La Palms, Phase IV	Extended	17	17		13
CA-1991-009	Bella Vista Apartments Phase II (aka Terracina)	Yes	96	96		89
CA-1991-010	Terracina Apartments at San Jacinto	Extended	56	56		55
CA-1991-011	Richmond City Center Apartments	Yes	63	63		54
CA-1991-014	Stoney Creek Apartments	Extended	69	69		70
CA-1991-015	Washington Creek Apartments	Yes	32	31		28
CA-1991-020	El Centro	Yes	44	44		n/a
CA-1991-022	The Sanborn Hotel	Extended	46	46		46
CA-1991-024	Leonide Apartments	Extended	66	66		68
CA-1991-025	Lorin Station Plaza	Yes	14	14		14
CA-1991-026	East of Eaton	Extended	76	76		75
CA-1991-027	Coyote Run Apartments	Yes	140	140		139
CA-1991-028	Del Carlo Court	Yes	25	25		0
CA-1991-029	Turk Street Apartments	Yes	175	122		157
CA-1991-031	111 Jones Street Apartments	Yes	108	107		n/a
CA-1991-032	La Gema Del Barrio	Extended	6	6		6
CA-1991-038	Eleventh Avenue Apartments	Yes	22	22		22
CA-1991-046	Tierra Del Vista Apartments	Extended	54	54		50
CA-1991-049	Villa Del Rey Apartments	Extended	36	36		7
CA-1991-051	Village Park	Extended	50	50		49
CA-1991-058	Montgomery Oaks	Yes	21	21		21
CA-1991-059	Sultana Acres	Extended	36	36		36
CA-1991-060	Casa Gloria	Yes	46	46		46
CA-1991-061	Henderson Homes	Yes	11	11		11
CA-1991-063	Robinson Villa	Yes	12	12		12
CA-1991-064	Greenview Village Apartments	Extended	48	48		47
CA-1991-077	Glen Eden	Yes	36	36		35
CA-1991-078	Rancho Park	Yes	54	54		54
CA-1991-081	Santa Familia	Yes	79	78		74
CA-1991-082	Willow Court Phase I	Extended	6	6		6
CA-1991-083	The Farm	Yes	39	39		39
CA-1991-084	Open Doors	Yes	64	64		65
CA-1991-085	Sharmon Palms	Extended	24	24		22
CA-1991-088	Tower Apartments	Yes	50	50		49
CA-1991-090	Stonebridge	Yes	80	79		80
CA-1991-102	Daybreak Grove/Sunrise Place	Yes	21	21		21
CA-1991-103	Arlington Rodeo Apartments	Yes	29	29		29
CA-1991-104	Korean Youth Center Apts	Yes	19	19		19
CA-1991-107	Virginia Village	Yes	13	12		12
CA-1991-108	La Playa	Yes	8	8		n/a
CA-1991-109	Santa Fe Townhomes	Yes	31	30		27
CA-1991-128	Sage Wood Manor	Yes	65	65		62
CA-1991-133	Park Village Apartments	Yes	28	28		28
CA-1991-134	Raitt Street Apartments	Yes	6	6		6
CA-1991-137	San Felipe Homes	Yes	20	20		20
CA-1991-139	Terracina Apartments at Elk Grove	Yes	124	124		122
CA-1991-150	Jamestown Terrace	Extended	56	56		56
CA-1991-169	Dinuba Manor	Extended	24	24		24

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit	Occupied Units **
				Units	
CA-1991-171	San Pablo Suites	Extended	43	43	36
CA-1991-173	Norwood Estates	Yes	44	44	14
CA-1991-175	Pinewood Manor Apartments	Yes	26	26	24
CA-1991-177	Gridley Springs II	Yes	24	24	24
CA-1991-185	Willowbrook Apartments	Extended	80	16	17
CA-1991-186	Cottonwood Grove	Extended	150	30	150
CA-1991-187	Sequoia Knolls	Extended	52	20	52
CA-1991-191	Childs Avenue Apartments	Yes	27	27	27
CA-1991-192	Oakdale Senior Center	Yes	80	80	0
CA-1992-001	Crescent Arms	Yes	186	184	186
CA-1992-002	Calexico Senior Apts.	Yes	38	38	37
CA-1992-003	Mendota Village Apts.	Yes	44	44	42
CA-1992-004	Tuolumne City Senior Apts.	Yes	30	30	29
CA-1992-005	Rohit Villas	Yes	16	7	16
CA-1992-006	Cottage Gardens Apts.	Yes	17	17	17
CA-1992-007	Monte Vista Apts.	Yes	9	9	10
CA-1992-008	Sunshine Financial Group	Yes	5	5	5
CA-1992-010	Kristine Apartments	Yes	60	59	59
CA-1992-012	Tegeler Hotel	Yes	53	52	51
CA-1992-013	Twin Pines Apts.	Yes	39	39	39
CA-1992-017	Cypress Cove	Yes	52	52	52
CA-1992-018	Laurel/Norton Inter-generational Community Apt	Yes	41	40	41
CA-1992-019	Produce Place	Yes	95	95	95
CA-1992-020	Weldon Hotel	Yes	58	58	58
CA-1992-021	Senator Hotel	Yes	99	99	99
CA-1992-022	Villa Esperanza	Yes	33	33	33
CA-1992-023	Marion Hotel	Yes	44	44	42
CA-1992-024	Second Street Center	Yes	44	44	40
CA-1992-025	Parke Los Robles	Yes	12	12	12
CA-1992-026	Hope West Apartments	Yes	17	17	17
CA-1992-027	The Carlton Apartments	Yes	24	24	24
CA-1992-028	Crescent Court	Yes	32	32	40
CA-1992-033	Grosman Apartments	Yes	13	13	13
CA-1992-034	Gray's Meadow	Yes	52	51	49
CA-1992-035	Forest Winds	Yes	48	48	47
CA-1992-037	Young Apartments	Yes	66	65	65
CA-1992-039	Navy Blue Apartments	Yes	14	14	12
CA-1992-040	Ross Gardens Apartments	Yes	140	140	138
CA-1992-043	FAME Manor	Yes	56	56	56
CA-1992-044	FAME Gardens	Yes	81	81	81
CA-1992-048	Sherwood Manor Apartments	Yes	34	34	34
CA-1992-050	Jacob's Square	Yes	45	45	43
CA-1992-052	Courtland Hotel	Yes	97	97	97
CA-1992-054	Regency 50	Yes	50	50	49
CA-1992-056	Norbo Hotel	Yes	57	57	55
CA-1992-057	San Pablo Hotel	Yes	144	140	131
CA-1992-058	Hacienda Townhomes	Yes	52	51	51
CA-1992-059	La Brea/Franklin Apartments	Yes	40	40	39
CA-1992-060	Nevada Woods	Yes	78	77	73
CA-1992-061	Nevada Meadows	Yes	36	36	34
CA-1992-064	Glen Berry	Yes	49	49	48
CA-1992-070	St. Francis Terrace	Yes	48	48	42
CA-1992-071	Hillview Glen Apartments	Yes	138	138	130
CA-1992-072	Marina Apts	Yes	64	64	59

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-1992-073	Mercedes Apts	Yes	47	47		45
CA-1992-075	Minna Street Apartments	Yes	24	24		24
CA-1992-077	Walnut-Pixley	Yes	22	22		21
CA-1992-079	Silver Birch Apts.	Yes	34	34		34
CA-1992-089	Coachella Community Homes	Yes	98	95		98
CA-1992-090	Tlaquepaque	Yes	75	75		n/a
CA-1992-092	Central Avenue Village Square	Yes	45	45		45
CA-1992-093	One Wilkins Place	Yes	18	18		18
CA-1992-097	Colden Oaks	Yes	38	38		38
CA-1992-099	Terracina Oaks at Auburn	Yes	56	56		54
CA-1992-100	The Terraces at Capitol Park	Yes	60	60		59
CA-1992-101	Le Grand Apartments	Yes	35	35		31
CA-1992-103	Canon Kip Community House	Yes	104	104		102
CA-1992-107	Witmer City Lights	Yes	16	16		14
CA-1992-111	Fell Street Apartments	Yes	82	82		81
CA-1992-112	La Pradera	Yes	48	48		48
CA-1992-113	Almaden Lake Apartments	Yes	144	143		144
CA-1992-119	Wheatland Meadows aka Sunset Valley Apts	Yes	88	88		80
CA-1992-127	Beverly City Lights	Yes	40	40		39
CA-1992-128	Sequoia View Apts.	Yes	42	42		0
CA-1992-132	Mercado Apartments	Yes	144	142		142
CA-1992-135	Tuscany Villas [Villa Calabria]	Yes	36	36		35
CA-1992-139	Hismen Hin-Nu Terrace	Yes	92	90		90
CA-1992-140	Larkin Pine Senior Housing	Yes	63	63		61
CA-1992-141	1028 Howard Street Apartments	Yes	30	30		n/a
CA-1992-147	Parker Hotel	Yes	32	32		30
CA-1992-149	Norwood Avenue Family Hsg.	Yes	28	28		28
CA-1992-150	Curry Senior Apts.	Yes	48	48		47
CA-1992-151	Tierra Linda Apartments	Yes	18	18		18
CA-1992-152	Pajaro Court	Yes	10	10		10
CA-1992-155	Laureola Oaks	Yes	16	16		16
CA-1992-156	Hatfield Homes	Yes	48	48		47
CA-1992-157	El Centro Family Housing	Yes	8	8		8
CA-1992-161	Vintage Oaks Senior Apartments	Yes	241	241		232
CA-1992-163	The Knox SRO	Yes	140	140		121
CA-1992-166	Marcus Garvey Commons	Yes	22	22		20
CA-1992-169	Esperanza Garden Apts.	Yes	10	10		10
CA-1992-172	Rosamel Apartments	Yes	9	9		9
CA-1992-175	Chico Commons	Yes	72	72		72
CA-1992-176	Step Up On Second Street	Yes	36	35		36
CA-1992-178	Parkview Apartments	Yes	198	198		105
CA-1992-180	Vallejo Street Senior Apts.	Yes	45	45		44
CA-1992-186	Las Brisas	Yes	30	30		27
CA-1992-188	Windmere	Yes	50	50		47
CA-1992-190	Austin Manor Apartments	Yes	22	22		20
CA-1992-191	Plaza Hotel	Yes	27	27		13
CA-1992-192	Main Street Manor/Almond View	Yes	72	71		71
CA-1992-193	Shady Lane Apartments	Yes	34	34		34
CA-1992-194	The Shasta Hotel	Yes	80	80		76
CA-1992-195	Riverhouse Hotel	Yes	75	74		79
CA-1992-198	Plaza del Sol	Yes	58	57		57
CA-1992-205	The Meadows Apartments	Yes	134	133		134
CA-1992-207	Sherwood Manor	Yes	38	37		37
CA-1992-901	Altadena Vistas Apartments	Yes	22	22		22

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-1992-904	Del Norte Place	Yes	135	27	27
CA-1992-905	The Altamont Apartments	Extended	230	106	230
CA-1992-906	Villa Anaheim	Yes	135	134	135
CA-1992-908	Paloma del Mar	Yes	130	130	123
CA-1992-909	San Paulo Apartments	Yes	382	153	152
CA-1992-910	Holly Street Village	Yes	374	75	77
CA-1992-912	Madera Villa Apts	Yes	136	28	28
CA-1993-001	Winters Senior Center Apts	Yes	38	38	37
CA-1993-003	California Apts	Yes	42	42	41
CA-1993-004	The Oaks Apartments	Yes	36	36	36
CA-1993-005	Squaw Valley Apts	Yes	33	33	32
CA-1993-008	Baker Park	Yes	98	98	95
CA-1993-009	Woodpark Apartments	Yes	128	128	128
CA-1993-013	Elaine Null Court	Yes	14	14	14
CA-1993-016	Rustic Gardens	Yes	18	18	19
CA-1993-019	Soledad Senior Apts	Yes	40	40	39
CA-1993-020	Boulder Creek Apts	Yes	156	156	134
CA-1993-024	Longhorn Pavilion (aka Summit Ridge Apts)	Yes	304	304	299
CA-1993-026	Somerville I & II	Yes	41	41	41
CA-1993-027	La Villa Mariposa	Yes	115	115	115
CA-1993-028	La Posada	Yes	61	61	60
CA-1993-030	Fumbah Manor	Yes	18	18	18
CA-1993-031	Klimpel Manor	Yes	59	59	59
CA-1993-032	Klein School Site Senior Housing (Ginzton Terrace)	Yes	107	106	105
CA-1993-033	The Carroll Inn	Yes	121	121	120
CA-1993-034	W. Capitol Courtyard (94-802)	Yes	50	50	47
CA-1993-035	Temple/Edgeware Apts	Yes	108	106	107
CA-1993-036	Hillview Village	Yes	50	49	49
CA-1993-037	Solinas Village Apartments	Yes	52	51	50
CA-1993-038	Villa Solimar	Yes	32	32	32
CA-1993-040	Pinole Grove Senior Housing	Yes	70	69	68
CA-1993-043	Orchard Village Apartments	Yes	188	188	176
CA-1993-045	Palm Garden Apartments	Yes	89	89	90
CA-1993-046	Nueva Vista Apts	Yes	31	31	31
CA-1993-047	St. Andrews Bungalow Court	Yes	16	16	16
CA-1993-048	Werner Illing House (Argle Arms)	Yes	21	21	20
CA-1993-049	Fairview Village	Yes	8	8	8
CA-1993-050	The Boyd Hotel	Yes	61	61	58
CA-1993-051	Mary Andrews Clark Residence	Yes	152	152	147
CA-1993-053	Colina Vista Apts	Yes	35	35	35
CA-1993-054	Morrone Gardens	Yes	102	102	100
CA-1993-056	Las Serenas Senior Apartments	Yes	108	108	108
CA-1993-057	Terracina Apts at Vineyard	Yes	64	64	59
CA-1993-058	Umoja Apartments	Yes	30	30	30
CA-1993-059	Casa Carondelet	Yes	18	18	18
CA-1993-060	Canaan Gardens	Yes	7	7	7
CA-1993-061	Indio Desert Palms	Yes	144	142	144
CA-1993-063	Sunset Creek	Yes	76	75	66
CA-1993-066	Weedpatch Country Apts	Yes	35	35	34
CA-1993-068	Plaza Vermont	Yes	79	79	77
CA-1993-071	Brynview Terrace	Yes	8	8	8
CA-1993-074	Sunrise Terrace	Yes	52	52	52
CA-1993-075	Parlier Garden Apts.	Yes	41	41	40
CA-1993-076	Tahoe Pines Apts.	Yes	28	27	24

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-1993-077	Colonial Village Roseville	Yes	56	56		56
CA-1993-079	Almond Garden Elderly Apts	Yes	34	33		34
CA-1993-081	Colonial Village Auburn	Yes	56	55		55
CA-1993-082	Southcove Apts	Yes	54	54		52
CA-1993-083	Nueva Sierra Vista Apartments	Yes	35	35		35
CA-1993-084	Evergreen Village	Yes	52	52		52
CA-1993-089	Sonoma Creekside Homes	Yes	43	43		42
CA-1993-090	Riverfield Homes	Yes	18	17		18
CA-1993-092	Casa Serena Sr. Apts.	Yes	48	47		47
CA-1993-093	Park Stanton Seniors Apts	Yes	335	335		320
CA-1993-094	Manilla Terrace	Yes	30	27		30
CA-1993-095	Campina Court Apartments	Yes	60	60		59
CA-1993-096	Cameron Park Village	Yes	80	80		74
CA-1993-100	Casa Rita	Yes	103	103		103
CA-1993-101	The Claridge Hotel (Ridge Hotel)	Yes	202	202		202
CA-1993-104	Delta Plaza Apts.	Yes	29	29		27
CA-1993-105	Crossroad Gardens	Yes	70	69		n/a
CA-1993-106	Taylor Terrace	Yes	168	168		168
CA-1993-107	Rio Vista Village	Yes	75	74		68
CA-1993-108	Baldwin Apartments	Yes	40	40		40
CA-1993-109	Cypress Meadows	Yes	104	104		104
CA-1993-110	Rugby Plaza	Yes	183	183		183
CA-1993-113	Avenida Espana Gardens	Yes	84	83		84
CA-1993-117	Crescent Village	Yes	134	134		134
CA-1993-118	Plaza Maria	Yes	53	52		51
CA-1993-119	Mission Terrace Apartments	Yes	76	76		0
CA-1993-120	Bracher Gardens	Yes	72	72		72
CA-1993-123	Washington Villa Apartments	Yes	21	21		20
CA-1993-124	Villa del Pueblo	Yes	81	81		111
CA-1993-125	Pinmore Gardens	Yes	51	51		48
CA-1993-126	Vineland Place	Yes	18	18		n/a
CA-1993-127	Florence Avenue Villa	Yes	20	20		20
CA-1993-128	815 Ashland	Yes	45	45		44
CA-1993-129	Las Palomas Hotel	Yes	65	65		57
CA-1993-130	Avalon Courtyard	Yes	91	91		91
CA-1993-131	La Mirada Senior Apartments	Yes	100	100		97
CA-1993-132	Valley Village Apartments	Yes	188	188		183
CA-1993-137	New Hope Senior Village	Yes	56	56		55
CA-1993-138	Sea Ranch Apartments	Yes	31	31		31
CA-1993-139	Filipino Community Building of Stockton	Yes	69	68		59
CA-1993-142	C. L. Dellums Apts	Yes	72	72		71
CA-1993-143	Paradise Arms	Yes	43	43		n/a
CA-1993-144	P & P Home for the Elderly	Yes	106	106		106
CA-1993-145	Martha Bryant Manor	Yes	77	77		70
CA-1993-147	Chestnut Place	Yes	50	50		49
CA-1993-148	Fillmore Marketplace	Yes	120	120		118
CA-1993-149	Alejandro Rivera Senior	Yes	52	52		51
CA-1993-150	Sunshine Finacial Group II	Yes	14	14		14
CA-1993-154	Luisa Apartments	Yes	56	56		53
CA-1993-156	La Fenetre Apartments	Yes	50	50		n/a
CA-1993-157	Miranda Villa	Yes	109	109		109
CA-1993-159	Catalonia Townhomes	Yes	50	50		47
CA-1993-160	Arroyo Vista Apartments	Yes	155	155		155
CA-1993-162	Marina Manor	Yes	39	39		39

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-1993-165	Lakewood Terrace Apts	Yes	76	76	72
CA-1993-166	Claremont Villas Senior	Yes	154	154	154
CA-1993-167	The Inn At Woodbridge	Yes	116	116	116
CA-1993-168	Market Heights Apartments	Yes	46	46	46
CA-1993-169	Harp Plaza	Yes	20	20	20
CA-1993-170	Casa Berendo	Yes	20	20	21
CA-1993-172	Downtown Apartments	Yes	34	34	32
CA-1993-174	Casa del Rio Senior Housing	Yes	82	82	78
CA-1993-176	Annadale Housing Project	Yes	222	222	193
CA-1993-177	Beechwood Terrace	Yes	25	25	25
CA-1993-178	Sea Gate Village	Yes	44	44	44
CA-1993-179	Cambridge Place	Yes	24	24	24
CA-1993-181	Lavell Village	Yes	49	49	49
CA-1993-901	Marina Pointe Apartments	Yes	583	117	119
CA-1993-902	Regency Court	Yes	115	115	113
CA-1994-002	Truckee Pines Apartments	Yes	104	104	100
CA-1994-005	Oceanside Gardens Apartments	Yes	21	21	21
CA-1994-006	Villa San Miguel	Yes	50	50	50
CA-1994-007	Huron Garden Apartments	Yes	38	38	37
CA-1994-010	Grey Goose Townhomes	Yes	9	9	9
CA-1994-018	Holly Courts	Yes	40	40	40
CA-1994-020	Gabreila Apartments	Yes	29	29	29
CA-1994-023	Salandini Villa	Yes	148	146	146
CA-1994-025	Rincon de los Esteros	Yes	246	246	246
CA-1994-026	Coit Apartments	Yes	106	105	105
CA-1994-030	Round Walk Village	Yes	129	127	124
CA-1994-031	The Gardens	Yes	20	20	17
CA-1994-032	Park Place Apartments	Yes	49	49	49
CA-1994-035	Golden Oak Manor	Yes	50	50	49
CA-1994-036	Hollywood El Centro Apartments	Yes	88	88	88
CA-1994-037	Villa Del Norte	Yes	88	88	88
CA-1994-040	Villa Loma Apartments	Yes	344	344	335
CA-1994-041	Doreatha Mitchell Apartments	Yes	30	29	29
CA-1994-042	Edward Hotel	Yes	46	46	46
CA-1994-044	Rancheria Village Apartments	Yes	14	14	14
CA-1994-047	Courtyard Apartments	Yes	108	108	108
CA-1994-048	Casa Heiwa	Yes	100	100	98
CA-1994-051	Irvine Inn	Yes	192	192	187
CA-1994-052	El Patio Community Housing	Yes	73	73	48
CA-1994-053	Campbell Commons	Yes	56	55	55
CA-1994-054	Cawelti Court	Yes	28	28	28
CA-1994-056	Casa Velasco Apartments	Yes	150	148	148
CA-1994-058	Maplewood	Yes	100	100	100
CA-1994-059	Pineview	Yes	110	110	110
CA-1994-060	Huntington Hacienda Apartments	Yes	117	117	113
CA-1994-064	Mountain View	Yes	60	60	60
CA-1994-065	Mark Twain Senior Community Center	Yes	106	105	102
CA-1994-066	Walker Commons	Yes	57	56	56
CA-1994-067	Foothill Vista Apartments	Yes	112	112	126
CA-1994-068	Los Angeles City Lights	Yes	32	32	32
CA-1994-071	East Fullerton Villas	Yes	27	27	25
CA-1994-072	Corona Ranch	Yes	74	74	69
CA-1994-073	Eden Palms Apartments	Yes	150	150	139
CA-1994-078	Paul Mirabile Center	Yes	175	175	175

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-1994-079	Pensione K	Yes	130	130		128
CA-1994-080	Church Lane		22	21		18
CA-1994-081	Casa de Los Robles	Yes	6	6		6
CA-1994-082	555 Ellis Street Family Apartments	Yes	38	38		38
CA-1994-083	Vista Grande	Yes	24	24		19
CA-1994-090	Rose Valley Apartments	Yes	36	36		34
CA-1994-091	Middletown Garden Apartments	Yes	36	35		33
CA-1994-092	Murphys Senior Apartments	Yes	24	24		23
CA-1994-093	Lake Isabella Senior II Apartments	Yes	40	39		44
CA-1994-095	Prospect Villa III Apartments	Yes	30	29		29
CA-1994-096	Montague Apartments	Yes	28	28		27
CA-1994-100	Merrill Road Apartments	Yes	15	15		15
CA-1994-103	Terracina Apartments at Cathedral City	Yes	80	80		79
CA-1994-106	Alamar Apartments	Yes	24	24		21
CA-1994-108	Mayacamas Village Apts	Yes	51	50		48
CA-1994-113	Mecca Apartments II	Yes	60	59		52
CA-1994-117	Laurel Creek Apartments	Yes	24	24		24
CA-1994-121	Terraces Apartments	Yes	190	188		185
CA-1994-122	Firebaugh Garden Apartments	Yes	40	40		38
CA-1994-123	Chowchilla Garden Apartments	Yes	54	53		52
CA-1994-125	Alamar Apartments II	Yes	80	80		72
CA-1994-127	Corning Garden Apartments	Yes	38	37		35
CA-1994-128	Mariposa Apartments	Yes	34	34		29
CA-1994-130	El Patio Community Housing Phase II	Yes	40	40		48
CA-1994-131	Midtown Gardens	Yes	205	141		141
CA-1994-134	Tyler Park Townhomes III	Yes	28	28		28
CA-1994-135	Tyler Park Townhomes	Yes	30	30		29
CA-1994-138	Gabilan Hills Townhomes	Yes	100	100		99
CA-1994-139	La Casa Grande	Yes	1	1		1
CA-1994-140	Tyler Park Townhomes II	Yes	30	30		30
CA-1994-141	The Harrison Hotel	Yes	81	81		80
CA-1994-143	Tabor Courts	Yes	25	25		24
CA-1994-144	Gramercy Court	Yes	16	16		107
CA-1994-146	Huff Avenue Family Housing	Yes	72	72		69
CA-1994-147	Villa Florentina	Yes	13	13		12
CA-1994-148	Avenida Terrace Apartments	Yes	8	8		8
CA-1994-149	Casa Velasquez	Yes	13	13		13
CA-1994-152	Hazeltine Apartments	Yes	35	34		35
CA-1994-153	Wyandotte Apartments	Yes	73	72		73
CA-1994-157	Poco Way Family Housing	Yes	129	128		128
CA-1994-159	205 Jones Street Apartments	Yes	51	51		n/a
CA-1994-160	Columbia Park	Yes	50	49		n/a
CA-1994-161	1101 Howard Street	Yes	34	34		n/a
CA-1994-162	White Oak-Lassen Apartments	Yes	80	80		72
CA-1994-165	Auburn Heights	Yes	160	160		160
CA-1994-167	The Altamont Hotel	Yes	88	88		84
CA-1994-170	Mt. Whitney Plaza	Yes	29	29		26
CA-1994-176	Valle de Las Brisas	Yes	81	80		80
CA-1994-180	Cedar Road Apts	Yes	40	39		40
CA-1994-181	La Hacienda Apartments	Yes	36	35		35
CA-1994-186	Seasons at la Quinta	Yes	91	91		89
CA-1994-190	Danbury Park	Yes	140	139		137
CA-1994-192	Creekview Apartments	Yes	36	36		35
CA-1994-196	Athens Glen Apartments	Yes	51	51		51

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-1994-197	Morehouse Apartments	Yes	41	41		41
CA-1994-198	Alejandro Rivera Senior Citizens Apts II	Yes	82	82		82
CA-1994-203	Adams-Congress Apartments	Yes	46	46		45
CA-1994-205	Park Meadows	Yes	140	138		138
CA-1994-207	Knox Glen Apartments	Yes	54	53		53
CA-1994-208	Valencia House	Yes	46	46		42
CA-1994-209	Ironbark Apartments	Yes	20	20		20
CA-1994-210	The Oaks at Joiner Ranch	Yes	88	87		87
CA-1994-216	Cambridge Court	Yes	140	132		132
CA-1994-220	Crossing at North Loop (Tarmigan Terrace)	Yes	112	112		112
CA-1994-901	Shasta Villa Apartments	Yes	20	20		4
CA-1994-902	Willowbrook Apartments II	Yes	96	22		20
CA-1994-905	The Rose Gardens	Yes	132	132		133
CA-1994-906	Victoria Woods-San Bernardino	Yes	178	178		170
CA-1995-002	LA Town Homes	Yes	7	7		7
CA-1995-006	1500 Orange Place	Yes	32	31		31
CA-1995-008	Serrano Apartments	Yes	42	42		41
CA-1995-009	Roscoe Apartments	Yes	25	25		25
CA-1995-011	Budlong Avenue Apartments	Yes	12	12		12
CA-1995-012	Hotel Woodland	Yes	76	76		70
CA-1995-014	Roosevelt Townhomes	Yes	22	22		22
CA-1995-020	San Vicente Townhomes	Yes	50	50		48
CA-1995-024	Harden Ranch Apartments	Yes	100	100		100
CA-1995-031	Jasmine Heights Apartments	Yes	128	126		122
CA-1995-033	Klamath Gardens	Yes	17	17		17
CA-1995-037	Jardines del Valle	Yes	18	18		18
CA-1995-038	Mezes Court	Yes	82	82		80
CA-1995-039	Hyde Park Place Apartments	Yes	30	30		29
CA-1995-040	Gateway Village	Yes	48	47		47
CA-1995-041	School House Station	Yes	47	46		42
CA-1995-043	Villa Metropolitano	Yes	53	53		53
CA-1995-044	Almond Court	Yes	36	35		35
CA-1995-045	Alabama Court	Yes	42	42		n/a
CA-1995-047	Good Samaritan Family Apartments	Yes	20	20		0
CA-1995-049	Gower Street Apartments	Yes	55	55		53
CA-1995-051	Juan Pifarre Plaza	Yes	30	29		27
CA-1995-054	Gloria Way Community Housing	Yes	38	38		38
CA-1995-055	Main Street Affordable (Main Street Park I)	Yes	36	36		36
CA-1995-056	Pickering Place	Yes	43	43		40
CA-1995-057	Euclid Villa Transition Housing	Yes	15	15		13
CA-1995-059	Oxnard Villa	Yes	40	40		39
CA-1995-060	Parthenia Court	Yes	25	25		25
CA-1995-061	Reseda Village	Yes	42	42		42
CA-1995-064	Heritage Park at Hanford	Yes	81	80		80
CA-1995-066	Marsh Creek Apartments	Yes	126	126		124
CA-1995-069	Hayes Valley Phase I & II	Yes	195	195		195
CA-1995-070	Noble Pines Apartments	Yes	68	67		66
CA-1995-071	Ashwood Court Apartments	Yes	72	72		69
CA-1995-072	Washington Court	Yes	30	30		30
CA-1995-073	Sycamore Street Commons	Yes	60	60		57
CA-1995-074	Lyric Hotel	Yes	58	58		58
CA-1995-075	Plaza-Ramona Apartments	Yes	63	61		61
CA-1995-076	Washington Courtyard	Yes	90	90		88
CA-1995-077	Parkside Apartments	Yes	79	79		79

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-1995-078	Ohlone Court Apartments	Yes	135	135	134	
CA-1995-079	Santa Alicia	Yes	88	88	84	
CA-1995-081	Strobridge Court Apartments	Yes	96	96	96	
CA-1995-082	Figueroa Senior Housing	Yes	66	66	58	
CA-1995-083	Normandie Senior Housing	Yes	75	75	75	
CA-1995-086	Yerba Buena Commons	Yes	257	256	243	
CA-1995-091	Rumrill Place Apartments	Yes	32	31	31	
CA-1995-093	Hamilton Apartments	Yes	92	92	n/a	
CA-1995-095	Summerhill Apartments	Yes	128	128	125	
CA-1995-097	479 Natoma Street	Yes	30	30	30	
CA-1995-098	2300 Van Ness Ave. Apartments	Yes	22	22	22	
CA-1995-099	Kennedy Court	Yes	32	32	21	
CA-1995-101	Sky Parkway Estates	Yes	80	79	14	
CA-1995-102	Greenway Village	Yes	54	54	14	
CA-1995-103	Westgate Townhomes	Yes	40	40	38	
CA-1995-104	Mountain View Townhomes	Yes	37	36	36	
CA-1995-105	Land Park Woods	Yes	75	75	75	
CA-1995-106	Parkview Family Apartments	Yes	90	90	89	
CA-1995-108	Hobson Way Family Housing/ Casa San Juan	Yes	64	63	n/a	
CA-1995-109	Cecilia Place	Yes	16	16	16	
CA-1995-111	Bristlecone Apartments	Yes	32	32	32	
CA-1995-114	Rose Hotel	Yes	75	75	70	
CA-1995-116	Gilroy Park Apartments	Yes	74	74	68	
CA-1995-117	Brentwood Park Apartments	Yes	80	80	80	
CA-1995-119	Placer Village Apartments	Yes	76	75	75	
CA-1995-123	Canoas Terrace Apartments	Yes	112	112	111	
CA-1995-128	Palos Verde Apartments	Yes	32	32	31	
CA-1995-131	Terracina Apartments at Laguna Creek	Yes	136	134	134	
CA-1995-132	Villa Siena Apartments	Yes	126	124	120	
CA-1995-133	Villa Cortina Apartments	Yes	116	114	115	
CA-1995-135	Terracina at Morgan Hill	Yes	76	76	75	
CA-1995-141	Quinn Cottages	Yes	60	60	59	
CA-1995-142	Charleston Place Apartments	Yes	82	80	72	
CA-1995-143	University Park Apartments	Yes	20	20	20	
CA-1995-145	Casa Seville / Memory Park	Yes	53	53	53	
CA-1995-146	Alderwood	Yes	80	80	80	
CA-1995-157	Villa Robles Apartments aka Jaye Family Apartments	Yes	100	100	92	
CA-1995-738	Normont Terrace (1996-145)	Yes	200	200	196	
CA-1995-901	Vista Valle Townhomes	Yes	48	48	n/a	
CA-1995-903	Plaza del Sol Sr. Apts	Yes	80	80	78	
CA-1995-904	Ramona Sr. Project	Yes	44	44	44	
CA-1995-907	Warwick Square Apartments	Yes	500	500	485	
CA-1995-908	Amanda Park	Yes	396	208	391	
CA-1995-910	Coral Wood Court Apartments	Yes	106	106	105	
CA-1995-912	The Knolls Apartments aka Villa Santiago	Yes	260	260	252	
CA-1995-913	Seasons Senior Apartments at San Juan Capistrano	Yes	112	112	108	
CA-1995-914	Lakewood Senior Apartments/Seasons II at Lakewood	Yes	85	85	84	
CA-1995-915	Harmony Court Apartments	Yes	187	187	183	
CA-1995-916	Metro Center Senior Homes	Yes	60	59	59	
CA-1995-917	Century Village	Yes	100	79	96	
CA-1996-001	Monterra Village Associates	Yes	33	33	34	
CA-1996-002	5th and Wilshire Apartments	Yes	32	32	32	
CA-1996-004	Oak Ridge Apartments	Yes	80	80	80	
CA-1996-005	San Pedro New Hope Courtyard	Yes	10	10	9	

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-1996-007	Waldorf Manor Apartments	Yes	51	50		45
CA-1996-009	Decro Nordhoff Apts.	Yes	38	38		39
CA-1996-013	The Knolls	Yes	62	61		61
CA-1996-016	Willowbrook	Yes	10	10		10
CA-1996-018	Elizabeth Court	Yes	26	26		26
CA-1996-020	Los Pinos Court	Yes	23	23		23
CA-1996-026	Nevada Commons	Yes	32	32		32
CA-1996-029	Cambria Apartments	Yes	40	39		40
CA-1996-030	Oak Forest Apartments aka Elm Village	Yes	20	20		90
CA-1996-032	Taft Senior Apartments	Yes	60	59		57
CA-1996-037	Apollo Hotel	Yes	80	80		78
CA-1996-040	Brentwood Garden Apartments	Yes	80	80		79
CA-1996-041	Gilroy Garden Apartments	Yes	74	74		74
CA-1996-044	Bodega Hills Apartments	Yes	24	24		21
CA-1996-045	TM Chambers Manors	Yes	19	18		n/a
CA-1996-046	Sheraton Town House	Yes	142	141		142
CA-1996-047	Figueroa Oaks	Yes	31	31		32
CA-1996-048	Pico Gramercy Family Hsg	Yes	49	48		49
CA-1996-050	Tremont Street Apartments	Yes	21	20		21
CA-1996-051	Shattuck Senior Homes	Yes	26	26		26
CA-1996-052	Wilcox Apartments	Yes	23	23		23
CA-1996-058	Hemet Vistas Apartments	Yes	72	72		72
CA-1996-060	Cottonwood Place Apartments	Yes	109	109		109
CA-1996-061	Stocker St./54th St./Victoria Manor Apts	Yes	44	44		43
CA-1996-062	South of Romneya	Yes	176	174		176
CA-1996-063	Madison Place	Yes	56	56		56
CA-1996-064	Alma Place	Yes	106	106		107
CA-1996-065	Palmer House	Yes	67	67		67
CA-1996-067	Astoria Place Townhomes	Yes	18	18		18
CA-1996-068	39 West Apartments	Yes	34	34		31
CA-1996-070	Sunshine Terrace	Yes	50	50		50
CA-1996-072	Tres Palmas	Yes	19	19		19
CA-1996-074	Schoolhouse Lane Apartments	Yes	24	24		24
CA-1996-075	Pacific Terrace Associates	Yes	28	28		29
CA-1996-076	Canyon Shadows	Yes	120	120		120
CA-1996-077	Harmony Gardens	Yes	14	14		n/a
CA-1996-078	Vanowen Gardens	Yes	15	15		n/a
CA-1996-079	Coy D Estes Senior Housing	Yes	130	111		130
CA-1996-082	Plaza Court	Yes	103	103		103
CA-1996-083	235 Berendo Apartments aka 235 South Berendo	Yes	24	23		22
CA-1996-084	Segundo Terrace aka El Segundo	Yes	25	25		25
CA-1996-092	Regency Apartments	Yes	77	77		76
CA-1996-096	Rotary Valley Senior Village	Yes	80	80		80
CA-1996-099	Golden Villa Apartments aka Golden Villas	Yes	32	32		32
CA-1996-103	Vallejo Street Senior Apartments	Yes	40	40		39
CA-1996-107	Lincoln Hotel	Yes	41	41		37
CA-1996-114	Glenview Apartments	Yes	88	88		84
CA-1996-116	Morgan Hill Ranch	Yes	80	79		80
CA-1996-117	Palm Court Senior Homes	Yes	66	66		66
CA-1996-118	Parkview Senior Apartments	Yes	138	138		138
CA-1996-119	Walnut Village Apartments	Yes	46	46		46
CA-1996-120	Garnet Lane Apartments	Yes	17	17		18
CA-1996-121	Oak Hills Apartments	Yes	80	80		76
CA-1996-122	Halifax Apartments	Yes	46	46		45

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-1996-126	Country Manor	Yes	40	39		37
CA-1996-131	Coastside Apartments (Moonridge I)	Yes	80	79		79
CA-1996-133	Harmony Creek Apartments	Yes	83	83		80
CA-1996-137	Harmony Park Apartments	Yes	59	58		58
CA-1996-138	Harmony Court Apartments	Yes	95	95		93
CA-1996-141	Empress Apartments	Yes	14	14		14
CA-1996-142	Vintage Pointe Senior Apartments aka Las Serenas	Yes	136	136		135
CA-1996-144	Western Heights Apartments	Yes	40	40		36
CA-1996-145	Normont Terrace Phase I	Yes	200	200		387
CA-1996-148	Vintage Glen Senior Apartments	Yes	124	124		122
CA-1996-156	Cochran City Lights	Yes	25	25		25
CA-1996-160	Garland City Lights	Yes	72	72		69
CA-1996-161	Westlake City Lights	Yes	32	32		32
CA-1996-171	Lodi Hotel	Yes	75	74		69
CA-1996-175	Palm Village	Yes	30	30		29
CA-1996-180	Casanova Gardens	Yes	27	27		26
CA-1996-181	Sunshine Financial Group II - Dakota	Yes	4	4		4
CA-1996-184	Blessed Rock of El Monte	Yes	137	137		136
CA-1996-186	Las Jicamas Apartments	Yes	46	46		46
CA-1996-190	California Hotel	Yes	39	39		35
CA-1996-192	Normandie Village	Yes	16	16		15
CA-1996-198	Paseo de los Poetas	Yes	21	21		21
CA-1996-199	Rossmore Hotel	Yes	60	60		60
CA-1996-203	Palm View Apartments	Yes	40	39		41
CA-1996-206	Casa Hernandez Apartments	Yes	80	79		79
CA-1996-211	Positano Apartments	Yes	117	117		115
CA-1996-217	De Anza Hotel	Yes	94	94		94
CA-1996-237	Grant Village Townhomes	Yes	40	40		37
CA-1996-239	Rancho Gardens Apartments	Yes	118	100		100
CA-1996-245	Linda Vista Senior Apartments	Yes	48	47		43
CA-1996-247	Cordova Meadows Apartments	Yes	184	183		184
CA-1996-248	St. Mathew Hotel	Yes	57	57		56
CA-1996-251	West "A" Homes	Yes	43	43		0
CA-1996-262	Stoll House Apartments	Yes	11	11		7
CA-1996-264	Olive Wood Apartments	Yes	68	68		54
CA-1996-267	Auburn Square Sr. Apartments	Yes	79	78		77
CA-1996-269	Quail Place Apartments	Yes	58	58		51
CA-1996-905	Brandon Place Sr. Apts	Yes	197	197		197
CA-1996-906	Siena at Renaissance (The Enclave)	Yes	637	128		132
CA-1996-907	Seasons at Ontario Gateway Plaza	Yes	80	78		79
CA-1996-908	Piedmont Apartments	Yes	250	250		246
CA-1996-909	Media Village Senior Housing Project	Yes	147	146		144
CA-1996-910	Olive Court Apartment	Yes	78	76		76
CA-1996-911	The Edgewood Apartments	Yes	168	68		168
CA-1996-912	Bridgecourt Apartments	Yes	220	90		92
CA-1996-914	Park Vista Apartments	Yes	60	60		59
CA-1996-915	Kittridge Park Villa	Yes	39	39		39
CA-1996-917	Bermuda Gardens Apartments	Yes	80	79		n/a
CA-1996-918	Hampton Square Apartments	Yes	350	212		350
CA-1996-919	Kalmia Courtyards	Yes	28	28		27
CA-1996-920	Stonegate Apartments	Yes	118	118		114
CA-1996-921	Villa Savannah Apartments	Yes	140	138		132
CA-1996-925	The Winery Apartments	Yes	248	248		228
CA-1996-926	City Gardens Apartments	Yes	274	274		268

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-1997-008	Pensione Bird	Yes	110	109	102
CA-1997-011	Village Oak Apartments	Yes	115	114	113
CA-1997-013	Casa Del Sol Apts.	Yes	80	79	80
CA-1997-016	Casa Encinas at River Heights Apartments	Yes	81	80	76
CA-1997-017	Hotel Grand Southern	Yes	72	72	68
CA-1997-027	Westside Village	Yes	80	80	80
CA-1997-034	Fedora Apartments	Yes	23	23	17
CA-1997-039	Casa Nettleton Apartments	Yes	28	28	30
CA-1997-040	Oroysom Village	Yes	60	59	60
CA-1997-045	Hacienda Sr. Villas	Yes	151	150	152
CA-1997-047	Columbia Village Townhomes	Yes	80	79	78
CA-1997-048	Figueroa Court Apartments	Yes	40	39	37
CA-1997-050	Cecil Williams Glide Community House	Yes	52	51	n/a
CA-1997-056	Terra Cotta Apartments	Yes	168	167	162
CA-1997-058	Casas San Miquel de Allende	Yes	37	36	33
CA-1997-059	Sycamore Park Apartments	Yes	59	58	59
CA-1997-064	Vista Nueva Apts.	Yes	30	29	28
CA-1997-073	Sequoia Street Apartments	Yes	11	10	11
CA-1997-078	Auberry Park Apartments	Yes	110	109	104
CA-1997-080	Heavenly Vision Senior Housing, LP	Yes	46	45	n/a
CA-1997-082	Diamond Terrace Apartments	Yes	62	61	56
CA-1997-086	Windsor Park Apartments	Yes	79	78	78
CA-1997-090	Pittsburg Park Apartments	Yes	75	74	73
CA-1997-092	Fairfield Vista Apartments	Yes	59	58	58
CA-1997-108	Emerald Gardens	Yes	16	15	16
CA-1997-109	Casa Rampart Apartments	Yes	68	67	69
CA-1997-121	Park View Terrace	Yes	91	91	92
CA-1997-126	Seasons at Simi Valley	Yes	69	68	68
CA-1997-134	Vintage Park Sr Apartments	Yes	120	119	120
CA-1997-145	Valley Vista Apartments	Yes	60	60	59
CA-1997-154	Orozco Villas	Yes	32	32	n/a
CA-1997-158	Paz Villas	Yes	13	13	n/a
CA-1997-159	Chestnut Village	Yes	3	3	3
CA-1997-168	Courtland City Lights	Yes	92	91	n/a
CA-1997-176	River Garden Estates	Yes	124	124	14
CA-1997-186	The Salvation Army Westwood Transitional Village	Yes	40	40	39
CA-1997-189	Minna Park Family Apartments	Yes	26	26	26
CA-1997-194	Juniper Street Apartments	Yes	14	14	14
CA-1997-200	Park Grand Apartments	Yes	62	61	61
CA-1997-213	Imperial Garden Apts.	Yes	49	49	n/a
CA-1997-221	Vista Verde Apartments	Yes	40	39	37
CA-1997-231	Vineyard Gardens	Yes	62	61	61
CA-1997-237	Totlon/Montclair Court	Yes	16	15	26
CA-1997-240	Grandview City Lights	Yes	32	31	30
CA-1997-246	Vintage Canyon Sr. Apartments	Yes	105	105	105
CA-1997-506	Harmony Terrace	Yes	136	134	134
CA-1997-507	Northpoint Village Apartments	Yes	70	69	66
CA-1997-508	Casa Verde Apartments	Yes	30	29	28
CA-1997-513	Gatewood Commons	Yes	120	118	116
CA-1997-514	Clara Court	Yes	35	35	36
CA-1997-524	Montclair Apartments	Yes	79	79	77
CA-1997-525	Creekview Inn	Yes	25	24	24
CA-1997-538	Gwen Bolden Manor	Yes	24	23	24
CA-1997-545	Madera Family Apartments	Yes	75	74	68

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-1997-547	Forest View Senior Apartments	Yes	60	59		57
CA-1997-551	Santa Fe Apartments	Yes	88	88		87
CA-1997-555	Oak Grove Apartments	Yes	81	80		60
CA-1997-558	The Avalon	Yes	70	66		66
CA-1997-565	Vintage Terrace Sr. Apartments	Yes	200	200		199
CA-1997-567	Mariposa Townhomes	Yes	80	79		79
CA-1997-577	West Creek Villas	Yes	88	86		86
CA-1997-586	New Harbor Vista	Yes	132	130		128
CA-1997-588	Bryson Family Apartments	Yes	81	80		79
CA-1997-593	Villa Hermosa Sr	Yes	99	99		100
CA-1997-603	Cottonwood Park Apartments	Yes	77	77		77
CA-1997-604	Shingle Terrace Apartments	Yes	71	71		71
CA-1997-608	Laurel Tree Apartments	Yes	138	136		136
CA-1997-613	Trolley Terrace	Yes	18	18		18
CA-1997-901	Westberry Square Apartments	Yes	99	99		99
CA-1997-907	4573 Willis Apartments	Yes	23	5		21
CA-1997-908	14955 Dickens Court East	Yes	18	4		15
CA-1997-909	4701 Natick Apartments	Yes	121	25		118
CA-1997-912	4334-4346 Matilija Apartments	Yes	54	11		11
CA-1997-913	The Promanade-I	Yes	68	52		52
CA-1997-914	The Promanade-II	Yes	78	16		17
CA-1997-915	Pacific Point Apartments	Yes	213	213		198
CA-1997-916	Ashwood Village Apartments	Yes	119	119		117
CA-1997-919	Cochrane Village Apartments	Yes	16	16		16
CA-1997-920	Villa Pacifica Senior Community	Yes	158	158		157
CA-1997-921	Renwick Square Senior Apartments	Yes	150	148		144
CA-1997-922	The Oaks at Joiner Ranch II	Yes	120	119		119
CA-1997-923	Montevista Apartments	Yes	303	163		159
CA-1997-924	Malabar Apartments	Yes	125	125		118
CA-1997-925	Village Place Apartments	Yes	46	46		47
CA-1997-928	Plaza Mendoza Apartments	Yes	131	131		128
CA-1997-929	Cordova Village	Yes	39	39		39
CA-1997-930	Park Villas Apartments	Yes	268	268		231
CA-1997-932	Heritage Park Apartments	Yes	195	195		191
CA-1997-933	Park Ridge Apartments	Yes	158	64		66
CA-1997-934	Lark Ellen Village	Yes	121	121		121
CA-1997-938	Regency Court Sr.	Yes	119	119		120
CA-1997-939	Schoolhouse Court	Yes	13	13		13
CA-1997-940	Pecan Court	Yes	25	24		24
CA-1997-941	Sierra Meadows Apartments	Yes	99	99		99
CA-1997-942	Parkside Glen Apartments	Yes	180	180		179
CA-1997-943	Sun Garden Plaza	Yes	150	147		145
CA-1997-944	Continental Gardens Apartments	Yes	298	298		n/a
CA-1997-947	The Village at Lakeside	Yes	136	135		135
CA-1997-949	Pinewood Apartments	Yes	55	55		55
CA-1997-950	Borregas Court	Yes	193	192		185
CA-1997-952	Shorebreeze Apartments	Yes	119	119		120
CA-1997-953	Sonoma Court Apartments	Yes	61	56		56
CA-1997-954	Mariposa Apartments	Yes	65	65		68
CA-1997-955	Heritage Park Sr. Apartments	Yes	120	118		119
CA-1997-956	Northstar Apartments	Yes	36	36		36
CA-1997-957	Woodsong Village Apartments	Yes	111	111		111
CA-1997-958	Palm West Apartments	Yes	58	58		56
CA-1997-959	Renaissance Park Apartments aka Monterey Apts.	Yes	125	125		125

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-1997-960	Pebble Cove Apartments	Yes	111	109	106
CA-1997-963	Panas Place Apartments	Yes	66	65	63
CA-1997-964	The New Yorker Apartments	Yes	34	8	7
CA-1997-965	Storke Ranch Family Apartments	Yes	36	36	36
CA-1997-966	Balboa Place Apartments	Yes	151	31	141
CA-1997-967	Vista Del Monte Apartments	Yes	24	6	6
CA-1997-968	4553 Willis Apartments	Yes	21	10	21
CA-1997-970	Plaza Club Apartments	Yes	208	42	41
CA-1997-971	Barnsdall Court Apartments	Yes	38	37	38
CA-1997-972	Victoria Woods Yorba Linda	Yes	124	124	125
CA-1997-974	Little Italy Family Housing	Yes	37	15	15
CA-1997-975	Sophia Ridge Apartments	Yes	112	45	45
CA-1997-976	Woodbridge Park Apartments	Yes	77	31	30
CA-1998-001	Kennedy Estates	Yes	100	98	n/a
CA-1998-002	Mayur Town Homes	Yes	21	20	20
CA-1998-005	Brookside Senior Apartments	Yes	48	41	46
CA-1998-006	Truckee-Donner Senior Citizen Community	Yes	60	59	59
CA-1998-007	Portola Senior Citizen Community	Yes	50	45	48
CA-1998-008	Lincoln Senior Citizens Apartments	Yes	70	69	70
CA-1998-009	Sierra Valley Senior Citizen Community	Yes	50	48	49
CA-1998-023	Auburn Court Apartments	Yes	60	59	59
CA-1998-027	Bermuda Park Apartments	Yes	90	89	89
CA-1998-033	Idaho Apartments	Yes	29	28	26
CA-1998-042	Casa Madrid	Yes	28	28	29
CA-1998-050	Perris Park Apartments	Yes	80	79	76
CA-1998-053	Wilshire Courtyard	Yes	102	101	102
CA-1998-060	Villa Hermosa	Yes	39	39	39
CA-1998-061	Park Land Senior Apartments	Yes	23	22	22
CA-1998-063	Central Gardens I	Yes	12	12	n/a
CA-1998-067	Three Palms Apartments	Yes	120	111	109
CA-1998-068	Las Palmas II	Yes	81	80	78
CA-1998-069	Sierra View Gardens	Yes	144	142	129
CA-1998-072	Canyon Hills Senior Housing	Yes	74	72	72
CA-1998-075	Cambridge Court Apartments	Yes	61	60	61
CA-1998-084	Vintage Woods Apartments	Yes	70	69	77
CA-1998-085	Mirada Terrace Apartments	Yes	30	29	29
CA-1998-087	Heritage Homes	Yes	148	146	n/a
CA-1998-090	The Don Senior Apartments	Yes	56	56	58
CA-1998-096	Sycamore Village	Yes	30	29	29
CA-1998-102	Oak Tree Village	Yes	21	20	20
CA-1998-105	Terracina at Morgan Hill	Yes	72	72	70
CA-1998-110	Solano Vista Senior Apartments	Yes	96	96	96
CA-1998-117	Sommerhill Townhomes	Yes	39	39	36
CA-1998-120	Roosevelt Street Townhomes II	Yes	22	21	22
CA-1998-130	Quan Ying Senior Apartments	Yes	20	20	20
CA-1998-144	Irolo Senior Housing	Yes	47	46	n/a
CA-1998-145	Eugene Thomas Manor	Yes	38	37	n/a
CA-1998-154	Avalon-El Segundo Senior Apartments	Yes	42	41	41
CA-1998-174	Vintage Grove Senior Apartments	Yes	110	109	110
CA-1998-177	Belridge Street Apartments	Yes	12	11	11
CA-1998-179	Southern Hotel	Yes	55	53	55
CA-1998-181	East Linda Gardens	Yes	103	101	98
CA-1998-188	Bernal Gateway Apartments	Yes	55	54	50
CA-1998-191	Kenmore Apartments	Yes	21	20	20

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-1998-198	Northside Commons	Yes	83	82	75	
CA-1998-213	Vista Park I	Yes	83	82	82	
CA-1998-214	Gateway Plaza Apartments	Yes	107	102	102	
CA-1998-219	Casa del Sol	Yes	54	53	51	
CA-1998-222	The Sheridan Apartments	Yes	56	56	56	
CA-1998-233	Meadowview Apartments	Yes	170	168	152	
CA-1998-234	Royal Heights Apartments	Yes	120	119	120	
CA-1998-241	Pablo Rodriguez Plaza Apartments	Yes	81	80	80	
CA-1998-259	Sycamore Walk	Yes	112	110	110	
CA-1998-262	Palm Gardens Apts	Yes	22	21	21	
CA-1998-266	Aurora Village	Yes	132	129	97	
CA-1998-507	Greenridge	Yes	34	33	33	
CA-1998-517	Harris Court	Yes	20	19	20	
CA-1998-524	Caliente Creek	Yes	45	45	45	
CA-1998-528	Toussaint Teen Center	Yes	21	21	17	
CA-1998-531	Creekside Apartments	Yes	81	80	80	
CA-1998-535	Orchard Villas	Yes	82	80	80	
CA-1998-537	Vintage Knolls Senior Apartments	Yes	92	92	91	
CA-1998-546	Cottonwood Senior Apartments	Yes	81	80	80	
CA-1998-559	Casa Garcia	Yes	14	14	14	
CA-1998-565	Kailani Village	Yes	188	182	182	
CA-1998-567	San Antonio Garden	Yes	65	65	64	
CA-1998-570	Casablanca Apartments	Yes	200	198	198	
CA-1998-594	Blythe Street Apartments	Yes	31	31	32	
CA-1998-800	Benton Green Apartments	Yes	38	37	38	
CA-1998-802	Bridgeport Properties I	Yes	157	155	157	
CA-1998-803	Bridgeport Properties II	Yes	244	242	152	
CA-1998-804	Laurel Gardens Apartments	Yes	52	51	52	
CA-1998-807	Hidden Creek Apartments	Yes	130	128	129	
CA-1998-812	Camden Place Apartments	Yes	35	35	35	
CA-1998-816	Teresina at Lomas Verdes	Yes	440	87	88	
CA-1998-819	Carlton Court Apartments	Yes	61	60	59	
CA-1998-820	Hookston Senior Homes	Yes	100	99	100	
CA-1998-825	Almaden Lake Village	Yes	198	50	50	
CA-1998-826	Sherman Oaks Gardens & Villas	Yes	76	31	31	
CA-1998-901	Somerset Glen Apartments	Yes	160	160	159	
CA-1998-902	16th Street Apartments	Yes	17	17	17	
CA-1998-903	Park Glenn Apartments	Yes	150	150	146	
CA-1998-904	Santa Paula Village Apartments	Yes	55	55	56	
CA-1998-906	Lange Drive Family	Yes	74	74	74	
CA-1998-907	The Village at 9th Apartments	Yes	240	239	286	
CA-1998-908	The Village at Shaw Apartments	Yes	204	203	203	
CA-1998-910	The Lakes at Selma	Yes	38	8	8	
CA-1998-911	Sorrento Villas	Yes	148	148	148	
CA-1998-913	Jeffrey Court Seniors	Yes	185	184	184	
CA-1998-914	Kohler Gardens Apartments	Yes	96	96	92	
CA-1998-915	Larchmont Gardens Apartments	Yes	116	116	112	
CA-1998-916	Sundale Arms	Yes	132	130	129	
CA-1998-917	Blossom River Apartments	Yes	143	143	143	
CA-1998-918	West Capital Courtyard II	Yes	74	74	73	
CA-1998-919	Britton Courts	Yes	92	91	n/a	
CA-1998-920	Cudahy Gardens	Yes	99	99	99	
CA-1998-921	Bella Vista Apartments	Yes	148	148	148	
CA-1998-922	Riverside Gardens	Yes	190	188	188	

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-1998-923	El Corazon Apartments	Yes	12	11	12
CA-1998-924	The Alhambra Apartments	Yes	160	68	68
CA-1998-925	East Bluff Apartments	Yes	144	142	132
CA-1998-929	Seasons at Chino	Yes	102	102	100
CA-1998-930	Sunset Manor Apartments	Yes	148	146	146
CA-1998-931	The Promenade	Yes	124	124	125
CA-1998-932	Casa La Palma Apartments	Yes	269	269	266
CA-1998-933	Del Nido Apartments	Yes	206	205	196
CA-1998-934	Rio Vista Apartments	Yes	158	158	156
CA-1998-936	Villa Serena Apartments	Yes	136	136	136
CA-1998-938	Palms Apartments	Yes	332	332	330
CA-1998-941	Fox Creek Apartments	Yes	126	124	126
CA-1998-942	Greenback Manor Apartments	Yes	156	156	155
CA-1998-943	Westchester Park	Yes	149	149	147
CA-1998-944	Sienna Vista (Shady Tree)	Yes	296	295	259
CA-1998-946	Phoenix Apartments	Yes	184	184	163
CA-1998-948	Cedarbrook	Yes	70	70	70
CA-1998-949	Orangevale Apartments	Yes	64	64	64
CA-1998-954	Windmere II	Yes	58	57	58
CA-1998-955	Eureka Senior Housing	Yes	22	22	21
CA-1998-956	Mountain View Estates	Yes	145	97	94
CA-1998-957	Maryce Freelen Place (aka Latham Park)	Yes	74	74	72
CA-1998-958	Owl's Landing	Yes	72	71	71
CA-1998-959	Carrington Pointe	Yes	80	79	79
CA-1998-960	Whispering Woods	Yes	406	402	402
CA-1998-961	Lexington Square (Bedford Square)	Yes	130	128	128
CA-1998-962	Palm Garden Apartments	Yes	224	223	222
CA-1998-963	Mountain View Manor Apartments	Yes	200	200	199
CA-1998-964	Liberty Village	Yes	100	98	98
CA-1998-966	Bouquet Canyon Senior Living	Yes	264	264	261
CA-1998-967	Orchard Gardens Apartments	Yes	62	61	62
CA-1998-968	Abajo Del Sol Senior Apartments	Yes	61	60	61
CA-1998-969	Mission Village Apartments	Yes	76	75	75
CA-1998-970	Villa Garcia (Island Village)	Yes	80	79	79
CA-1998-973	Cedar Tree Apartments	Yes	143	143	143
CA-1998-974	Central Park Apartments	Yes	149	148	147
CA-1998-975	Woodcreek Terrace Sr.	Yes	104	103	103
CA-1998-977	Marina Vista I	Yes	88	88	88
CA-1998-978	Marina Vista II	Yes	148	147	144
CA-1998-979	Marina Heights	Yes	152	151	151
CA-1998-980	Stockton Gardens Apartments	Yes	80	79	79
CA-1998-981	Stockton Terrace Apartments	Yes	80	79	79
CA-1998-984	Brizzolara Apartments	Yes	30	30	n/a
CA-1998-985	Aldea Park Apartments	Yes	41	40	39
CA-1998-986	Maidu Village Phase II	Yes	84	82	82
CA-1998-987	College Park Apartments	Yes	54	53	47
CA-1998-989	President John Adams Manor	Yes	300	299	281
CA-1998-991	The Arbors	Yes	60	59	59
CA-1998-994	Larchmont Arms Apartments	Yes	64	64	62
CA-1998-995	Friendship Estates Apartments	Yes	76	74	74
CA-1998-996	Orangewood Court Apartments	Yes	91	91	86
CA-1998-997	Clovis Senior Apartments	Yes	101	101	101
CA-1999-001	Eucalyptus View Co-operative	Yes	24	23	n/a
CA-1999-002	Las Palmeras	Yes	77	76	76

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit Units	Occupied Units **
CA-1999-004	Brookview Senior Housing	Yes	102	100	100
CA-1999-005	Hemet Vistas II	Yes	71	71	71
CA-1999-009	East Canon Perdido	Yes	7	7	8
CA-1999-014	De La Vina Frail Seniors (reapp 97-233)	Yes	98	97	96
CA-1999-016	Ellis Street Apartments	Yes	25	24	24
CA-1999-017	San Martin De Porres Apartments (reapp 98-010)	Yes	116	115	115
CA-1999-022	Park Plaza Senior Apartments	Yes	203	200	201
CA-1999-023	Winona Gardens Apartments	Yes	68	66	66
CA-1999-024	Martha's Village	Yes	34	34	31
CA-1999-029	Highland Village	Yes	91	89	85
CA-1999-031	Downey Senior Apartments	Yes	31	29	31
CA-1999-034	Lincoln Hotel	Yes	41	40	40
CA-1999-036	Detroit Street Senior Housing	Yes	10	10	10
CA-1999-037	Washington Square Apartments	Yes	57	56	54
CA-1999-041	Maryland Apartments	Yes	30	29	29
CA-1999-044	Senderos	Yes	12	12	12
CA-1999-045	Amistad	Yes	23	23	23
CA-1999-048	Templeton Place	Yes	29	28	28
CA-1999-051	Casas de Sueno	Yes	10	10	13
CA-1999-054	Addington Way Homes	Yes	2	2	2
CA-1999-055	Moro Lindo Townhomes	Yes	30	29	29
CA-1999-057	The Crossings Apartments	Yes	100	99	96
CA-1999-059	El Cerrito Townhomes	Yes	60	59	60
CA-1999-060	Wavecrest Apartments	Yes	20	19	20
CA-1999-062	San Pedro Commons	Yes	74	73	73
CA-1999-065	Canon Barcus Community House	Yes	48	47	43
CA-1999-067	Park William Apartments	Yes	31	30	30
CA-1999-073	Jeffrey-Lynne Apartments Phase I	Yes	200	192	193
CA-1999-080	Vista Park Senior Homes, Phase II	Yes	83	82	83
CA-1999-083	Adams Senior Gardens	Yes	38	36	n/a
CA-1999-090	Fox Normandie Apartments	Yes	48	47	42
CA-1999-091	Vista Verde Townhomes	Yes	76	75	76
CA-1999-093	Brandon Apartments	Yes	32	31	28
CA-1999-094	Tolton Court (reapp 96-055)	Yes	10	10	25
CA-1999-096	Villa Ciolino	Yes	42	41	42
CA-1999-097	Northpoint II Village Apartments	Yes	40	32	40
CA-1999-100	Monterey Pines	Yes	324	259	259
CA-1999-105	The Hoover Hotel	Yes	50	49	51
CA-1999-106	San Andreas Farm Labor Camp	Yes	43	42	40
CA-1999-113	Italian Gardens Family Housing	Yes	148	117	144
CA-1999-116	Village Crossing Apartments	Yes	196	129	193
CA-1999-121	Oak Center Apartments	Yes	77	76	76
CA-1999-128	Noble Senior Housing	Yes	85	84	84
CA-1999-129	Old Elm Village	Yes	87	68	85
CA-1999-130	Plaza East Apartments	Yes	193	193	193
CA-1999-133	Firehouse Village	Yes	30	23	30
CA-1999-134	Moonridge II	Yes	80	79	78
CA-1999-144	Emerald Hill (96-261 additional credits)	Yes	46	45	45
CA-1999-145	Laurel Glen Apartments	Yes	64	63	64
CA-1999-150	Odd Fellows Senior Housing	Yes	14	14	n/a
CA-1999-160	San Joaquin Vista Apartments	Yes	48	47	47
CA-1999-163	Santa Inez Apartments Villas	Yes	44	43	42
CA-1999-165	International Boulevard Family Housing	Yes	30	29	30
CA-1999-167	Tara Hills Garden Apartments (reapp 1997-520)	Yes	60	59	58

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-1999-168	Towne Square Apartments	Yes	51	50		51
CA-1999-170	Pismo-Buchon Apartments	Yes	11	10		10
CA-1999-173	Casa de Canoga Apartments	Yes	102	101		102
CA-1999-174	Villages at Cabrillo	Yes	196	196		196
CA-1999-175	Live Oaks Garden	Yes	40	32		40
CA-1999-178	Emerald Pointe Townhomes	Yes	19	18		19
CA-1999-181	Diamond Cove Townhomes (Carrington Circle)	Yes	59	59		58
CA-1999-182	The Hazel Hotel (96-088)	Yes	13	13		13
CA-1999-183	The Ridge Apartments	Yes	80	79		77
CA-1999-196	Sunrise Vista Apartments	Yes	58	57		57
CA-1999-197	Hudson Bay Apartments	Yes	80	79		74
CA-1999-200	Porvenir Estates	Yes	40	39		39
CA-1999-208	Vintage Brook Senior Apartments	Yes	148	147		147
CA-1999-213	Villa Escondido Apartments	Yes	112	112		111
CA-1999-215	Sierra Vista Apartments	Yes	48	47		48
CA-1999-222	Casa del Sol Family Apartments	Yes	81	79		73
CA-1999-225	Park Place Apartments	Yes	80	79		79
CA-1999-229	Cantamar Villas	Yes	38	36		36
CA-1999-233	Shadowbrook Apartments	Yes	80	79		80
CA-1999-242	Fullerton Residential Hotel	Yes	137	134		133
CA-1999-246	Adams City Lights	Yes	31	30		30
CA-1999-247	Quail Hills	Yes	96	76		95
CA-1999-249	Willow Tree Villages	Yes	49	48		n/a
CA-1999-251	Orange Tree Village	Yes	21	20		19
CA-1999-256	Truckee Riverview Homes	Yes	39	38		39
CA-1999-804	Village Avante Apartments	Yes	112	110		110
CA-1999-805	Don De Dios Apartments	Yes	70	68		70
CA-1999-806	Palo Alto Gardens	Yes	156	155		151
CA-1999-807	Citrus Tree Apartments	Yes	81	80		77
CA-1999-808	Mission Bay Apartments	Yes	120	119		117
CA-1999-810	Alpine Woods Apartments	Yes	137	136		129
CA-1999-811	North Hills Apartments	Yes	204	203		199
CA-1999-812	The Parks at Fig Garden	Yes	365	365		365
CA-1999-813	Delta Pines	Yes	186	185		181
CA-1999-814	Casa Blanca	Yes	129	128		121
CA-1999-815	Sunridge Apartments	Yes	198	198		197
CA-1999-817	Lancaster Manor Apartments	Yes	248	245		221
CA-1999-820	Van Nuys Pierce Park Apartments	Yes	430	426		424
CA-1999-823	Woodside Court Apartments	Yes	129	127		123
CA-1999-824	Shadowbrook Apartments	Yes	193	191		182
CA-1999-825	Laurel Village Apartments	Yes	41	33		41
CA-1999-826	Vista Del Sol	Yes	132	130		132
CA-1999-827	Woodmark Apartments	Yes	173	171		155
CA-1999-830	Standiford Gardens AKA Emerald Pointe	Yes	249	249		249
CA-1999-834	Wildomar Senior Leisure Living	Yes	176	175		176
CA-1999-835	Saratoga Senior Apts	Yes	108	107		107
CA-1999-836	Sycamore Pointe Apts	Yes	136	135		127
CA-1999-838	Sutter Terrace	Yes	100	99		98
CA-1999-839	Northgate Apartments	Yes	82	81		82
CA-1999-840	Southwest Summit Rose - Rosewood	Yes	91	89		87
CA-1999-841	The Willows Apartments	Yes	47	46		43
CA-1999-842	The Apartments at Silverado Creek	Yes	102	100		101
CA-1999-845	Watercrest Apartments	Yes	206	205		187
CA-1999-846	Thornbridge Apartments (The Gardens)	Yes	286	285		274

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-1999-847	Baldwin Village Scattered Sites & Watson II	Yes	83	83		83
CA-1999-849	Springdale West Apartments	Yes	410	406		406
CA-1999-851	Ridgecrest Apartments	Yes	148	147		145
CA-1999-852	Park Villas	Yes	166	164		153
CA-1999-858	Ohlone_Chynoweth Commons	Yes	194	192		181
CA-1999-860	Villa Serena Apartments	Yes	132	131		132
CA-1999-861	Lion Villas Apartments	Yes	272	230		270
CA-1999-862	Miraido Apartments	Yes	109	37		40
CA-1999-863	Willow Pointe at Lindale Apartments	Yes	210	208		208
CA-1999-864	Preservation I	Yes	89	87		87
CA-1999-865	Preservation II	Yes	109	104		104
CA-1999-866	Preservation III	Yes	48	44		44
CA-1999-867	Preservation IV	Yes	30	29		29
CA-1999-868	Preservation V	Yes	124	118		118
CA-1999-869	Delta View Apartments	Yes	205	203		203
CA-1999-870	Park David Senior Apartments	Yes	241	240		240
CA-1999-873	Nantucket Bay Apartments	Yes	160	158		160
CA-1999-879	The Oaks at Sunset (aka Sunset Apts at Rocklin)	Yes	112	111		110
CA-1999-881	Rosewood Park Senior Apts	Yes	94	93		94
CA-1999-882	Vista Sonoma Senior Living Apartments	Yes	189	189		174
CA-1999-883	Peninsula Park Apartments	Yes	129	65		64
CA-1999-886	Papago Court / Apple Valley Apartments	Yes	48	47		38
CA-1999-887	Laurel Park Apartments	Yes	133	131		n/a
CA-1999-889	Washington Court Family	Yes	102	100		100
CA-1999-890	Grandview Nine Apartments	Yes	62	61		n/a
CA-1999-892	Alegria	Yes	45	44		43
CA-1999-893	Hope Village	Yes	67	65		66
CA-1999-897	Westside Village Apartments	Yes	40	39		40
CA-1999-898	Lake Park Apartments	Yes	104	103		42
CA-1999-899	Parkwood Apartments	Yes	180	178		178
CA-1999-900	Delta Village Apartments	Yes	80	79		79
CA-1999-901	Light Tree Apartments	Yes	94	93		86
CA-1999-902	Casa Ramon Apartments	Yes	75	74		72
CA-1999-903	Golden Gate Apartments	Yes	72	55		n/a
CA-1999-904	Carson Terrace	Yes	62	61		53
CA-1999-906	Emerald Glen Apartments	Yes	240	239		239
CA-1999-907	The Waterman Apartments	Yes	128	127		127
CA-1999-908	Concord-Huntington Park Apartments	Yes	162	160		161
CA-1999-913	The Benton (fka Civic Center Drive Apartments)	Yes	322	65		n/a
CA-1999-916	Arbor Terrace	Yes	86	85		78
CA-1999-917	The Verandas	Yes	92	91		90
CA-1999-920	Nova Pointe 1 Apartments (Phase I)	Yes	156	155		149
CA-1999-921	Nova Pointe 1 Apartments (Phase II)	Yes	130	52		70
CA-1999-922	Village Green Apartments	Yes	184	181		174
CA-1999-923	Chelsea Gardens Apartments	Yes	120	118		118
CA-1999-924	Vintage Court Sr Apartments	Yes	125	124		122
CA-1999-925	Park Sierra at Iron Horse Trail	Yes	283	57		56
CA-1999-926	Los Altos Apartments	Yes	67	27		27
CA-1999-927	Swan's Market Hall Apartments	Yes	18	17		16
CA-1999-929	Springwood	Yes	393	387		387
CA-1999-932	Bayview Courtyard Apts.	Yes	29	28		29
CA-1999-933	West Oaks Apartments	Yes	52	52		50
CA-1999-936	Watts/Athens Preservation XVII	Yes	100	100		100
CA-2000-004	Casitas del Sol	Yes	36	35		35

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-2000-005	Corona de Oro Apartments	Yes	72	71		72
CA-2000-006	Dewey Hotel	Yes	43	42		n/a
CA-2000-008	Jeffrey-Lynne Neighborhood Revitalization, PhaseII	Yes	108	99		97
CA-2000-011	Sonya Gardens Apartments	Yes	60	59		58
CA-2000-013	Don Carlos Apartments	Yes	30	23		27
CA-2000-016	Fuente de Paz Apartments	Yes	37	36		36
CA-2000-021	Chico Gardens Apartments	Yes	92	91		91
CA-2000-023	Villa del Guadalupe	Yes	60	59		59
CA-2000-025	Park Lane Family Apartments	Yes	117	116		0
CA-2000-027	Eugene Hotel	Yes	44	43		44
CA-2000-032	Foothill Family Apartments	Yes	65	64		n/a
CA-2000-037	Ventaliso Apartments	Yes	48	36		48
CA-2000-038	Main Street Apartments	Yes	28	27		28
CA-2000-042	Hollyview Senior Apartments	Yes	100	79		n/a
CA-2000-044	Norwood Annex	Yes	15	15		14
CA-2000-045	Adeline Street Lofts	Yes	38	37		38
CA-2000-053	Simpson Arbor Apartments	Yes	83	82		n/a
CA-2000-058	El Jardin Apartments	Yes	81	80		77
CA-2000-060	River Garden Apartments	Yes	81	80		n/a
CA-2000-064	Cherry Tree Village	Yes	104	82		82
CA-2000-075	Mountain View Townhomes	Yes	68	67		67
CA-2000-078	Ambassador Hotel	Yes	134	133		133
CA-2000-088	Avalon Terrace Nicolet	Yes	38	31		38
CA-2000-094	Arbor Park Community	Yes	75	59		73
CA-2000-095	Jamacha Glen Apartments	Yes	52	43		51
CA-2000-098	Esseff Village Apartments	Yes	51	50		49
CA-2000-099	Bayview Commons Apartments	Yes	30	29		27
CA-2000-101	Seabreeze Apartments	Yes	38	29		38
CA-2000-110	Monte Vista Gardens Family Housing	Yes	144	114		97
CA-2000-117	Sierra Village Apartment Homes	Yes	72	56		n/a
CA-2000-118	Oakley Summer Creek	Yes	80	79		80
CA-2000-119	Whispering Pines Apartments	Yes	96	94		92
CA-2000-120	Wilshire City Lights	Yes	21	17		18
CA-2000-121	Angels City Lights	Yes	49	39		48
CA-2000-122	Gateway City Lights	Yes	72	56		72
CA-2000-124	Rancho Gardens	Yes	16	12		16
CA-2000-125	Porvenir Estates II	Yes	40	39		39
CA-2000-127	Diamond Terrace Apartments	Yes	86	64		84
CA-2000-136	Villa del Mar	Yes	48	37		46
CA-2000-139	Goldware Senior Housing	Yes	162	136		n/a
CA-2000-147	Richard N. Hogan Manor	Yes	51	50		45
CA-2000-148	Osage Senior Villas	Yes	91	72		n/a
CA-2000-149	Vineyard Apartments	Yes	65	52		52
CA-2000-150	HomeSafe Santa Clara	Yes	25	24		21
CA-2000-152	AMISTAD Apartments	Yes	49	48		46
CA-2000-155	The Bayanihan House	Yes	152	151		144
CA-2000-156	Cottonwood Creek	Yes	40	39		39
CA-2000-158	Victory Gardens	Yes	15	15		n/a
CA-2000-159	Mecca Family Housing	Yes	31	30		65
CA-2000-162	Oakland Point , L.P.	Yes	31	31		n/a
CA-2000-170	Jay's Place	Yes	41	32		39
CA-2000-172	Villa de las Flores Apartments	Yes	80	79		80
CA-2000-173	Red Bluff Meadow Vista Apartments	Yes	72	56		56
CA-2000-176	FAME West 25th Street	Yes	12	12		n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-2000-180	Victoria Manor Senior Apra	Yes	80	79		80
CA-2000-183	Monterey Park Senior Village	Yes	114	113		104
CA-2000-185	Eastside Village Family Apartments	Yes	78	77		n/a
CA-2000-186	El Centro Senior Villas	Yes	81	80		0
CA-2000-187	The Greenery Apartments	Yes	95	94		n/a
CA-2000-190	West Mission Corridor Revitalization Project	Yes	120	95		114
CA-2000-191	Kimberly Park Apartments	Yes	132	104		n/a
CA-2000-192	Villa Paloma Senior Apartments	Yes	84	66		n/a
CA-2000-197	Park Terrace Apartments	Yes	80	79		73
CA-2000-198	Adeline Street Apartments	Yes	19	18		19
CA-2000-204	Summerville Place	Yes	40	31		39
CA-2000-208	Montevista Senior Apartments	Yes	82	66		n/a
CA-2000-213	SOMA Studios	Yes	88	87		n/a
CA-2000-214	MORH I Housing	Yes	124	125		123
CA-2000-218	Northside Senior Housing	Yes	96	75		75
CA-2000-235	Comfrey Senior Living	Yes	56	44		51
CA-2000-237	Vacaville Hillside Seniors	Yes	15	12		14
CA-2000-250	Village Pointe Apartments	Yes	200	199		200
CA-2000-251	Meera Town Homes	Yes	21	16		16
CA-2000-252	Greene Street Townhomes	Yes	36	28		28
CA-2000-256	Happy Valley City Lights	Yes	70	56		54
CA-2000-257	Mission City Lights	Yes	46	36		36
CA-2000-259	Terracina Gold Apartments, Village 1 & 3	Yes	160	120		n/a
CA-2000-261	Vacaville Meadows	Yes	65	50		63
CA-2000-263	Villa La Jolla	Yes	55	54		54
CA-2000-266	Vintage Crossing Senior Apartments	Yes	161	128		n/a
CA-2000-800	Maplewood Apartments	Yes	79	78		78
CA-2000-801	CCBA Senior Garden	Yes	45	44		44
CA-2000-802	River's Bend Apartments	Yes	77	76		n/a
CA-2000-804	Pacific Palms Apartments	Yes	139	137		134
CA-2000-806	Brookhollow Apartments	Yes	188	85		85
CA-2000-807	Mission Village Terrace	Yes	84	83		83
CA-2000-808	Grace Avenue Housing	Yes	84	83		83
CA-2000-809	The Villaggio II	Yes	65	64		64
CA-2000-812	Sierra Vista Apartments	Yes	192	190		183
CA-2000-814	The Stratton Apartments (dba Mt. Aguilar Apts)	Yes	312	217		226
CA-2000-815	Canyon Rim Apartments	Yes	504	353		334
CA-2000-816	Coggins Square Apartments	Yes	87	87		84
CA-2000-818	Vista La Rosa	Yes	240	238		238
CA-2000-820	Quail Run	Yes	200	199		178
CA-2000-821	Santa Rosa Garden	Yes	111	109		109
CA-2000-822	Steinbeck Commons Apartments	Yes	100	99		99
CA-2000-824	Shadow Palms Apartments	Yes	144	143		141
CA-2000-825	Eastridge Apartments	Yes	80	78		78
CA-2000-826	Vintage Woods Senior Apartments	Yes	185	185		183
CA-2000-827	Cottage Estates	Yes	152	152		145
CA-2000-828	Rancho Carrillo Apartments	Yes	116	76		114
CA-2000-831	Regency Centre	Yes	100	99		99
CA-2000-832	St. Regis Park	Yes	119	118		115
CA-2000-834	Ivy Hill Apartments	Yes	116	47		46
CA-2000-835	Orange Grove Apartments	Yes	24	23		24
CA-2000-836	Wisconsin III Apartments	Yes	26	25		n/a
CA-2000-837	Kings Villages	Yes	313	312		313
CA-2000-838	Vintage Chateau Senior Apartments	Yes	240	238		237

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2000-839	Southwind Court Apartments	Yes	88	68	63
CA-2000-840	Laurel Glen	Yes	128	127	125
CA-2000-841	Emerald Gardens Apartments	Yes	110	108	110
CA-2000-842	Sea Wind Apartments	Yes	91	90	90
CA-2000-843	Cobblestone Apartments	Yes	64	63	63
CA-2000-844	Park Vista Apartments	Yes	392	392	389
CA-2000-846	Woodstone Apartments	Yes	56	55	55
CA-2000-847	Silver Ridge Apartments	Yes	156	155	n/a
CA-2000-849	Paulin Creek Apartments	Yes	48	44	44
CA-2000-850	Misty Village Apartments	Yes	24	23	133
CA-2000-851	Las Palmas Apartments	Yes	92	69	53
CA-2000-852	Cypress Villa Apartments	Yes	72	71	72
CA-2000-853	Island Gardens Apartments	Yes	122	122	106
CA-2000-856	Tahoe Valley Townhomes	Yes	70	68	66
CA-2000-857	Santa Ana Towers	Yes	200	199	198
CA-2000-858	Main Street Plaza	Yes	110	109	110
CA-2000-859	Villa Torre Family Apartments - Phase I	Yes	103	102	88
CA-2000-861	Miramar Apartments	Yes	159	32	32
CA-2000-863	Stone Creek Apartments	Yes	120	119	119
CA-2000-864	Bijou Woods Apartments	Yes	92	90	89
CA-2000-865	Courtyard Plaza Apartments	Yes	81	80	80
CA-2000-866	University Gardens Apartments	Yes	113	111	113
CA-2000-868	Stuart Drive Apts. & Rose Garden Apts.	Yes	239	239	237
CA-2000-870	Park Glenn Senior Apartments	Yes	18	17	18
CA-2000-873	Pinecrest Apartments	Yes	24	23	19
CA-2000-874	Camara Circle Apartments	Yes	52	50	45
CA-2000-875	Villa Paseo Senior Residences	Yes	110	108	105
CA-2000-876	Le Mirador Senior Apartments	Yes	141	140	136
CA-2000-877	Sienna Senior Apartments	Yes	140	139	115
CA-2000-882	Cedar Springs Apartments	Yes	201	199	n/a
CA-2000-884	Heritage Park at Hilltop	Yes	192	190	184
CA-2000-886	Maria Manor	Yes	119	118	n/a
CA-2000-887	Antonia Manor	Yes	133	132	n/a
CA-2000-888	Mission Suites Apartments	Yes	117	116	116
CA-2000-889	Notre Dame Apartments	No	204	201	n/a
CA-2000-890	Pioneer Park Plaza Apartments	Yes	161	160	161
CA-2000-893	Clayton Crossing (formerly known as Driftwood Apts)	Yes	296	296	253
CA-2000-894	Thomas Paine Square Apartments	Yes	98	97	n/a
CA-2000-896	Craig Gardens	Yes	90	89	89
CA-2000-897	El Parador Senior apartments	Yes	125	124	124
CA-2000-898	La Brea Gardens	Yes	185	182	n/a
CA-2000-899	Greenfair Apartments	Yes	387	385	n/a
CA-2000-900	Pioneer Garden Apartments	Yes	141	140	139
CA-2000-901	Claremont Village Apartments	Yes	150	149	149
CA-2000-902	Plum Tree Apartments	Yes	70	69	69
CA-2000-903	Magnolia City Lights	Yes	54	53	51
CA-2000-904	Harbor City Lights	Yes	56	55	55
CA-2000-905	Normandy Park Senior Apartments	Yes	116	92	91
CA-2000-906	Countrywood Village Apartments	Yes	292	289	n/a
CA-2000-907	Park Place Apartments	Yes	142	141	141
CA-2000-908	The Verandas Apartments	Yes	180	179	n/a
CA-2000-910	Runnymede Gardens	Yes	78	77	77
CA-2000-911	Homestead Park	Yes	211	209	204
CA-2000-912	Heritage Villas Senior Housing	Yes	143	142	143

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2000-913	Virginia Lane Apartments	Yes	91	89	91
CA-2001-001	Orchard Villas II	Yes	72	72	n/a
CA-2001-005	Hillside Community Apartments	Yes	71	70	n/a
CA-2001-006	Casa Grande Apartments	Yes	81	80	n/a
CA-2001-011	Goshen Village	Yes	64	63	63
CA-2001-012	Castelar Apartments	Yes	101	100	n/a
CA-2001-013	Fontana Senior Apartments	Yes	108	107	106
CA-2001-014	Milagro del Valle	Yes	46	46	n/a
CA-2001-018	California Villas	Yes	34	33	n/a
CA-2001-019	Dalt Hotel	Yes	177	177	n/a
CA-2001-020	The West Hotel	Yes	105	104	n/a
CA-2001-021	Alexander Residence	Yes	179	178	n/a
CA-2001-026	Grant Heights Park Apartments	Yes	28	27	n/a
CA-2001-028	Linbrook Court	Yes	81	80	n/a
CA-2001-029	Mesa Family Apartments	Yes	42	41	n/a
CA-2001-033	Poplar Grove	Yes	50	49	n/a
CA-2001-034	Marlton Manor	Yes	151	150	n/a
CA-2001-036	Riverwood Place	Yes	148	146	n/a
CA-2001-037	Rivers Hotel	Yes	76	74	n/a
CA-2001-043	Drachma Housing	Yes	19	19	n/a
CA-2001-047	Bowen Court	Yes	20	20	n/a
CA-2001-048	Cascade Apartments	Yes	74	73	n/a
CA-2001-050	Los Adobes De Maria II	Yes	52	51	n/a
CA2001051	Sunrise Villa	Yes	56	56	55
CA-2001-051	Sunrise Villa	Yes	44	43	43
CA-2001-053	River View	Yes	80	78	n/a
CA-2001-054	West Rivertown Apartments	Yes	57	56	n/a
CA-2001-055	Cornerstone Apartments	Yes	36	35	n/a
CA-2001-058	Bigby Villa Apartments	Yes	180	179	156
CA-2001-061	Tully Gardens	Yes	153	152	n/a
CA-2001-062	La Primavera Apartments	Yes	36	35	n/a
CA-2001-063	Tesoro Grove Apartments	Yes	106	104	n/a
CA-2001-065	Innes Heights Apartments	Yes	19	18	n/a
CA-2001-068	Jackson Aisle Apartments	Yes	30	29	n/a
CA-2001-075	The Village at Mendota	Yes	81	80	n/a
CA-2001-080	Coventry Heights	Yes	76	75	n/a
CA-2001-084	Hotel Redding	Yes	47	48	n/a
CA-2001-085	Stonegate Senior Apartments	Yes	20	19	n/a
CA-2001-087	North Oakland Senior Housing	Yes	65	64	n/a
CA-2001-088	Downs Senior Housing	Yes	17	16	n/a
CA-2001-095	Plaza de Leon Apartments	Yes	20	19	n/a
CA-2001-097	Chestnut Linden Court	Yes	151	149	n/a
CA-2001-098	Sycamore Place	Yes	74	73	n/a
CA-2001-100	Market Square Manor	Yes	200	198	n/a
CA-2001-101	Brawley Family Apartments	Yes	80	79	76
CA-2001-102	Villa Harvey Mandel	Yes	90	90	n/a
CA-2001-103	Hovley Gardens	Yes	163	162	n/a
CA-2001-104	Villa Lara Apartments	Yes	80	79	n/a
CA-2001-105	Calexico Family Apartments	Yes	80	79	n/a
CA-2001-106	Casa de la Paloma aka Arvin Family Apartments	Yes	43	42	38
CA-2001-107	Terracina Meadows	Yes	156	120	n/a
CA-2001-109	Sereno Village Apartments	Yes	125	124	n/a
CA-2001-120	Villas Santa Fe	Yes	81	80	n/a
CA-2001-121	Victory Townhomes/Evergreen Estates	Yes	76	73	14

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2001-124	Ladan Apartments	Yes	10	10	n/a
CA-2001-125	Ladan Apartments II	Yes	147	146	n/a
CA-2001-126	Cache Creek Apartments Homes	Yes	80	79	n/a
CA-2001-134	Sungrove Senior Apartments	Yes	82	80	n/a
CA-2001-135	Mountain View Senior Apartments	Yes	86	84	n/a
CA-2001-137	Pleasant Village Apartments	Yes	100	99	n/a
CA-2001-148	Bentley City Lights	Yes	36	35	n/a
CA-2001-150	Miramar City Lights	Yes	49	48	n/a
CA-2001-152	Burlington City Lights	Yes	40	39	n/a
CA-2001-156	Elysian City Lights	Yes	21	20	n/a
CA-2001-157	Ardmore City Lights	Yes	48	47	n/a
CA-2001-167	Gadberry Courts	Yes	55	54	n/a
CA-2001-168	Deliverance Temple I & II	Yes	82	80	n/a
CA-2001-169	Rose Gardens	Yes	66	65	n/a
CA-2001-170	Las Flores Family Apartments	Yes	81	80	n/a
CA-2001-800	River Court Apartments	Yes	160	80	161
CA-2001-802	Heritage Park on Woodman	Yes	155	153	147
CA-2001-803	Greentree Senior Apartments	Yes	272	270	n/a
CA-2001-804	Iris Gardens	Yes	120	118	118
CA-2001-805	Pavilion Apartments	Yes	132	129	129
CA-2001-806	Park Manor Apartments	Yes	81	80	69
CA-2001-807	Helzer Courts Apartments	Yes	155	154	150
CA-2001-808	Hale-Morris-Lewis Senior Manor	Yes	41	40	39
CA-2001-810	8th and Howard Family Apartments	Yes	74	73	n/a
CA-2001-811	Vintage Shores Senior Apartments	Yes	122	120	n/a
CA-2001-812	The Reserve at Napa	Yes	117	116	n/a
CA-2001-813	Lenzen Housing	Yes	88	87	n/a
CA-2001-814	Tice Oaks	Yes	91	90	89
CA-2001-815	Vista Las Flores	Yes	28	27	28
CA-2001-816	Shadow Hill Apartments	Yes	82	81	n/a
CA-2001-817	Cobblestone Village Apartments	Yes	44	43	43
CA-2001-818	Heritage Pointe Senior Apartments	Yes	49	48	49
CA-2001-819	Torrey Del Mar Apartments	Yes	112	110	n/a
CA-2001-820	Grayson Creek Apartments	Yes	70	69	n/a
CA-2001-821	The Brooks House	Yes	63	62	n/a
CA-2001-822	Cielo Vista Apartments	Yes	112	111	103
CA-2001-823	Lakeview Terrace Apartments	Yes	128	125	127
CA-2001-824	Holiday Manor Apartments	Yes	252	251	246
CA-2001-825	Old Grove Apartments	Yes	56	55	n/a
CA-2001-826	Vintage Zinfandel Senior Apartments	Yes	129	128	n/a
CA-2001-827	Monticelli Apartments	Yes	52	51	n/a
CA-2001-828	Quo Vadis Apartments	Yes	104	102	n/a
CA-2001-829	Cesar Chavez Gardens	Yes	47	46	n/a
CA-2001-830	Torrey Highlands Apartments	Yes	76	75	76
CA-2001-831	Hilltop Commons Apartments	Yes	324	169	309
CA-2001-832	Heninger Village Apartments	Yes	58	57	n/a
CA-2001-833	Riverwood Grove	Yes	71	70	n/a
CA-2001-834	Charter Oaks Apartments	Yes	75	74	75
CA-2001-835	1045 Mission Apartments	Yes	258	55	54
CA-2001-836	John Burns Gardens	Yes	100	99	n/a
CA-2001-837	RiverTown Apartments	Yes	100	99	n/a
CA-2001-839	Stanford Arms/ Villa Serena II Apts	Yes	120	119	n/a
CA-2001-841	Lincoln Apartments	Yes	150	148	n/a
CA-2001-842	Crocker Oaks Apartments	Yes	131	66	66

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2001-844	Vintage Gardens Senior Apartments	Yes	188	186	188
CA-2001-845	Compton Garden	Yes	18	18	17
CA-2001-846	Casa Bonita Senior Apartments	Yes	80	79	n/a
CA-2001-847	Marina Towers Annex	Yes	57	56	55
CA-2001-849	Coronado Terrace	Yes	312	310	n/a
CA-2001-850	The Piedmont	Yes	198	42	n/a
CA-2001-851	Stanley Avenue Apartments	Yes	24	23	n/a
CA-2001-852	Vista Terrace Hills Apartments	Yes	262	260	261
CA-2001-853	Stone Pine Meadow	Yes	72	71	71
CA-2001-856	Ocean Beach Apartments	Yes	85	84	85
CA-2001-857	San Lucas Senior Housing	Yes	196	194	n/a
CA-2001-858	Island Village Apartments	Yes	280	280	n/a
CA-2001-859	Birchcrest Apartments	Yes	64	62	61
CA-2001-860	Villaggio Senior Apartments	Yes	79	78	n/a
CA-2001-861	Villa Torre Family Apartments - Phase 2	Yes	88	87	n/a
CA-2001-862	Serenity Villas	Yes	174	173	171
CA-2001-863	Tennyson West Apartments	Yes	96	94	94
CA-2001-864	Wakeham Grant Apartments	Yes	127	126	125
CA-2001-865	Baldwin Hills Apartments	Yes	58	57	57
CA-2001-866	Rowland Heights Apartments	Yes	144	142	142
CA-2001-868	Terracina at Wildhorse	Yes	70	41	68
CA-2001-869	Terracina Gold, Village II	Yes	120	93	n/a
CA-2001-870	Parkside Apartments	Yes	40	39	40
CA-2001-871	The Vintage at Napa	Yes	115	115	106
CA-2001-872	El Rancho Verde Apartments	Yes	700	696	693
CA-2001-873	Plaza Manor Apartments	Yes	372	370	372
CA-2001-874	Willow Glen Senior Apartments	Yes	133	132	n/a
CA-2001-875	Monte Vista Gardens Senior Housing	Yes	69	68	n/a
CA-2001-876	Redwood Oaks Apartments	Yes	36	35	n/a
CA-2001-877	Community Garden Towers	Yes	333	332	332
CA-2001-878	Namiki Apartments	Yes	34	33	34
CA-2001-879	Curtis Johnson Apartments	Yes	48	47	n/a
CA-2001-880	Heritage Estates Retirement Community	Yes	250	103	n/a
CA-2001-881	Tri-City Housing	Yes	142	142	n/a
CA-2001-882	Rancho Cordova Apartments	Yes	95	91	n/a
CA-2001-883	Arbor Square Apartments	Yes	125	124	n/a
CA-2001-884	Florin Meadows Apartments	Yes	244	242	n/a
CA-2001-885	Arlington Creek Apartments	Yes	148	89	n/a
CA-2001-886	Kimball Court	Yes	95	94	94
CA-2001-887	Summer Field Apartments	Yes	268	265	n/a
CA-2001-888	Terramina Square Family Apartments	Yes	157	156	n/a
CA-2001-889	Autumnwood Apartments	Yes	160	158	n/a
CA-2001-890	Cypress Cove Apartments	Yes	198	196	190
CA-2001-891	Poinsettia Station Apartments	Yes	92	91	91
CA-2001-893	Union Court Apartments	Yes	68	62	n/a
CA-2001-895	Playa del Alameda Apartments	Yes	40	39	39
CA-2001-896	La Puente Park Apartments	Yes	132	131	127
CA-2001-897	Talega Jamboree Apartments Phase I	Yes	124	123	n/a
CA-2001-900	Villa De Guadalupe	Yes	101	100	100
CA-2001-901	Parwood Apartments	Yes	528	526	n/a
CA-2001-902	Village Green Apartments	Yes	75	74	n/a
CA-2001-903	San Rafael Commons	Yes	83	50	50
CA-2001-904	Verdes Del Oriente	Yes	113	112	n/a
CA-2001-905	Oak Circle Apartments	Yes	100	98	n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-2001-906	So Bay Community Villas (Sunrose)	Yes	271	269		n/a
CA-2001-908	Harbor View Villas	Yes	60	59		n/a
CA-2001-909	Bella Vista aka Logan Square Apartments	Yes	170	169		n/a
CA-2001-910	Heritage Place at Tustin	Yes	54	53		n/a
CA-2001-913	Susanville Gardens Apartments	Yes	64	32		n/a
CA-2001-914	Courtyards at Penn Valley	Yes	42	40		n/a
CA-2001-916	Bay View Vista Apartments	Yes	194	192		n/a
CA-2001-917	Park West Apartments	Yes	256	180		237
CA-2001-918	Montecito at Williams Ranch	Yes	132	130		126
CA-2001-919	Summercrest Villa Senior Apartments	Yes	66	65		n/a
CA-2001-920	The Californian	Yes	217	217		n/a
CA-2001-921	Season at Miraflores	Yes	118	116		n/a
CA-2001-923	Shiraz Senior Housing	Yes	61	60		n/a
CA-2001-924	Hampton Place / Gateway Village	Yes	56	55		n/a
CA-2001-925	Bellflower Terrace	Yes	180	178		n/a
CA-2002-001	Hollywood Western Apartments (Metro Hollywood)	Yes	60	59		n/a
CA-2002-002	Harold Way Apartments	Yes	51	50		n/a
CA-2002-003	Aliso Village - Phase I	Yes	201	200		n/a
CA-2002-004	Santa Cruz Terrace	Yes	48	47		48
CA-2002-005	Apple Tree Village	Yes	125	122		n/a
CA-2002-006	M.L. Shepard Manor Senior Housing	Yes	90	89		n/a
CA-2002-008	St. George Hotel	Yes	88	86		n/a
CA-2002-009	Nueva Vista	Yes	48	47		48
CA-2002-010	Mission Palms	Yes	107	108		n/a
CA-2002-014	Tully Gardens, Phase II	Yes	152	151		151
CA-2002-023	California Avenue Senior Housing	Yes	180	178		n/a
CA-2002-028	The Brownstone Hotel	Yes	48	47		48
CA-2002-033	Westgate Gardens Apartments	Yes	100	99		n/a
CA-2002-037	Fountain Valley Senior (The Jasmine)	Yes	156	154		n/a
CA-2002-041	Aliso Village II Apartments	Yes	176	175		n/a
CA-2002-045	Casa Figueroa Apartments	Yes	49	48		47
CA-2002-048	The EADS Apartments	Yes	36	35		n/a
CA-2002-049	Fallbrook View Apartments	Yes	80	79		n/a
CA-2002-051	Los Girasoles	Yes	11	11		11
CA-2002-056	Nugent Square	Yes	32	31		n/a
CA-2002-058	Whitmore Oaks Apartments	Yes	53	52		52
CA-2002-063	Peppertree Apartments	Yes	81	80		75
CA-2002-069	El Palmar Apartments	Yes	81	80		77
CA-2002-071	Northgate Apartments	Yes	42	41		40
CA-2002-075	Hamilton Transitional Housing (Phase 1)	Yes	59	59		n/a
CA-2002-076	Churchill Downs Apartments	Yes	204	163		158
CA-2002-077	Impressions at Valley Center	Yes	100	99		100
CA-2002-078	Tides Senior Apartments	Yes	36	35		n/a
CA-2002-079	North Beach Place	Yes	341	333		n/a
CA-2002-090	Regency Place Senior Apartments	Yes	81	80		78
CA-2002-091	Summit Ridge Apartments	Yes	81	80		79
CA-2002-094	Bakersfield Family Apartments	Yes	78	77		76
CA-2002-096	Suncrest Apartments	Yes	81	80		77
CA-2002-104	Villa Monterey Apartments	Yes	81	80		n/a
CA-2002-110	Plaza Grande	Yes	92	91		81
CA-2002-111	Casa Puleta Apartments	Yes	54	53		n/a
CA2002117	Courtyards at Arcata	Yes	64	63		62
CA-2002-117	The Courtyards at Arcata	Yes	64	63		62
CA-2002-118	Almond Terrace Apartments	Yes	46	45		42

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-2002-123	Maryland Heights	Yes	49	44		n/a
CA-2002-124	Sunset City Lights	Yes	16	12		n/a
CA-2002-129	Temple City Lights	Yes	34	33		n/a
CA-2002-132	Emerald Park	Yes	21	20		n/a
CA-2002-138	HomeSafe San Jose	Yes	25	24		n/a
CA-2002-145	Saltair Place	Yes	42	40		42
CA-2002-156	Villas Oscar Romero	Yes	50	49		49
CA-2002-165	Metro Villas	Yes	120	118		n/a
CA-2002-175	Cypress Ridge	Yes	122	120		n/a
CA-2002-177	Wilford Lane	Yes	36	35		33
CA-2002-189	The Dudley	Yes	75	74		n/a
CA-2002-199	Meta Street Apartments	Yes	24	23		n/a
CA-2002-203	Valle Verde Apartments	Yes	73	72		66
CA-2002-204	421 Turk Street Apartments	Yes	29	28		n/a
CA-2002-212	Sherwood Pointe Apartments	Yes	81	80		80
CA-2002-215	Park View Village	Yes	81	80		n/a
CA-2002-219	Cambridge Heights Senior Apartments	Yes	22	21		22
CA-2002-223	Mandela Gateway	Yes	168	166		n/a
CA-2002-226	Casa de Cabrillo (Villages at Cabrillo - Phase II)	Yes	204	200		n/a
CA-2002-229	Tierra Encantada Apartments	Yes	93	92		n/a
CA-2002-231	Red Bluff Meadows	Yes	52	51		n/a
CA-2002-238	Desert Gardens	Yes	81	80		80
CA-2002-239	Saybrook Apartments	Yes	56	60		n/a
CA-2002-244	Hotel Stockton	Yes	156	155		n/a
CA-2002-246	Porterville Family Apartments	Yes	78	77		55
CA-2002-250	Broadway Vistas	Yes	21	20		n/a
CA-2002-252	Casa Velasco	Yes	20	20		n/a
CA-2002-253	Broadway Village I Apartments	Yes	16	16		n/a
CA-2002-800	Harvard Glenmary	Yes	216	214		n/a
CA-2002-801	Betty Anne Gardens	Yes	76	75		75
CA-2002-802	El Paseo Studios	Yes	98	97		97
CA-2002-803	Lassen Apartments	Yes	81	80		80
CA-2002-805	Carmel Street Apartments	Yes	19	18		n/a
CA-2002-806	The Greenbriar	Yes	100	20		n/a
CA-2002-807	Far East Building	Yes	16	15		15
CA-2002-809	Valley Palms Apartments	Yes	354	351		n/a
CA-2002-810	Villa Serena at Stanford Ranch	Yes	236	235		235
CA-2002-811	Woodcreek Apartments	Yes	80	34		n/a
CA-2002-812	Parkway Village Apartments	Yes	120	119		n/a
CA-2002-814	Canyon Run Apartments	Yes	51	50		46
CA-2002-815	Chesapeake Bay Apartments	Yes	216	150		202
CA-2002-816	Villa Monterey Apartments	Yes	120	118		n/a
CA-2002-817	Phoenix Terrace Apartments	Yes	89	87		87
CA-2002-822	Bryte Gardens Apartments	Yes	108	100		100
CA-2002-823	Detroit Street Family Housing	Yes	10	9		10
CA-2002-824	Lilly Gardens Apartments	Yes	84	83		82
CA-2002-825	Willowbrook Apartments	Yes	72	71		72
CA-2002-826	The Oaks on Florence	Yes	63	62		62
CA-2002-827	Saratoga Senior Apartments Phase II	Yes	120	119		119
CA-2002-828	Village at Beechwood	Yes	100	99		99
CA-2002-830	Winter Creek Village (aka Windsor Road Apt)	Yes	41	40		41
CA-2002-831	Singing Wood Senior Housing	Yes	110	109		110
CA-2002-832	Villa Glen Apartments	Yes	26	25		n/a
CA-2002-833	Villa Andalucia Apartments	Yes	32	31		32

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit Units	Occupied Units **
CA-2002-834	Natomas Park Apartments	Yes	212	92	91
CA-2002-835	Monarch Village Apartments	Yes	206	83	n/a
CA-2002-836	1010 Pacific Avenue Apartments	Yes	112	23	n/a
CA-2002-837	Story Plaza Apartments	Yes	130	129	n/a
CA-2002-838	Carrillo Place	Yes	68	67	67
CA-2002-839	Talega Jamboree Apt Ph. II(Mendocino at Talega II)	Yes	62	61	61
CA-2002-840	Little Lake Village Apartments	Yes	144	142	144
CA-2002-841	Spring Valley Apartments	Yes	60	58	55
CA-2002-842	Canyon Country Senior Apartments	Yes	200	198	n/a
CA-2002-843	West Angeles Villas	Yes	150	149	n/a
CA-2002-844	Windwood Village Apartments	Yes	92	91	92
CA-2002-845	Vintage Willow Creek Senior Apartments	Yes	184	183	n/a
CA-2002-847	Amistad Plaza Apartments	Yes	56	55	n/a
CA-2002-848	Cameron Park Apartments	Yes	158	156	156
CA-2002-850	Community Arms Apartments	Yes	133	131	n/a
CA-2002-851	Sunset Square Apartments	Yes	96	94	n/a
CA-2002-852	Quail Run Apartments	Yes	104	84	99
CA-2002-853	Villa Ramona	Yes	71	70	70
CA-2002-854	Cedar Park Apartments	Yes	81	80	n/a
CA-2002-855	Monte Vista Gardens Senior Housing II	Yes	49	48	45
CA-2002-856	Oak Park Apartments	Yes	35	34	n/a
CA-2002-857	Glen Haven Apartments	Yes	81	56	80
CA-2002-858	Rich Sorro Commons	Yes	100	99	99
CA-2002-859	Church Street Apartments	Yes	93	92	n/a
CA-2002-860	Burbank Senior Artist Colony	Yes	141	43	n/a
CA-2002-861	Seminole Gardens Apartments	Yes	60	59	59
CA-2002-862	Grandon Village Apartments	Yes	161	160	n/a
CA-2002-863	Lake Merritt Apartments	Yes	55	54	54
CA-2002-864	Cienega Gardens Apartments	Yes	180	178	176
CA-2002-865	Heritage Plaza Apartments	Yes	180	156	164
CA-2002-866	Victoria Green	Yes	132	105	n/a
CA-2002-868	El Centro Loretto Apartments	Yes	76	75	75
CA-2002-869	Carter Terrace	Yes	101	100	n/a
CA-2002-870	Olen Jones Senior Apartments	Yes	96	95	n/a
CA-2002-871	Derek Silva Community	Yes	68	68	n/a
CA-2002-872	Leland Polk Senior Community	Yes	72	71	n/a
CA-2002-873	Villas del Paraiso	Yes	51	50	n/a
CA-2002-876	Walden Glen Apartments	Yes	186	185	179
CA-2002-879	Heritage Park at Glendale	Yes	52	51	n/a
CA-2002-880	Belvedere Place Apartments	Yes	26	25	n/a
CA-2002-881	Plaza del Sol Apartments	Yes	70	34	n/a
CA-2002-882	Parkwood Apartments	Yes	101	100	n/a
CA-2002-884	Folsom/Dore Apartments	Yes	98	96	n/a
CA-2002-885	Atrium Court Apartments	Yes	224	202	n/a
CA-2002-886	Terracina Park Meadows	Yes	144	116	138
CA-2002-888	North Park Apartments	Yes	80	79	n/a
CA-2002-889	White Rock Village	Yes	180	167	n/a
CA-2002-890	Hacienda Villa Creek Senior Apartments	Yes	80	79	79
CA-2002-892	Highland Creek Apartments	Yes	184	183	173
CA-2002-893	Villas at Hamilton Senior Apts.	Yes	129	127	n/a
CA-2002-894	Las Ventanas Apartments	Yes	239	236	n/a
CA-2002-896	McBride Apartments	Yes	80	78	75
CA-2002-897	The Lofts	Yes	188	39	n/a
CA-2002-900	The Savannah at Southport	Yes	228	118	111

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2002-901	Dover Woods Senior Apartments	Yes	200	198	198
CA-2002-902	Dove Canyon Apartments	Yes	120	118	n/a
CA-2002-903	Solara Court	Yes	132	132	132
CA-2002-904	Canyon Springs Apartments	Yes	138	29	n/a
CA-2002-905	Coventry Place Apartments	Yes	140	28	n/a
CA-2002-906	Security Building Lofts	Yes	153	31	n/a
CA-2002-907	Imperial Highway Apartments	Yes	46	45	46
CA-2002-908	Vintage Point Senior Apartments Phase II	Yes	186	168	n/a
CA-2002-909	Creekside at Meadow Park	Yes	77	76	n/a
CA-2002-910	Orchard Village	Yes	48	47	n/a
CA-2002-911	Vintage Paseo Senior Apartments	Yes	176	175	n/a
CA-2002-912	Oak Creek Senior Villas	Yes	57	56	n/a
CA-2002-913	Creekside Apartments	Yes	16	15	n/a
CA-2002-914	River Gardens Apartments	Yes	48	47	n/a
CA-2002-915	Orchard Manor Apartments	Yes	64	63	n/a
CA-2002-916	The Arc Apartments	Yes	9	8	8
CA-2002-917	El Mirage Apartments	Yes	34	34	34
CA-2002-918	The Grove Apartments	Yes	204	202	n/a
CA-2002-919	Vintage Crest Senior Apartments	Yes	190	189	n/a
CA-2002-920	Lincoln Terrace Apartments	Yes	80	79	n/a
CA-2002-921	Heritage Park at Cathedral City	Yes	153	152	n/a
CA-2002-922	Hidden Brooks (aka:Parkside Terrace)	Yes	201	200	n/a
CA-2002-923	Grisham Community Housing	Yes	96	94	n/a
CA-2002-924	Heritage Park at Monrovia	Yes	78	77	77
CA-2002-926	River Run Senior Apartments	Yes	360	356	n/a
CA-2002-928	Summer Breeze Apts (aka Fallen Leaves Apts)	Yes	160	159	n/a
CA-2002-929	Palm Terrace Apartments	Yes	80	78	78
CA-2002-930	Colonia Corona Apartments	Yes	100	99	n/a
CA-2002-931	Murphy Ranch Townhomes	Yes	62	61	62
CA-2002-932	Center Pointe Villas	Yes	240	236	233
CA-2002-934	Salinas Bay Apartments	Yes	95	92	95
CA-2002-935	The Crossing	Yes	300	60	n/a
CA-2002-936	Laguna Canyon Apartments	Yes	120	118	n/a
CA-2003-001	Lakeside Apartments	Yes	10	10	n/a
CA-2003-002	Geel Place	Yes	45	44	n/a
CA-2003-003	Las Brisas Community Housing	Yes	92	90	n/a
CA-2003-004	Glenneyre Apartments	Yes	27	26	n/a
CA-2003-006	Casa Alegre	Yes	23	22	n/a
CA-2003-008	Witmer/Columbia Place	Yes	43	42	n/a
CA-2003-009	Vermont City Lights	Yes	60	58	n/a
CA-2003-010	The Village at Victorville	Yes	81	80	n/a
CA-2003-011	DeAnza Gardens	Yes	180	179	n/a
CA-2003-017	Cottonwood Place II	Yes	61	60	n/a
CA-2003-018	Rolling Hills Village	Yes	52	51	n/a
CA-2003-019	Lakeview Terrace Apartments	Yes	60	59	n/a
CA-2003-021	New Terminal Hotel	Yes	40	39	n/a
CA-2003-026	Tyrol Plaza Senior Apartments	Yes	60	59	n/a
CA-2003-028	Rancho de Soto Apartments	Yes	33	32	n/a
CA-2003-029	Jasmine Square Apartments	Yes	72	71	n/a
CA-2003-032	San Mateo Rotary Floritas	Yes	50	47	n/a
CA-2003-033	The Leah Residence (9th & F Street Apartments)	Yes	24	23	n/a
CA-2003-035	Jeffrey-Lynne Perimeter Revitalization	Yes	118	111	n/a
CA-2003-036	Copper Creek Apartments	Yes	48	47	n/a
CA-2003-038	Court Street Apartments	Yes	24	23	n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit Units	Occupied Units **
CA-2003-040	Jean C. McKinney Manor	Yes	50	49	n/a
CA-2003-042	Elderberry at Bethel	Yes	74	73	n/a
CA-2003-043	Alegria Apartments	Yes	15	14	n/a
CA-2003-046	Curran House	Yes	67	66	n/a
CA-2003-049	The Village at Kings Canyon	Yes	48	47	n/a
CA-2003-050	Casa de Rosa Apartments	Yes	81	80	n/a
CA-2003-051	Easter Hill Apartments, Phase IA	Yes	51	50	n/a
CA-2003-054	Tuolumne Village Apartments	Yes	81	80	n/a
CA-2003-057	Sunnyside Apartments	Yes	121	120	n/a
CA-2003-065	Oak Street Terrace	Yes	39	38	n/a
CA-2003-066	University Neighborhood Apartments	Yes	27	26	n/a
CA-2003-075	Richmond Townhouses	Yes	199	198	n/a
CA-2003-079	Hearthstone Village	Yes	81	80	n/a
CA-2003-080	Villa Rose Apartments	Yes	53	52	n/a
CA-2003-083	La Amistad	Yes	80	79	n/a
CA-2003-084	Mecca III Apartments	Yes	58	57	n/a
CA-2003-088	Casa Bella Apartments	Yes	96	94	n/a
CA-2003-089	Portofino Villas	Yes	174	172	n/a
CA-2003-091	Grand & Venice Family Housing	Yes	62	61	n/a
CA-2003-094	Broadway City Lights	Yes	49	48	n/a
CA-2003-095	Westwood Vistas	Yes	51	50	n/a
CA-2003-098	Mutual Housing at Lemon Hill	Yes	74	73	n/a
CA-2003-103	Parlier Family Apartment	Yes	62	61	n/a
CA-2003-107	The Fountains at Sierra	Yes	93	92	n/a
CA-2003-110	Diamond Cove II Apartments	Yes	40	39	n/a
CA-2003-113	Renaissance at North Park Senior Apts.	Yes	96	94	n/a
CA-2003-117	Santos Plaza Apartments	Yes	37	36	n/a
CA-2003-118	Gateways SRO Housing	Yes	30	29	n/a
CA-2003-120	St Anne's Transition Housing & Child Care Develop.	Yes	40	39	n/a
CA-2003-124	Yankee Hotel	Yes	80	78	n/a
CA-2003-125	Canyon Creek Apartments	Yes	68	66	n/a
CA-2003-133	Windsor Court & Stratford Place	Yes	86	85	n/a
CA-2003-139	Park Creek Village	Yes	48	47	n/a
CA-2003-143	Palmer Heights Apartments	Yes	61	60	n/a
CA-2003-145	Tesoro Del Valle	Yes	121	119	n/a
CA-2003-146	Camino Al Oro	Yes	102	100	n/a
CA-2003-152	Orchard View Apartments	Yes	81	80	n/a
CA-2003-154	Bridgeway East aka Rotary Bridgeway	Yes	18	18	n/a
CA-2003-162	Summercrest Apartments	Yes	72	70	n/a
CA-2003-163	Sierra Village	Yes	61	60	n/a
CA-2003-164	Daybreak Apartments	Yes	61	60	n/a
CA-2003-169	Lindsay Family Apartments	Yes	61	60	n/a
CA-2003-172	Maganda Park	Yes	20	20	n/a
CA-2003-175	Hood Street Family Apartments	Yes	27	26	n/a
CA-2003-176	P Street Family Apartments	Yes	21	20	n/a
CA-2003-179	Plaza Apartments	Yes	106	106	n/a
CA-2003-180	Valle Del Sol Townhomes	Yes	76	74	n/a
CA-2003-182	Wicklow Square Apartments (aka Dublin Sr. Housing)	Yes	54	53	n/a
CA-2003-185	Jackson Cornerstone	Yes	64	62	n/a
CA-2003-187	River Crest	Yes	36	35	n/a
CA-2003-188	Phoenix Park I	Yes	178	176	n/a
CA-2003-190	Alameda Terrace	Yes	34	33	n/a
CA-2003-191	Main Street Vistas	Yes	49	48	n/a
CA-2003-192	Tehachapi Senior I and Shafter Senior Manor	Yes	71	69	n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units		
CA-2003-195	Monte Vista Apartments	Yes	64	52		n/a
CA-2003-196	Figueroa Place	Yes	33	32		n/a
CA-2003-199	Pinewood Court Apartments	Yes	72	71		n/a
CA-2003-202	Mariposa Gardens	Yes	63	62		n/a
CA-2003-800	Kennedy Meadows Apartments	Yes	56	55		n/a
CA-2003-801	Glenbrook Apartments	Yes	60	51		n/a
CA-2003-802	Walnut Grove Senior Apartments	Yes	60	59		n/a
CA-2003-803	101 San Fernando Apartments	Yes	323	67		n/a
CA-2003-804	Villa Solera Apartment Homes	Yes	100	99		n/a
CA-2003-805	Los Arcos Apartments	Yes	84	83		n/a
CA-2003-807	LA 78 Preservation Project	Yes	78	78		n/a
CA-2003-808	Town Center Apartments	Yes	75	15		n/a
CA-2003-810	Hollywood Palms Apartments	Yes	94	93		n/a
CA-2003-811	Breezewood Village	Yes	122	120		n/a
CA-2003-813	Brisa Del Mar Village Apartments	Yes	106	105		n/a
CA-2003-814	Bernal Dwellings Apartments	Yes	160	156		n/a
CA-2003-816	Creekside Apartments	Yes	185	184		n/a
CA-2003-818	Metropolitan Lofts	Yes	264	53		n/a
CA-2003-819	Heritage Park at Arcadia	Yes	54	53		n/a
CA-2003-820	La Costa Paloma	Yes	180	178		n/a
CA-2003-821	Gateway Santa Clara	Yes	42	41		n/a
CA-2003-822	Branham Lane Apartments	Yes	175	174		n/a
CA-2003-823	Corralitos Creek Apartments	Yes	64	63		n/a
CA-2003-824	Fremont Oak Gardens	Yes	51	49		n/a
CA-2003-825	Skyline Village	Yes	73	72		n/a
CA-2003-826	Mariposa Apartments	Yes	106	105		n/a
CA-2003-827	Havenhurst Apartments	Yes	24	23		n/a
CA-2003-828	Hidden Cove Apartments	Yes	88	87		n/a
CA-2003-829	Tyrella Gardens	Yes	56	55		n/a
CA-2003-830	Pujol Street Senior Apartments	Yes	66	65		n/a
CA-2003-831	Salinas Pointe Apts. (aka Los Padres Apts.)	Yes	219	162		n/a
CA-2003-832	Potrero Senior Housing	Yes	53	52		n/a
CA-2003-833	Orchard Park Apartments	Yes	144	143		n/a
CA2003834	The Surf Apartments	Yes	46	35		n/a
CA-2003-835	Asbury Apartments	Yes	97	58		n/a
CA-2003-836	Pacific Towers Senior Apartments	Yes	100	99		n/a
CA-2003-837	Benicia Point aka Burgess Point	Yes	56	55		n/a
CA-2003-838	Castaic Lake Senior Apartments	Yes	150	149		n/a
CA-2003-839	Camino Del Sol Senior Apartments	Yes	120	118		n/a
CA-2003-840	Westgate Courtyards	Yes	204	203		n/a
CA-2003-841	Turnleaf Apartments	Yes	152	151		n/a
CA-2003-842	Muirlands at Windemere Apartments	Yes	350	349		n/a
CA-2003-843	Herald Hotel	Yes	73	72		n/a
CA-2003-844	Vista Montana Apartments	Yes	132	130		n/a
CA-2003-845	Cinnabar Commons	Yes	245	243		n/a
CA-2003-846	Mission Gateway	Yes	121	120		n/a
CA-2003-847	Channel Island Park Apartments	Yes	152	150		n/a
CA-2003-848	Broadway Village II	Yes	50	49		n/a
CA-2003-849	Westmorland Family Apartments	Yes	64	64		n/a
CA-2003-850	Countryside Apartments	Yes	72	72		n/a
CA-2003-852	Noble Tower	Yes	195	194		n/a
CA-2003-853	Ping Yuen Center	Yes	82	81		n/a
CA-2003-854	Breezewood Apartments	Yes	157	156		n/a
CA-2003-855	Oroville Apartments	Yes	62	61		n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit		Occupied Units **
				Units	Units	
CA-2003-856	Willow Oaks Apartments	Yes	60	59		n/a
CA-2003-857	Hacienda de Feliz	Yes	25	24		n/a
CA-2003-859	Del Rio Terrace Apartments	Yes	41	40		n/a
CA-2003-860	L.A. Colorado Terrace	Yes	70	42		n/a
CA-2003-861	The Oaks at Almaden	Yes	126	125		n/a
CA-2003-862	Oak Court Apartments	Yes	53	52		n/a
CA-2003-863	Holtville Gardens Apartments	Yes	80	80		n/a
CA-2003-864	City Towers	Yes	231	229		n/a
CA-2003-865	Anise Turina Apartments	Yes	28	27		28
CA-2003-866	Imperial Gardens Apartments	Yes	80	80		n/a
CA-2003-868	Riviera Apartments	Yes	27	27		n/a
CA-2003-870	Tierra del Sol	Yes	119	118		n/a
CA-2003-871	Villa Madera	Yes	72	71		n/a
CA-2003-872	Downtown River Apartments	Yes	81	80		n/a
CA-2003-873	Baywood Apartments	Yes	77	76		76
CA-2003-874	Mission Creek Senior Community	Yes	140	139		n/a
CA-2003-875	Point Reyes Affordable Homes	Yes	27	26		n/a
CA-2003-876	The Gardens at Ironwood Senior Apartments	Yes	172	138		n/a
CA-2003-877	Tremont Green	Yes	36	35		n/a
CA-2003-878	Parkside Village Apartments	Yes	76	75		75
CA-2003-879	The Willows	Yes	76	76		n/a
CA-2003-881	Montecito Vista Apartment Homes	Yes	162	161		n/a
CA-2003-882	Windrow Apartments	Yes	96	94		n/a
CA-2003-883	SEASONS at Los Robles	Yes	59	58		n/a
CA-2003-884	Agave at Elk Grove	Yes	188	187		n/a
CA-2003-885	Sunnyslope Apartments	Yes	31	31		n/a
CA-2003-886	Campus Gardens Apts (aka: Mulberry Gardens)	Yes	126	125		123
CA-2003-887	Moore Village	Yes	59	58		n/a
CA-2003-888	Sacramento Senior Homes	Yes	40	39		n/a
CA-2003-889	Arbor Ridge Apartments	Yes	178	36		n/a
CA-2003-890	Views at 270	Yes	56	55		n/a
CA-2003-891	Azure Park Apartments	Yes	212	217		n/a
CA-2003-892	Casa Colina Del Sol	Yes	75	74		n/a
CA-2003-893	Market Street Townhomes	Yes	60	59		n/a
CA-2003-894	Canyon Creek Townhomes	Yes	36	35		n/a
CA-2003-895	Rancho del Norte Apartments	Yes	119	118		n/a
CA-2003-896	Heritage Village Apartments	Yes	50	49		49
CA-2003-897	Carlton Country Club Villas	Yes	130	129		130
CA-2003-898	Coyote Run II Apartments	Yes	66	65		n/a
CA-2003-899	Lorenzo Creek Apartments	Yes	28	27		n/a
CA-2003-900	Knolls at Green Valley Apartments	Yes	200	199		n/a
CA-2003-901	Westminster Senior Apartments	Yes	92	91		n/a
CA-2003-902	Saticoy Gardens (aka Cecil Younger Gardens)	Yes	30	29		n/a
CA-2003-903	The Salvation Army SF Silvercrest Residence	Yes	257	254		n/a
CA-2003-905	Chelsey Mutual Housing	Yes	30	29		n/a
CA-2003-906	Copper Creek Apartments	Yes	156	155		n/a
CA-2003-907	Via Roble Apartments	Yes	87	64		n/a
CA-2003-908	Bella Monte Apartments	Yes	52	51		n/a
CA-2003-911	Maidu Village Phase III	Yes	76	75		n/a
CA-2003-912	Casitas Del Rio Apartments	Yes	40	39		n/a
CA-2003-913	Lorena Terrace Apartments	Yes	49	47		n/a
CA-2003-914	Sky Parkway Apartments	Yes	59	58		n/a
CA-2003-915	Hermosa Vista Apartments	Yes	88	87		n/a
CA-2003-916	Northpointe Park Apartments	Yes	180	144		n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit Units	Occupied Units **
CA-2003-919	Vintage at Laguna	Yes	158	157	n/a
CA-2003-920	Beachview Villa	Yes	107	106	n/a
CA-2003-921	Ocean View Garden Apartments	Yes	62	62	n/a
CA-2003-926	Villa Cesar Chavez	Yes	52	51	n/a
CA-2003-927	Beverly Towers	Yes	189	189	n/a
CA-2003-929	Lincoln Creek Apartments	Yes	172	141	n/a
CA-2003-930	The St. Anton Building	Yes	65	13	n/a
CA-2003-931	Hallmark House Apartments	Yes	72	71	n/a
CA-2003-934	The Breakers at Bayport	Yes	52	51	n/a
CA-2003-935	Cottonwood Village aka Camellia Village Apartments	Yes	86	85	n/a
CA-2003-936	Moulton Plaza	Yes	66	65	n/a
CA-2003-938	Corona Park Apartments	Yes	160	158	n/a
CA-2003-941	Sunset Villa Apartments	Yes	52	51	n/a
CA-2003-942	Brierwood Court	Yes	74	73	n/a
CA-2004-001	Easter Hill Apartments, Phase IB	Yes	67	65	n/a
CA-2004-003	The Courtyard at Bay Road	Yes	74	76	n/a
CA-2004-004	Rainbow Apartments	Yes	89	87	n/a
CA-2004-005	Lillian Place	Yes	74	59	n/a
CA-2004-006	26th & Santa Monica Family Housing	No	44	43	n/a
CA-2004-007	Samara Terrace	Yes	52	51	n/a
CA-2004-009	Villa Del Rey	Yes	48	47	n/a
CA-2004-010	1424 Broadway Apartments	Yes	41	41	n/a
CA-2004-012	Willow Point Apartments	Yes	25	24	n/a
CA-2004-013	Talmadge Senior Village	Yes	91	90	n/a
CA-2004-014	Palomar Apartments	Yes	27	26	n/a
CA-2004-015	Easter Hill Apartments - Phase II	Yes	123	83	n/a
CA-2004-016	Pisgah Village	No	47	46	n/a
CA-2004-017	Orange Grove Gardens	Yes	38	37	n/a
CA-2004-021	Arroyo de Paz I Apartments	Yes	60	59	n/a
CA-2004-023	Riverview Apartments	Yes	81	80	n/a
CA-2004-026	Zaninovich Village Senior Apartments	Yes	81	80	n/a
CA-2004-029	Shasta Courtyards	Yes	61	60	n/a
CA-2004-031	Summerset Apartment Homes	Yes	61	60	n/a
CA-2004-033	Serna Village	Yes	84	83	n/a
CA-2004-042	Sonterra Apartments	Yes	54	53	n/a
CA-2004-045	Casa Bella -1B	No	80	80	n/a
CA-2004-046	Casa La Paz	No	61	60	n/a
CA-2004-049	Las Brisas Apartments	Yes	66	65	n/a
CA-2004-050	Los Abuelitos Senior Apartments	Yes	25	24	n/a
CA-2004-053	Hamilton Transitional Housing, Phase 2	Yes	41	41	n/a
CA-2004-057	Yorba Linda Palms Apartments	Yes	44	43	n/a
CA-2004-058	Cortina d' Arroyo	Yes	108	107	n/a
CA-2004-059	Arbor Grove	Yes	150	150	n/a
CA-2004-061	Harvard Heights Apartment Homes	Yes	47	46	n/a
CA-2004-066	Casa Loma Family Apartments	Yes	113	112	n/a
CA-2004-068	Pacific City Lights	Yes	42	41	n/a
CA-2004-070	1200 Park Avenue Apartments	Yes	107	106	n/a
CA-2004-071	Los Arboles Family Apartments		81	80	n/a
CA-2004-073	Dorado Senior Apartments		150	148	n/a
CA-2004-077	Crane Terrace Apartments	Yes	44	43	n/a
CA-2004-078	Klimm Apartments		42	41	n/a
CA-2004-081	Govea Gardens		150	149	n/a
CA-2004-083	Sara Conner Court	Yes	57	56	n/a
CA-2004-084	New Dana Strand Phase 1 Garden Apartments		120	118	n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2004-085	Temple Villas		52	51	n/a
CA-2004-086	Emerald Terrace Apartments		85	84	n/a
CA-2004-090	Kings Manor		81	80	n/a
CA-2004-091	Vista Ridge Apartments		56	55	n/a
CA-2004-092	Bella Castello at Kelley Park	Yes	88	87	n/a
CA-2004-093	Creekside Trails	Yes	50	49	n/a
CA-2004-094	Cottonwood Terrace aka Camellia Terrace Apartments	Yes	21	20	n/a
CA-2004-096	Kern Villa Apartments	Yes	49	48	n/a
CA-2004-102	Cottonwood Place III	Yes	58	57	n/a
CA-2004-113	San Jose Art Ark Housing	Yes	148	146	n/a
CA-2004-117	The Village at Chowchilla		81	80	n/a
CA-2004-121	Flores Del Valle Apartments		146	144	n/a
CA-2004-130	Mansi Town Homes	Yes	21	20	n/a
CA-2004-134	Trinity Avenue Apartments	Yes	17	17	n/a
CA-2004-135	La Amistad at Mendota		81	80	n/a
CA-2004-136	Geneva Village		142	139	n/a
CA-2004-137	Metropolitan City Lights		65	64	n/a
CA-2004-139	Valley View Apartments		21	20	n/a
CA-2004-800	Sierra Creek Apartments (fka Antelope Senior Apts)	Yes	144	143	n/a
CA-2004-803	Fremont Mews	Yes	119	49	n/a
CA-2004-805	Oak Village Apartments	Yes	117	116	n/a
CA-2004-806	Bayview Landing	Yes	120	119	n/a
CA-2004-807	The Gardens at Sierra	Yes	93	92	n/a
CA-2004-810	Spring & Encino Village Apartments	Yes	96	95	n/a
CA-2004-812	Kearney Palms Senior Apartments	Yes	81	80	n/a
CA-2004-813	Geneva Pointe Apartments	Yes	152	150	n/a
CA-2004-815	Opportunity Center of the Midpeninsula	Yes	89	88	n/a
CA-2004-816	Plymouth West Apartments	Yes	196	195	n/a
CA-2004-817	Villa San Joaquin	Yes	36	35	n/a
CA-2004-818	Hanford Senior Villas	Yes	48	47	n/a
CA-2004-819	Pico/Gramercy Family Apartments	Yes	71	70	n/a
CA-2004-820	Cottonwood Court Apartments	Yes	86	85	n/a
CA-2004-821	Vintage Tower Apartments	Yes	59	59	n/a
CA-2004-822	Via del Mar	Yes	40	39	n/a
CA-2004-823	Brawley Elks Senior Apartments	Yes	81	80	n/a
CA-2004-824	Brawley Gardens Apartments	Yes	81	80	n/a
CA-2004-825	Heber Family Apartments	Yes	81	80	n/a
CA-2004-826	Murphy Ranch II	Yes	38	38	n/a
CA-2004-829	Valencia Gardens HOPE VI Development	Yes	260	254	n/a
CA-2004-831	Laurel Gardens Apartments	Yes	30	29	n/a
CA-2004-832	Lakeside Apartments	Yes	124	122	n/a
CA-2004-833	San Antonio Place	Yes	120	118	n/a
CA-2004-834	Mission Pointe at Riverside	Yes	64	63	n/a
CA-2004-835	Lion Creek Crossings fka Coliseum Gardens Phase I	Yes	115	114	n/a
CA-2004-836	Springs Village	Yes	80	79	n/a
CA-2004-837	Beyer Courtyard Apartments	Yes	60	59	n/a
CA-2004-838	Pacific Grove Senior Apartments	Yes	49	48	n/a
CA-2004-839	Magnolia Park Townhomes & Apartments	Yes	29	28	n/a
CA-2004-840	Lincoln Corner Apartments	Yes	134	101	n/a
CA-2004-841	Bay Vista at Meadow Park	Yes	220	218	n/a
CA-2004-842	Acacia Meadows	Yes	140	139	n/a
CA-2004-843	Citrus Grove Apartments	Yes	51	50	n/a
CA-2004-845	Casa Shalom	Yes	30	29	n/a
CA-2004-847	Woodbridge Manor	Yes	165	164	n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2004-849	Harmony Creek	Yes	75	74	n/a
CA-2004-850	Green Valley Apartments	Yes	40	39	n/a
CA-2004-851	Sierra Sunrise Senior Apartments	Yes	119	117	n/a
CA-2004-852	Hawaiian Gardens Apartments	Yes	264	211	n/a
CA-2004-853	Colusa Avenue Apartments	Yes	38	37	n/a
CA-2004-854	Union Square II	Yes	24	24	n/a
CA-2004-855	Hannon Seaview Apartments	Yes	133	131	n/a
CA-2004-856	Rancho Santa Fe Village	Yes	120	119	n/a
CA-2004-857	Ingram Preservation	Yes	140	135	n/a
CA-2004-858	Bristol Apartments	Yes	102	101	n/a
CA-2004-859	Baycliff Apartments	Yes	342	340	n/a
CA-2004-860	Witmer Manor Preservation Project	Yes	238	238	n/a
CA-2004-862	Pilgrim Tower North Apartments	Yes	258	255	n/a
CA-2004-866	Harvard Place Apartments	Yes	40	39	n/a
CA-2004-867	Lincoln Court Senior Housing	Yes	82	81	n/a
CA-2004-869	Delmas Park Apartments	Yes	123	122	n/a
CA-2004-870	Timothy Commons	Yes	32	31	n/a
CA-2004-871	Olive Grove	Yes	128	126	n/a
CA-2004-873	Harriet Tubman Terrace Apartments	Yes	91	90	n/a
CA-2004-874	Chapel Lane Senior Apartments	Yes	38	38	n/a
CA-2004-875	Casitas Del Valle		40	39	n/a
CA-2004-876	Poplar Village	Yes	64	63	n/a
CA-2004-877	Oroville Manor	Yes	72	71	n/a
CA-2004-878	Douglas Park Apartments	Yes	72	71	n/a
CA-2004-881	Sobrato Transitional Apartments	Yes	60	59	n/a
CA-2004-882	Phoenix Park II	Yes	182	180	n/a
CA-2004-883	Marina Heights Apartments	Yes	200	198	n/a
CA-2004-884	Vista Del Monte Apartments	Yes	104	104	n/a
CA-2004-889	Melrose Villas (fka University Commons)		114	113	n/a
CA-2004-890	Plaza Senior Apartments	Yes	172	171	n/a
CA-2004-891	Greenwood Village Apartments	Yes	48	47	n/a
CA-2004-893	Kerman Sunset Apartments	Yes	36	35	n/a
CA-2004-894	Lado Del Rio Apartments	Yes	42	41	n/a
CA-2004-895	Lutheran Gardens Apartments	Yes	76	75	n/a
CA-2004-896	Tuolumne Village		106	104	n/a
CA-2004-898	College View Apartments		88	87	n/a
CA-2004-899	Wyndover Apartments		136	135	n/a
CA-2004-900	The Crossings at Madera		64	63	n/a
CA-2004-902	Glenview Apartments	Yes	71	70	n/a
CA-2004-903	Prototypes Pomona Apartments	Yes	32	31	n/a
CA-2004-904	The Crossings	Yes	108	107	n/a
CA-2004-905	Tara Village Apartments	Yes	170	168	n/a
CA-2004-906	Camellia Place		112	111	n/a
CA-2004-907	Las Flores Village	Yes	100	99	n/a
CA-2004-909	Central Plaza Apartments	Yes	112	111	n/a
CA-2004-910	Hastings Park Apartments	Yes	242	195	n/a
CA-2004-912	Vista Terraza Apartments		123	122	n/a
CA-2004-914	Lord Tennyson Apartments		252	249	n/a
CA-2004-915	Afton Place Apartments	Yes	71	70	n/a
CA-2004-917	Courtyards at Cypress Grove	Yes	96	95	n/a
CA-2004-919	Golden West Tower	Yes	180	178	n/a
CA-2004-923	Heritage Oaks Apartments	Yes	120	118	n/a
CA-2005-001	Garden Grove Senior Apartments	Yes	24	23	n/a
CA-2005-002	Sand Creek	Yes	60	59	n/a

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2  
CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE  
Monitoring Status and Occupancy by Project 1986-2007**

<b>CTCAC Number</b>	<b>Project Name</b>	<b>Monitor Status*</b>	<b>Total Units</b>	<b>Required Tax Credit Units</b>	<b>Occupied Units **</b>
CA-2005-006	El Carrillo Apartments	Yes	62	61	n/a
CA-2005-007	Washington Plaza	Yes	44	43	n/a
CA-2005-011	Garden Grove Senior Apartments		85	84	n/a
CA-2005-013	Cottonwood Place IV		45	45	n/a
CA-2005-017	Mountain View II Senior Apartments		20	20	n/a
CA-2005-019	Altenheim Senior Housing	Yes	93	92	n/a
CA-2005-024	Walnut Place Townhomes		40	39	n/a
CA-2005-038	Maywood Villas		54	53	n/a
CA-2005-039	Cassia Heights Apartments		56	55	n/a
CA-2005-065	Jeffrey-Lynne Neighborhood Revitalization, Phase 3	Yes	85	76	85
CA-2005-067	Royal Court Apartments		55	54	55
CA-2005-070	Plummer Village Apartments		75	74	75
CA-2005-096	Martin Luther King Square		92	91	0
CA-2005-099	Cottonwood Gardens		91	90	80
CA-2005-114	Terry Manor Apartments		170	167	167
CA-2005-115	South Bay Villa Apartments		80	79	79
CA-2005-804	Casas del Valle	Yes	35	35	n/a
CA-2005-807	Palmdale East Q Apartments	Yes	91	90	n/a
CA-2005-808	Fairfield Heights Apartments	Yes	52	51	n/a
CA-2005-809	Unity Estates Apartments	Yes	88	84	n/a
CA-2005-810	Corde Terra Family Apartments		300	298	n/a
CA-2005-812	Seacliff Highlands Apartments		39	38	n/a
CA-2005-814	Flower Park Plaza		199	198	n/a
CA-2005-817	Silverado Creek Family Apartments	Yes	112	112	n/a
CA-2005-818	Lexington Apartments (LA Preservation III)	Yes	251	241	n/a
CA-2005-819	Leeward Apartments	Yes	257	245	n/a
CA-2005-820	Hayward Senior Apartments		151	150	n/a
CA-2005-828	Las Serenas Apartments		72	107	n/a
CA-2005-829	Eleanor Roosevelt Circle		60	49	n/a
CA-2005-831	Oak Center Towers	Yes	196	195	n/a
CA-2005-832	Vista Sunrise Apartments		85	79	n/a
CA-2005-833	Raintree Apartments	Yes	176	174	0
CA-2005-834	Silverado Creek Family Apartments, Phase II	Yes	56	23	0
CA-2005-836	Fairbanks Ridge at Del Sur		204	202	0
CA-2005-838	Timberwood Apartments		286	284	0
CA-2005-839	Monte Vista Terrace		150	149	0
CA-2005-840	Larkfield Oaks	Yes	56	55	0
CA-2005-841	Nuevo Amanecer Apartments		63	62	63
CA-2005-842	Divine Senior Apartments	Yes	32	31	30
CA-2005-845	Laguna Senior Apartments		64	63	64
CA-2005-846	Tracy Village Apartments	Yes	72	71	n/a
CA-2005-850	Willow Tree Apartments		108	106	106
CA-2005-853	Marina Tower		155	154	n/a
CA-2005-854	Ceatrice Polite Apartments		91	90	91
CA-2005-855	Martin Luther Tower		121	96	96
CA-2005-858	Block N5 - Mission Bay		236	234	234
CA-2005-859	Yuba Gardens Apartments		120	118	118
CA-2005-860	Sage Canyon Apartments		72	71	n/a
CA-2005-861	Cypress Sunrise Apartments		75	74	0
CA-2005-862	Clara Park Commons		50	49	0
CA-2005-863	Wysong Village Apartments		95	94	0
CA-2005-871	Creekside Village Senior Apartments		296	257	285
CA-2005-872	Villa Montgomery		58	57	57
CA-2005-873	Gish Apartments		35	34	0

\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

\*\*\* The occupied unit information is as of 12/31/2007.

**Table C-2**  
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Monitoring Status and Occupancy by Project 1986-2007**

CTCAC Number	Project Name	Monitor Status*	Total Units	Required Tax Credit Units	Occupied Units **
CA-2005-875	Santa Paula Farmworker Apartments	Yes	41	40	n/a
CA-2005-876	Aurora Village II		140	138	140
CA-2005-884	Sunset Heights Apartments		117	116	n/a
CA-2005-885	Grizzly Hollow Phase III		54	53	n/a
CA-2005-891	Jackie Robinson Apartments	Yes	130	129	0
CA-2005-892	Baywood Apartments		82	80	80
CA-2005-896	The Cascades		112	111	75
CA-2005-898	Greenbriar Apartments		138	136	n/a
CA-2005-900	Briarwood Manor Apartments		100	83	n/a
CA-2005-901	Casa De Vallejo Apartments		136	136	124
CA-2005-902	Deer View Park Apartments	Yes	48	47	47
CA-2005-903	Orland Apartments		82	80	0
CA-2005-905	Villa del Sol Apartments (88-063 add credits)		103	101	101
CA-2005-911	Rancho Buena Vista Apartments	Yes	150	149	0
CA-2005-913	Duncan Place Apartments	Yes	44	43	42
CA-2005-917	Sterling Village	Yes	80	79	79
CA-2005-918	Hemet Estates	Yes	80	79	78
CA-2005-922	Mendota Gardens Apartments		60	59	59
CA-2006-814	Sutter Hill Place Apartments	Yes	44	43	43
CA-2006-815	2nd & Central Mixed-Use		128	26	n/a
CA-2006-822	Rodeo Drive Apartments		99	98	95
CA-2006-830	Indio Gardens		151	150	n/a
CA-2006-836	Biola Village		44	43	43
CA-2006-849	Westview Ranch Apartments		128	127	127
CA-2006-852	San Luis Bay Apartments	Yes	120	116	117
CA-2006-857	Pepperwood Apartments		230	227	n/a
CA-2006-875	Imperial Rd Portfolio (Cottonwood Creek & Redondo		100	98	96
CA-2006-902	St. John Manor		79	78	67
CA-2007-917	Atascadero Senior Apartments		19	19	19

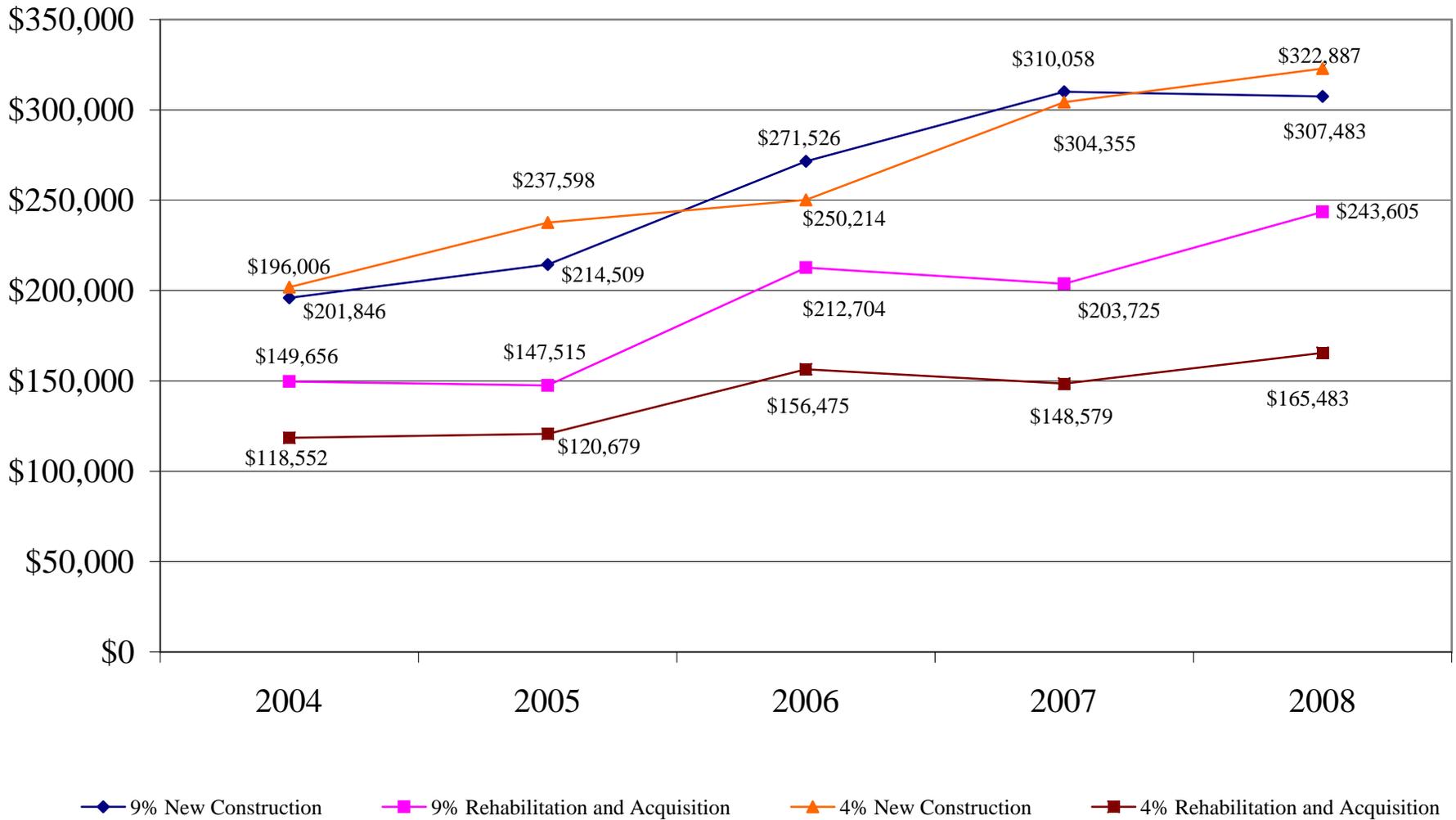
\* Monitor Status "Extended" indicates project is beyond its 15 year federal compliance period, but still within its extended use compliance period.

n/a = Not Applicable.

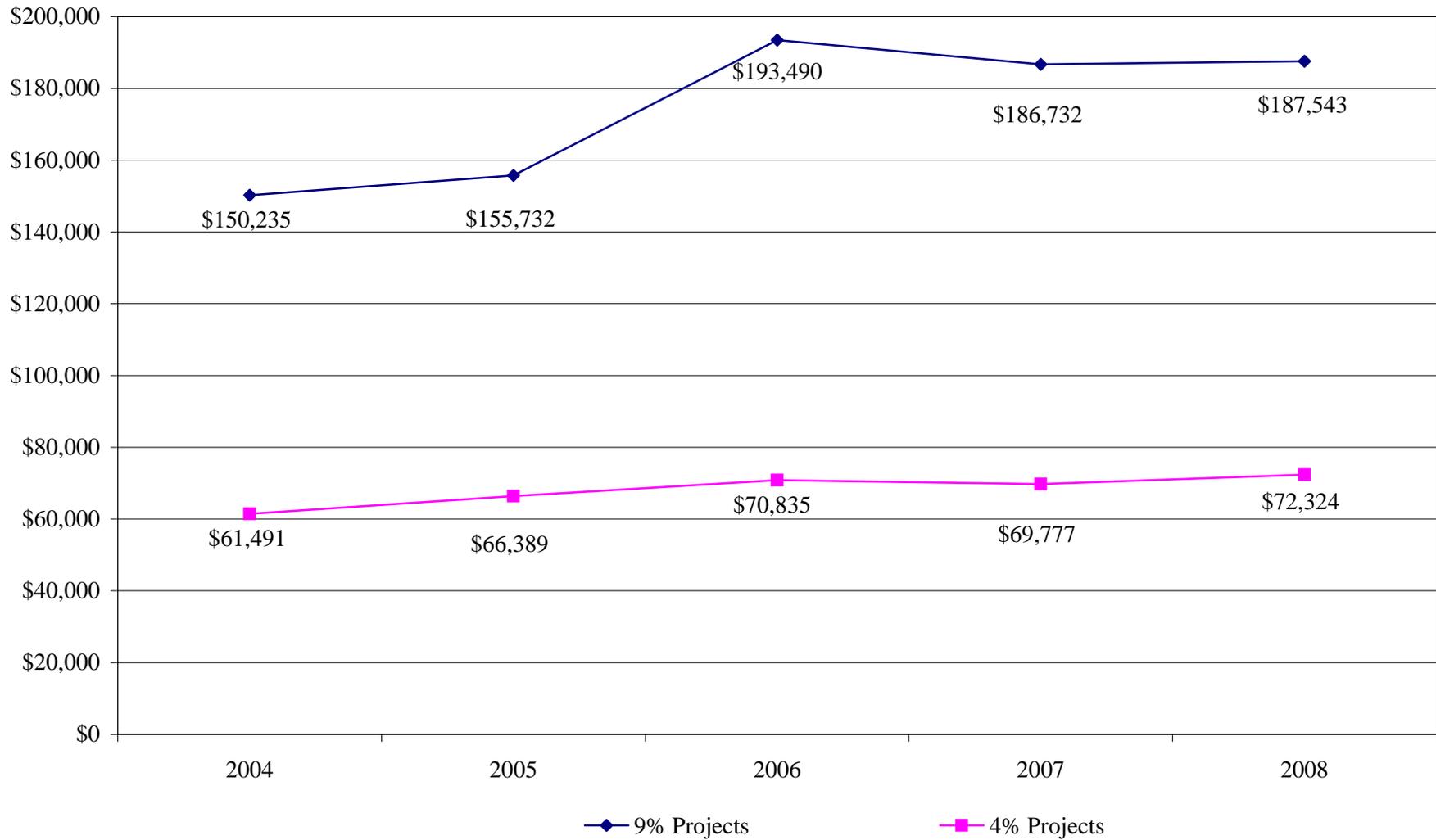
\*\*\* The occupied unit information is as of 12/31/2007.

**APPENDIX D**  
**PROGRAM COSTS, CREDITS AND UNIT**  
**PRODUCTION TRENDS**

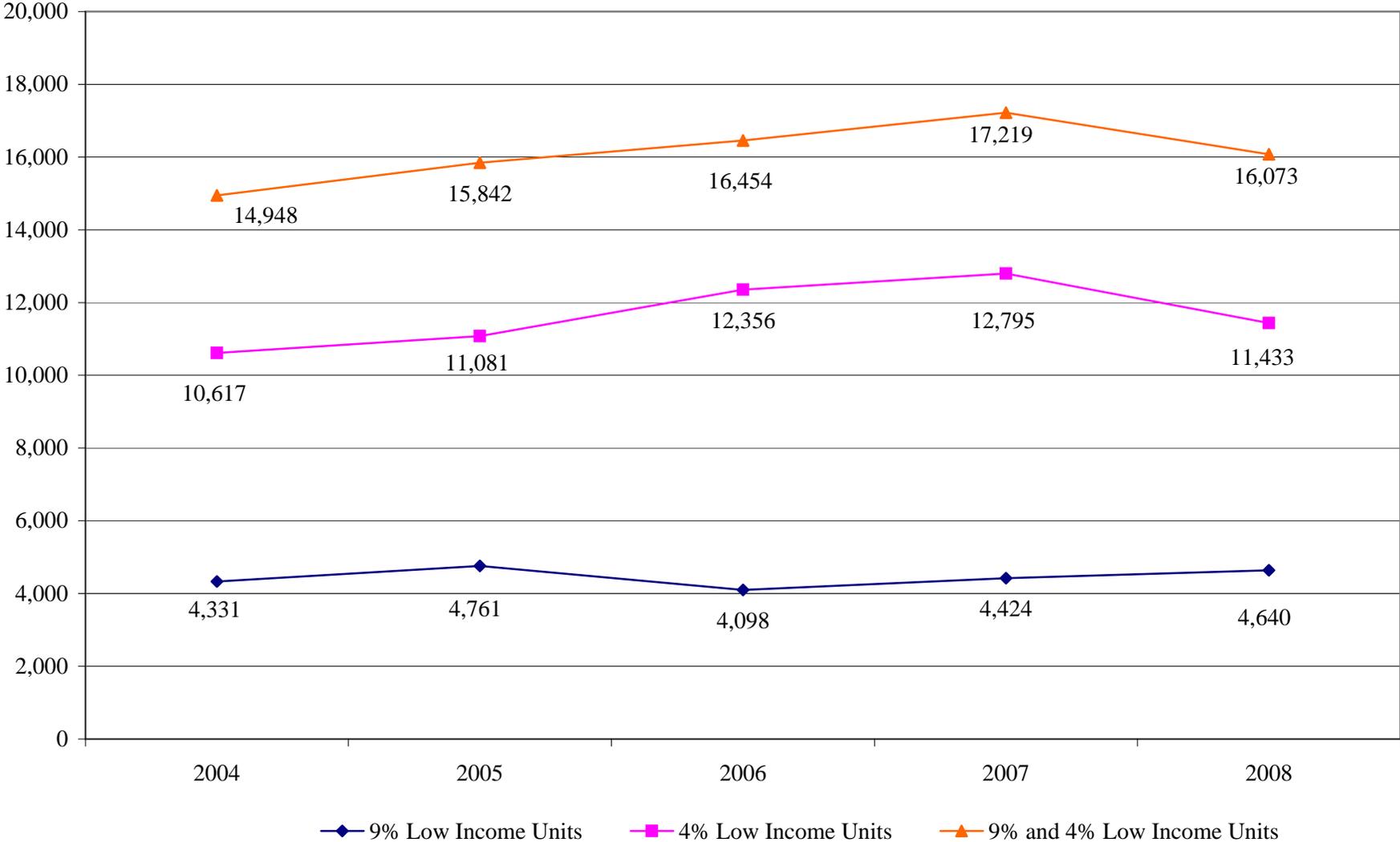
**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Chart D-1: Average Initial Total Project Cost per Unit, 2004-2008**



**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Chart D-2: Total Federal and State Credits per Unit, 2004-2008**



**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**  
**Chart D-3: Total Low Income Units Awarded Credit, 2004-2008**



**APPENDIX E**  
**PROGRAM DESCRIPTION**

**CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE**

915 CAPITOL MALL, ROOM 485  
 SACRAMENTO, CA 95814  
 TELEPHONE: (916) 654-6340  
 FAX: (916) 654-6033



William J. Pavão  
*Executive Director*

**MEMBERS:**  
 Bill Lockyer, Chair  
*State Treasurer*

Michael C. Genest, Director  
*Department of Finance*

John Chiang  
*State Controller*

***A DESCRIPTION OF  
 CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE PROGRAMS***

The California Tax Credit Allocation Committee (“Committee” or “TCAC”) administers two low-income housing tax credit programs – a federal program and a state program. Both programs were authorized to encourage private investment in affordable rental housing for households meeting certain income requirements.

**The Committee**

The Committee has seven members, including three voting members and four advisors. The voting members include the State Treasurer, who serves as chairman, the State Controller, and the Governor, who may choose to designate the Director of the Department of Finance as his representative. The non-voting members are the Executive Director of the California Housing Finance Agency, the Director of the Department of Housing and Community Development, and two representatives of local governments. One local representative must be associated with a city and is appointed by the Speaker of the Assembly. The other member is a county representative appointed by the Senate Rules Committee.

**FEDERAL AND STATE HOUSING TAX CREDIT PROGRAMS**

**The Federal Program**

Congress created the federal Low Income Housing Tax Credit Program in 1986. It replaced traditional housing tax incentives, such as accelerated depreciation, with a tax credit that enables low-income housing sponsors and developers to raise project equity through the sale of tax benefits to investors. Two types of federal tax credits are available and are generally referred to as nine percent (9%) and four percent (4%) credits. These terms refer to the approximate percentage of a project’s “qualified basis” a taxpayer may deduct from their annual federal tax liability in each of ten years. (See “How Credit Amounts are Calculated” below)

The program is regulated through Internal Revenue Code Section 42, and is administered by the Internal Revenue Service, which is part of the U.S. Treasury Department. Section 42 specifies that each state must designate a “housing credit agency” to administer the Credit program. In California, responsibility for administering the program was assigned to the California Tax Credit Allocation Committee (TCAC), first by a February 1987 gubernatorial proclamation, and later by enactment of SB 113, Chapter 658, statutes of 1987. The federal tax credit program was granted permanent status with passage of the Omnibus Budget Reconciliation Act of 1993.

## **The State Program**

Recognizing the extremely high cost of developing housing in California, the state legislature authorized a state low income housing tax credit program to augment the federal tax credit program. Authorized by Chapter 1138, Statutes of 1987, the state credit is only available to a project which has previously received, or is concurrently receiving, an allocation of federal credits. Thus the state program does not stand alone, but instead, supplements the federal tax credit program.

### **Annual Federal Credits Available**

For 2009, each state has an annual housing credit ceiling of \$2.30 per capita for 9% Low Income Housing Tax Credits. In addition, States may qualify for a pro rata share of credits available annually in a national pool comprised of states' unused credits. Also, any credits returned to a state from a credit recipient may be allocated to new projects. From the total ceiling amount available to California, the Committee allocates credit amounts based upon assessments of eligible project costs, as defined by IRC Section 42. The housing sponsor uses or sells ten times the allocation amount, since investors can take the annual credit each year for a ten-year period. Although the credit is taken over a ten-year period, the Internal Revenue Code requires that the project remain in compliance for at least 30 years.

### **Annual State Credits Available**

The annual state credit ceiling for 2009 is approximately \$85 million and would be increased by any unused or returned credits from previous years. Investors claim the state credit over a four-year period, rather than the ten-year federal allocation period. The full four-year state credit allocated to a project is deducted from the \$85 million state ceiling, while only the annual federal credit allocated to a project is deducted from the federal ceiling.

### **Tax-Exempt Bond Financed Projects**

Developments financed with the proceeds of tax-exempt bonds may also receive federal tax credit. In this instance, the developer/owner of a tax-exempt development must apply to the Committee and must meet both the federal and state statutory and regulatory requirements. The tax credits available are tied to the private activity bond cap limits, but are not deducted from the state's annual tax credit ceiling. The annual credit available is based on approximately 4% (instead of 9%) of the "qualified basis" of the development. Qualified basis consists of the costs attributable to the units that will be income and rent restricted for a minimum of 30 years.

### **Eligible Projects**

Only rental housing projects are eligible for tax credits in both the federal and state programs. Credits can be allocated to new construction projects or existing properties undergoing rehabilitation. Nine percent credits are allocated on a competitive basis so that those meeting the highest housing priorities and public policy objectives, as determined by the Committee, have first access to credits. Those utilizing tax credits must own the project for which the credits are awarded.

## **Rent and Income Restrictions**

The programs have both rent and income restrictions. Rents on tax credit units cannot exceed 30% of an imputed income based on 1.5 persons per bedroom (i.e., in a two-bedroom unit, the income of a three-person household is used to calculate rent, regardless of the actual family size of the household). Federal law requires that the initial incomes of households in tax credit units not exceed either 60% or 50% of the area median income, adjusted for household size. When a project developer or sponsor applies for tax credits, he or she irrevocably elects one of the following minimum federal set-aside requirements:

- a minimum of 40% of the units must be both rent-restricted and occupied by households whose incomes are 60% or less of the area median gross income, adjusted for family size, or
- 20% of the units must be both rent-restricted and occupied by households whose incomes are 50% or less of the area median gross income, adjusted for family size.

Despite this minimum set-aside election, most project sponsors designate all of the units in a project for occupancy by low-income households, since credits are allocated only for restricted units. For instance, if a developer builds a project in which half of the units are market-rate and half are affordable, only half of the eligible project costs would be considered when determining how much credit may be allocated. Additionally, as described below, sponsors generally target a certain number of units to tenants with incomes below 60% or 50% of median to compete successfully.

## **Long Term Affordability**

Under federal law, credit projects must remain affordable for at least 30 years; however, California law generally requires a 55-year extended use period for 9% tax credit projects. Also, 4% tax credit recipients frequently access significant boosts to their basis limits by agreeing to 55-year extended use restrictions. Regulatory agreements are recorded against each tax credit project to ensure compliance.

## **Determination of Credit Need**

As required by federal law, the Committee performs feasibility analyses on every project to ensure that allocations do not exceed the amount required for project feasibility. While a project's qualified basis determines a maximum credit allocation, only the amount needed to fill the financing shortfall may be allocated. The Committee must consider the sources and uses of funds and the total financing planned for the development, including the projected proceeds to be generated by the sale of tax credits. The Committee must also determine the reasonableness of estimated development, operational and intermediary costs. For each project, the amount of credits needed must be determined at least three times; at application, allocation, and placed-in-service.

## **How Credit Amounts Are Calculated**

In determining the amount of credit for which a project may be eligible, first, total project cost is calculated. Secondly, "eligible basis" is determined by subtracting non-depreciable costs, such as land, permanent financing costs, rent reserves and marketing costs. The project developer may also voluntarily reduce the requested eligible basis in order to gain a competitive advantage. If the development is located in a HUD-designated Difficult to Develop Area (DDA) or Qualified Census Tract (QCT), the eligible basis receives a 130% adjustment. Next, the eligible basis is multiplied by the "applicable fraction", which is the smaller of (1) the percentage of low-income units to total units, or, (2) the

percentage of square footage of the low-income units to the square footage of the total units. This figure is known as the “qualified basis” of the project.

The qualified basis is multiplied by the federal tax credit rate, published monthly by the IRS, to determine the maximum allowable tax credit allocation. For projects that are new construction or rehabilitation, which are not financed with a federal subsidy, the rate is summarized as nine percent (9%). For projects involving a federal subsidy (including projects financed more than 50% with tax exempt bonds), the rate is summarized as four percent (4%). Due to the fluctuating federal tax credit rate published monthly by the IRS, TCAC currently uses a 9% and 3.5% rate to determine a project's initial tax credit reservation. A project's final (placed-in-service) tax credit allocation is based on actual project sources and uses of funds, the financing shortfall and the actual applicable federal rate. The rate applicable to a project is the rate published for the month each building is placed in service or in an earlier month elected by the sponsor. The allocation cannot exceed the initial reservation amount and may be reduced if an analysis determines that the maximum allowable amount would generate excess equity proceeds to the project.

### **Raising Equity Investment**

Most credits are sold to corporate or individual investors through public or private syndication. Investors benefit from the tax credit by purchasing an ownership interest in one or more tax credit housing projects. In turn, investors claim a dollar-for-dollar credit against their tax liability over a ten-year period. Partnership equity contributed to the project in exchange for the credit typically finances 30-60% of the capital costs of project construction.

The net amount of equity proceeds contributed to a project is based on investor contributions (the present value of the ten-year credit) less syndicator overhead and fees and other syndication-related costs. The Committee uses the net tax credit factor (net proceeds divided by the total 10-year tax credit allocation) to determine the credit amount needed.

### **Differences Between the State and Federal Programs**

California's tax credit program was structured to mirror the federal program with certain exceptions. In addition to the state credit only being available to projects, which also receive a federal credit, other differences include:

- TCAC gives priority for state credit allocations to projects not located in a Difficult to Develop Area or Qualified Census Tract and those using HOME funds to finance eligible costs.
- The applicable percentage to be applied to the qualified basis for determining the amount of state credits is 30% for projects which are not federally subsidized, and 13% for projects which are federally subsidized, in contrast to 9% and 4% for the federal credit.
- State credits are not available for acquisition costs, except for previously subsidized projects that qualify as "at-risk" of being converted to market rate.
- The state program has a rate of return limitation. Any surplus revenues generated above the limitation must be used to reduce rents.

## **Federal Preference and Selection Criteria**

Each state agency is responsible for designing and implementing its housing tax credit program in accordance with requirements of the Internal Revenue Code and its own particular state housing needs. The Internal Revenue Code sets broad parameters that must be considered by each state in its “Qualified Allocation Plan” (QAP), adopted after public hearings and input that sets forth the state’s program.

Section 42, for example, requires that each state give preference to projects that serve the lowest income tenants, projects obligated to serve qualified low income tenants for the longest period of time, and projects located in qualified census tracts that contribute to a concerted community revitalization plan.

Additionally, the following selection criteria must be considered by each state in awarding credit: project location, housing needs characteristics, project characteristics, tenant populations with special housing needs, public housing waiting lists, tenant populations of individuals with children, and projects intended for eventual tenant ownership.

## **California’s Program**

In California, the demand for housing tax credit has recently exceeded the supply by approximately three to one (3:1). This means, of course, many good, worthwhile projects are unable to be awarded credit. It also means a rather elaborate set of legal and regulatory rules for determining what projects are awarded credit has been established. State and federal law require at least 10% of the annual credit be awarded to projects that materially involve non-profits. State law also requires 20% of the annual credit be awarded to projects located in rural areas of the state, and 2% of the credit be set-aside for “Small Development” projects of 20 or fewer units. Additionally, to assure geographic distribution of the tax credit, a certain percentage of credit is awarded each year to projects located in twelve geographic regions of the state.

Public policies encouraging smart growth principles, energy efficiencies, and the like are part of California’s housing tax credit program. In its competitive scoring system, points are awarded for a variety of items, ranging from serving lower income tenants, to achieving energy efficiencies, to the degree that the project will contribute to revitalization efforts in the area where it will be located.

Threshold criteria require that the applicant show the following:

- (a) the type of housing proposed is needed and affordable to the targeted population within the community in which it is to be located;
- (b) enforceable financing commitments of at least 50% of the total estimated financing need;
- (c) control of the site;
- (d) compliance with all applicable local land use and zoning ordinances;
- (e) development team experience and financial capacity to ensure project completion and operation for the extended use period;
- (f) financial viability throughout the compliance period of the project;
- (g) minimum construction standards;
- (h) all deferred-payment financing, grants, and subsidies be “committed” at application; and
- (i) new construction projects using 9% tax credits are limited to no more than 150 units for non-rural set-aside applications, and 80 units for rural set-aside applications.

In addition, targeted projects must meet additional threshold requirements applicable to the targeted populations they are intended to serve. These additional threshold requirements can be found in the Regulations.

### **Application Cycles and TCAC Review Process**

State law requires the Committee to hold two or more application cycles each year for awarding 9% tax credits, unless circumstances warrant a reduction in the number of cycles. The 2009 funding schedule is as follows:

<u>Round</u>	<u>Application Due Date</u>	<u>Committee Awards</u>
First	April 6, 2009	June 24, 2009
Second	July 13, 2009	September 23, 2009

### **Application Process**

TCAC has prepared an application package to help applicants to present clearly their project's characteristics. Staff reviews the application to determine the reasonableness of project costs, the maximum allowable tax credit allocation, and the amount of credit needed for financial feasibility. The application review process generally takes about sixty days to complete.

### **Point System for Ranking and Scoring Applications**

TCAC receives far more applications for tax credit than it has authority to award. Generally, the demand is roughly twice the supply of available credit. For that reason, the Committee, in 1999, implemented a point system by which to rank applications. Although it is somewhat complicated by the overlay of statutory set-asides and geographical apportionments, the basic point structure advantages applications that show evidence of leveraging public and some private funds, projects for which the owner and management company have previous affordable housing experience, projects that have location amenities (for example, being located by a public transit stop), projects that will offer tenants various service amenities (for example, after school computer classes), projects serving the lowest income tenants, "mixed income" projects that have a non-tax credit component of renters, projects that are ready to proceed, projects that attain energy efficiencies, and projects that contribute to neighborhood revitalization. (See the regulations for a fuller explanation.)

### **Stages of Tax Credit Reservation**

Federal law has stringent requirements for making allocations and placing projects in service. A slip in timing could cause the state to lose credits and not be able to access unused credits from other states. It is for this reason that the Committee has established progress requirements that ensure California is in compliance with federal law.

- (1) Preliminary Reservation - Generally, when applications are submitted to TCAC, projects are not yet ready to begin construction and the applicant seeks a Preliminary Reservation.
- (2) Final Reservation - Project sponsors receive a Final Reservation when all conditions of the Preliminary Reservation have been met. The construction loan must be funded, permanent financing and any other financing required to complete the project must be committed, and a

partnership agreement must be executed. A second feasibility analysis is completed. This reservation is in effect during the project's construction period.

- (3) Carryover Allocation - An applicant may obtain a Carryover Allocation prior to or after a Final Reservation, depending upon the time constraints imposed by federal law. Federal law requires that a Carryover Allocation be obtained if a project will not be placed-in-service in the same year the project receives a reservation. Once a Carryover Allocation is made, project owners have until December 31 of the second calendar year after the year in which the Carryover Allocation is made to place the project in service.
- (4) Issuance of Tax Forms - This is accomplished when conditions of the Final Reservation have been met, the project is "placed in service", or ready for occupancy, and the owner submits various documentation to TCAC for review. TCAC issues IRS Form 8609 (and the state Form FTB 3521A, if applicable) after performing a final feasibility and cost reasonableness analysis to determine the requisite amount of tax credits needed. The final analysis is based on an audited cost certification prepared by the owner's accountant. One tax form will be issued for each residential building in a project.

Before the tax forms are issued, the applicant must enter into a regulatory agreement with TCAC. This agreement is recorded against the land and holds the project owner to the specifications and characteristics of the project on which the tax credit reservation was awarded (rent and income restrictions, selection criteria, preference points and other requirements).

### **Compliance Monitoring**

The Committee administers a compliance monitoring program involving all projects with an allocation of federal or state housing tax credits. Projects are monitored according to the requirements of Section 42, IRS regulations, and the terms of the regulatory agreement entered into between the owner and the Committee. Each project will have a site visit from TCAC staff or its agent every three years. During this visit, tenant files and rent rolls will be examined to assure that the incomes and rents are properly restricted. Other items to be inspected include promised amenities as well as the physical conditions of the development and its units.

### **The Commercial Revitalization Deduction Program**

AB 2010, signed into law in September, 2002, designates the California Tax Credit Allocation Committee as California's Commercial Revitalization agency for the purpose of allocating federally authorized Commercial Revitalization deductions to qualified businesses located in California's five federally designated Renewal Communities. The five communities include the rural communities of Orange Cove and Parlier, and certain census tracts in the cities of Los Angeles, San Diego, and San Francisco.

The deduction is available to businesses located in these Renewal Communities that purchase, build, or renovate property for commercial use. It must be allocated by the Committee, pursuant to a Qualified Allocation Plan that the Committee has adopted, and can be claimed, once allocated, at the taxpayer's election, either in the amount of 50% of the qualified costs in the first year after the building is placed in service, or at the rate of 10% per year for 10 years, beginning in the year the building is placed in service. A total of \$12 million in deductions is available to each Renewal Community for each year beginning in 2002 and ending in 2009.