



## CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE

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### EXECUTIVE DIRECTOR

Vincent P. Brown

DATE: July 5, 2019

TO: 2019 Competitive Low Income Housing Tax Credit Applicants

FROM: Gina Ferguson, Development Section Chief

RE: Competitive Tax Credit Applications Received

The application deadline for 2019 second round low income housing tax credit applications was on Monday, July 1, 2019. The California Tax Credit Allocation Committee (TCAC) received a total of 73 nine percent (9%) federal credit applications and 0 four percent (4%) applications requesting federal and state tax credits in the second round of 2019. Two of the 9% applications are a hybrid structure. See the following list of the competitive projects received. The project information provided on this document is “as applied” in the application and has not been verified by TCAC staff. **Please review the attached list to assure that if you did submit an application, it is on this list. If you notice that your application is not on the attached list or if there are any errors, please contact your regional analyst as soon as possible.**

TCAC staff will prepare a more detailed applicant list in Excel format that is expected to be on the TCAC website next week. In addition, TCAC will also be posting the following application sections as PDF documents for all the applications submitted:

- Application
- Sources and Uses Budget
- Basis and Credits
- Points System
- Final Tie Breaker Self-Score
- 15 Year Pro Forma

If you have any questions, please contact your regional analyst [by phone or email](#).

Enclosure

TCAC NUMBER	PROJECT NAME	HOUSING TYPE	ANNUAL	TOTAL STATE	POINTS SELF	TIE-BREAKER	SET ASIDE	REGION	CITY	COUNTY	CONSTRUCTION TYPE	HYBRID	HIGH/ HIGHEST	TOTAL	LOW
			FEDERAL CREDIT REQUESTED	CREDIT REQUESTED								PROJECT (Y/N)	OPPORTUNITY AREA		
CA-19-059	Bloomington Housing Phase III	Large Family	\$2,010,681	\$6,702,271	113.00	69.748%	N/A	Inland Empire Region	Bloomington	San Bernardino	New Construction	No	No	98	97
CA-19-060	Residences at East Hills	Large Family	\$1,526,810	\$0	113.00	44.164%	N/A	Central Valley Region	Bakersfield	Kern	New Construction	No	No	81	80
CA-19-061	Parrott Street Apartments	Special Needs	\$2,500,000	\$3,850,000	113.00	48.207%	Nonprofit (homeless assistance)	East Bay Region	San Leandro	Alameda	New Construction	No	No	62	61
CA-19-062	Magnolia Villas	Seniors	\$1,243,998	\$0	113.00	67.313%	Nonprofit (qualified nonprofit organization)	Balance of Los Angeles County	Santa Monica	Los Angeles	New Construction	No	No	40	39
CA-19-063	Lowden Lane Senior Apartments	Seniors	\$1,615,435	\$5,384,778	113.00	15.254%	N/A	Northern Region	Redding	Shasta	New Construction	No	No	61	60
CA-19-064	Juniper Grove Apartments	Large Family	\$1,817,268	\$6,054,779	108.00	6.740%	N/A	Balance of Los Angeles County	Palmdale	Los Angeles	New Construction	No	No	55	54
CA-19-065	City Center Apartments	Special Needs	\$2,215,153	\$0	113.00	74.328%	Nonprofit (homeless assistance)	East Bay Region	Fremont	Alameda	New Construction	No	No	60	59
CA-19-066	River City Senior Apartments	Seniors	\$2,105,393	\$0	113.00	29.304%	Nonprofit (qualified nonprofit organization)	Northern Region	Petaluma	Sonoma	New Construction	No	No	54	53
CA-19-067	Orr Creek Commons	Special Needs	\$1,092,497	\$0	113.00	43.711%	Rural apportionment (HOME)	N/A	Ukiah	Mendocino	New Construction	No	No	40	39
CA-19-068	Pacific Landing	Large Family	\$1,914,956	\$0	113.00	67.428%	Nonprofit (qualified nonprofit organization)	Balance of Los Angeles County	Santa Monica	Los Angeles	New Construction	No	Yes	37	36
CA-19-069	Camino Gardens Senior Apartments	Seniors	\$1,355,562	\$0	113.00	10.022%	N/A	Central Coast Region	Atascadero	San Luis Obispo	New Construction	No	No	48	47
CA-19-070	Imperial Senior Apartments	Seniors	\$2,478,146	\$0	113.00	12.335%	Nonprofit (qualified nonprofit organization)	Inland Empire Region	Imperial	Imperial	New Construction	No	No	69	68
CA-19-071	Villa Hermosa Apartments, Phase III	Large Family	\$2,500,000	\$7,872,685	113.00	55.048%	Nonprofit (qualified nonprofit organization)	Inland Empire Region	Indio	Riverside	New Construction	No	No	100	99
CA-19-072	Nipomo Senior 40	Seniors	\$1,398,260	\$0	113.00	30.574%	Rural	N/A	Nipomo	San Luis Obispo	New Construction	No	No	40	39
CA-19-073	Walnut Grove Villa	At-Risk	\$517,697	\$1,760,349	113.00	39.419%	Rural	N/A	Fowler	Fresno	Acquisition & Rehabilitation	No	No	40	39
CA-19-074	Mountain View Manor	Seniors	\$647,060	\$0	113.00	39.681%	Rural	N/A	Quincy	Plumas	Acquisition & Rehabilitation	No	No	46	45
CA-19-075	Lindsay Senior Villa	Seniors	\$446,444	\$1,344,928	113.00	35.599%	Rural	N/A	Lindsay	Tulare	Acquisition & Rehabilitation	No	No	42	41
CA-19-076	1801 West Capitol Avenue	Special Needs	\$2,500,000	\$1,980,000	113.00	60.024%	Nonprofit (homeless assistance)	Capital Region	West Sacramento	Yolo	New Construction	No	No	85	85
CA-19-077	Mercy North Auburn at PCGC	Large Family	\$2,500,000	\$8,333,333	113.00	31.244%	Rural	N/A	Auburn	Placer	New Construction	No	No	79	78
CA-19-078	Liberty Square	Large Family	\$1,385,027	\$0	113.00	57.162%	Nonprofit (qualified nonprofit organization)	Central Valley Region	Stockton	San Joaquin	New Construction	Yes	No	31	30
CA-19-079	Monte Vista Manor	At-Risk	\$476,607	\$1,623,539	113.00	31.262%	Rural	N/A	Lindsay	Tulare	Acquisition & Rehabilitation	No	No	44	43
CA-19-080	Truckee-Donner Senior Citizen Community	Seniors	\$622,985	\$0	113.00	52.581%	Rural apportionment (Section 515)	N/A	Truckee	Nevada	Acquisition & Rehabilitation	No	No	60	59
CA-19-081	Washington View Apartments	Special Needs	\$2,490,089	\$0	113.00	74.619%	Special Needs	City of Los Angeles	Los Angeles	Los Angeles	New Construction	No	No	122	121
CA-19-082	Walnut Apartments (Arvin, CA) & LaFiesta Apartments (McFarland, CA)	At-Risk	\$546,139	\$1,422,265	113.00	35.115%	Rural	N/A	Arvin / McFarland	Kern	Acquisition & Rehabilitation	No	No	68	66
CA-19-083	Jordan Downs Phase S3	Large Family	\$2,500,000	\$10,320,559	113.00	39.041%	N/A	City of Los Angeles	Los Angeles	Kern	New Construction	No	No	92	91
CA-19-084	Donner Trail Manor	At-Risk	\$752,047	\$2,506,823	113.00	36.231%	Rural	N/A	Wheatland	Yuba	Rehabilitation	No	No	44	43
CA-19-085	Templeton Place II	Seniors	\$1,052,617	\$0	113.00	32.676%	Rural apportionment (HOME)	N/A	Templeton	San Luis Obispo	New Construction	No	No	36	35
CA-19-086	El Portal	Special Needs	\$886,211	\$0	113.00	40.438%	Special Needs	Central Coast Region	Ventura	Ventura	Rehabilitation	No	No	29	28
CA-19-087	67th and Main (a.k.a Ruth Teague Homes)	Special Needs	\$1,957,442	\$0	113.00	61.814%	Nonprofit (homeless assistance)	City of Los Angeles	Los Angeles	Los Angeles	New Construction	No	No	52	51
CA-19-088	Manchester-Orangetwood Apartment Homes	Large Family	\$2,500,000	\$0	113.00	61.976%	Nonprofit (qualified nonprofit organization)	Orange County	Anaheim	Orange	New Construction	No	No	102	101
CA-19-089	Sunrise Pointe	Special Needs	\$1,420,000	\$0	113.00	39.914%	Nonprofit (qualified nonprofit organization)	Capital Region	Citrus Heights	Sacramento	New Construction	No	No	47	46
CA-19-090	Palos Verde Apartments	Large Family	\$571,367	\$1,904,556	113.00	35.649%	Rural	N/A	Dos Palos	Merced	Acquisition & Rehabilitation	No	No	32	31
CA-19-091	Devonshire Apartments	Large Family	\$533,607	\$0	113.00	37.678%	Rural	N/A	Colusa	Colusa	Acquisition & Rehabilitation	No	No	28	27
CA-19-092	Cedar Glen II Apartments	Large Family	\$1,565,636	\$0	113.00	50.824%	N/A	Inland Empire Region	Riverside	Riverside	New Construction	No	No	50	49
CA-19-093	Parque Vista Apartments	Large Family	\$1,708,553	\$0	113.00	15.830%	N/A	City of Los Angeles	Los Angeles	Los Angeles	New Construction	No	No	42	41
CA-19-094	Fountain Valley Housing	Large Family	\$1,626,520	\$0	113.00	49.913%	N/A	Orange County	Fountain Valley	Orange	New Construction	No	No	50	49
CA-19-095	Pine Plaza	Special Needs	\$963,739	\$2,028,093	111.00	8.001%	Special Needs	Balance of Los Angeles County	Long Beach	Los Angeles	New Construction	No	No	24	23
CA-19-096	Eddy St Senior	Seniors	\$1,525,732	\$0	103.00	7.391%	N/A	San Francisco County	San Francisco	San Francisco	New Construction	No	No	23	22
CA-19-097	Andover Heights	Special Needs	\$741,977	\$2,215,953	106.00	7.506%	Special Needs	East Bay Region	Oakland	Alameda	New Construction	No	No	15	15
CA-19-098	Econo Inn	Special Needs	\$852,614	\$2,186,191	113.00	58.437%	Nonprofit (homeless assistance)	Central Valley Region	Fresno	Fresno	Rehabilitation	No	No	26	25
CA-19-099	El Dorado II Apartments	Large Family	\$2,359,781	\$0	113.00	55.742%	N/A	San Diego County	San Marcos	San Diego	New Construction and Acquisition & Rehabilitation	No	No	84	83
CA-19-100	Sierra Village II	Large Family	\$1,582,727	\$0	113.00	37.058%	Rural	N/A	Dinuba	Tulare	New Construction	No	Yes	64	63
CA-19-101	PATH Villas South Gate	Special Needs	\$2,291,150	\$116,685	108.00	57.337%	Nonprofit (homeless assistance)	Balance of Los Angeles County	South Gate	Los Angeles	New Construction	No	No	60	59
CA-19-102	Madera Village	Large Family	\$1,410,751	\$4,161,120	113.00	32.615%	N/A	Central Valley Region	Madera	Madera	New Construction	No	No	52	51
CA-19-103	Valley Oaks Apartments	At-Risk	\$422,181	\$0	113.00	41.706%	N/A	Central Valley Region	Oakhurst	Madera	Acquisition & Rehabilitation	No	No	24	23
CA-19-104	Trinity Place Apartments	Special Needs	\$2,010,683	\$0	113.00	61.052%	Nonprofit (homeless assistance)	San Diego County	San Diego	San Diego	New Construction	No	No	74	73
CA-19-105	Ivy Senior Apartments	Special Needs	\$1,692,552	\$0	113.00	58.031%	Nonprofit (homeless assistance)	San Diego County	San Diego	San Diego	New Construction	No	No	53	52
CA-19-106	Duro Road Housing Project (aka Duro Road Project)	Large Family	\$1,477,187	\$4,923,956	100.00	34.646%	Rural (Native American apportionment)	N/A	Valley Center	San Diego	New Construction	No	No	30	29
CA-19-107	Paseo Artist Village	Large Family	\$1,533,452	\$0	113.00	63.931%	N/A	San Diego County	Vista	San Diego	New Construction	No	No	60	59
CA-19-108	Sun Commons	Special Needs	\$2,500,000	\$6,449,549	113.00	64.564%	Nonprofit (homeless assistance)	City of Los Angeles	Los Angeles	Los Angeles	New Construction	No	No	103	101
CA-19-109	West Cox Cottages	Special Needs	\$444,005	\$0	113.00	70.105%	Nonprofit (homeless assistance)	Central Coast Region	Santa Maria	Santa Barbara	New Construction	No	No	30	29
CA-19-110	Dutton Flats	Large Family	\$1,230,000	\$0	113.00	34.393%	N/A	Northern Region	Santa Rosa	Sonoma	New Construction	No	No	41	40
CA-19-111	Avocado Heights	Large Family	\$2,500,000	\$8,553,927	108.00	6.277%	Nonprofit (qualified nonprofit organization)	Balance of Los Angeles County	Unincorporated	Los Angeles	New Construction	No	No	81	80
CA-19-112	Isackson's Multifamily Housing	Large Family	\$1,793,390	\$0	113.00	38.005%	Rural	N/A	Arcata	Humboldt	New Construction	No	Yes	44	43
CA-19-113	Beverly & Hay	Large Family	\$2,500,000	\$8,295,644	108.00	19.443%	Nonprofit (homeless assistance)	Balance of Los Angeles County	Montebello	Los Angeles	New Construction	No	No	81	80
CA-19-114	Mariposa Village	Large Family	\$1,142,003	\$0	113.00	34.707%	Rural	N/A	Mariposa	Mariposa	New Construction	No	No	42	41
CA-19-115	Eureka 7th & Myrtle Affordable Housing Project	Seniors	\$1,018,233	\$0	113.00	28.539%	Rural	N/A	Eureka	Humboldt	New Construction	No	No	36	35
CA-19-116	The Plateau Housing Project	Special Needs	\$1,586,561	\$0	113.00	31.383%	Rural	N/A	Fort Bragg	Mendocino	New Construction	No	Yes	40	39
CA-19-117	Brentwood Crossing	Large Family	\$1,569,574	\$0	113.00	35.260%	N/A	Central Valley Region	Bakersfield	Kern	New Construction	No	No	58	57
CA-19-118	College Ave Homeless Housing Project	Special Needs	\$1,972,565	\$0	113.00	32.010%	N/A	Northern Region	Santa Rosa	Sonoma	New Construction	No	No	54	53
CA-19-119	Grass Valley Terrace	At-Risk	\$1,032,659	\$0	113.00	35.650%	Rural	N/A	Grass Valley	Nevada	Acquisition & Rehabilitation	No	No	70	69
CA-19-120	Campus Expansion	Large Family	\$1,921,531	\$0	102.00	8.460%	N/A	San Diego County	Vista	San Diego	New Construction	No	No	33	32
CA-19-121	The Parkway Apartments	Large Family	\$1,710,044	\$0	113.00	55.216%	N/A	Capital Region	Folsom	Sacramento	New Construction	No	Yes	72	71
CA-19-122	Sunrise Village Senior Apartments	Seniors	\$822,089	\$0	113.00	28.942%	Rural	N/A	Gridley	Butte	New Construction	No	No	37	36
CA-19-123	Martin Street Apartments II	Large Family	\$1,731,073	\$1,119,889	113.00	33.229%	Rural apportionment (Section 514)	N/A	Lakeport	Lake	New Construction	No	Yes	48	47
CA-19-124	Brunswick Commons	Special Needs	\$1,238,519	\$0	113.00	42.411%	Rural	N/A	Grass Valley	Nevada	New Construction	No	No	41	40
CA-19-125	Lone Oak Senior Apartments	Seniors	\$749,920	\$0	113.00	38.710%	Rural	N/A	Penn Valley	Nevada	New Construction	No	No	31	30
CA-19-126	The Redwood Apartments	Large Family	\$2,500,000	\$0	113.00	11.091%	N/A	Northern Region	Santa Rosa	Sonoma	New Construction	No	No	96	95
CA-19-127	Vine Creek Apartments	Large Family	\$1,881,817	\$3,900,000	113.00	38.594%	N/A	Inland Empire Region	Temecula	Riverside	New Construction	No	Yes	60	59
CA-19-128	New Haven Court	Special Needs	\$879,614	\$0	113.00	63.883%	Special Needs	Capital Region	Yuba City	Sutter	New Construction	No	No	40	39
CA-19-129	Woo-Mehl LIHTC Homes	Large Family	\$768,208	\$0	98.00	42.084%	Rural (Native American apportionment)	N/A	Weitchpec	Humboldt	New Construction and Acquisition & Rehabilitation	No	No	17	16
CA-19-130	QHA Homes II	Large Family	\$994,717	\$2,394,536	98.00	42.364%	Rural (Native American apportionment)	N/A	Winterhaven	Imperial	Acquisition & Rehabilitation	No	No	38	37
CA-19-131	El Monte Metro	Large Family	\$1,447,020	\$0	113.00	62.677%	Nonprofit (qualified nonprofit organization)	Balance of Los Angeles County	El Monte	Los Angeles	New Construction	Yes	No	25	24