# NOFA Round 6 (February 26, 2021)

## **Funding Application**

Revised 4/27/21

### 2019-20 Cap and Trade Funding





### State of California Governor Gavin Newsom

Lourdes M. Castro Ramirez, Secretary Business, Consumer Services and Housing Agency

Louise Bedsworth, Executive Director California Strategic Growth Council

Gustavo Velasquez, Director
Department of Housing and Community Development (HCD)

2020 West El Camino Avenue, Suite 150, Sacramento, CA 95833

email: ahsc@hcd.ca.gov

http://hcd.ca.gov/grants-funding/active-funding/ahsc.shtml

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Dustant	, , , , , , , , , , , , , , , , , , ,	Affordable Housing	& Sustain	lable Com	imunities P	<u> </u>		_		-1 (105	FAAST		4783	38
Project Name:		IOPE SF Block 3A				Area Type:	_	a Conne	ctivitiy Proje	ct (ICF		sing ype:	Rent	al
-		der another Project na e(s), enter the name(s		as formerly	N/A									
Have you app	•	plan to apply, or has th	ne Project b											Yes
		Program(s) Name(s):			ng Amount		nding Sta		NOFA		Award Date			rd Date
Infill Infrastru	cture Grant P	rogram		\$5,7	786,000	Applyi	ng concu	rrently	5/12/	21		10/1/2	1	
			A CC a sola la	1.11		(D) \$400(a)(4)		Woo Dr	oigot oword	od fund	ds in prior Al	JSC rou	ndo2	No
For ICP or R	IPA Area Ty	oes - Must include			evelopment (AH			was Pro	oject awarde	a runc	as in prior Ai	15C 10u	nas?	No
		a Sustainable	Housing	Related Infra	structure (HRI)	- §103(a)(2)		If `	Yes, which r	ound c	of AHSC was	s it awar	ded?	
•		cture Project and an	✓ Sustaina	able Transpor	tation Infrastruc	ture (STI) - §103	(a)(3)	In Duning		4 0 0 00	vievely eve		in at O	Nia
	_	elopment and/or									viously awa			No
_		ucture Project - Il boxes that apply):				RA) - §103(a)(4)		Select M	etropolitan F	Plannin	ng Org. or "n	on-MPC	area" l	pelow
3102(a)(b) a	(c) (oncor a	i boxes that apply).	✓ Program	Costs (PGM	) - §103(b)			Metropolit	an Transport	ation C	ommission (I	MTC)		
				ICP Pro	ject Area T	ype §102(d	)(1)(2)(3	)						
(1) Includes a	at least one <b>T</b>	ransit Station/Stop?				,								Yes
(2) Be served	d by at least o	ne mode of <b>Qualifyin</b>	g Transit th	nat does no	t meet the re	quirements of	์ High Qเ	ality Tra	<b>nsit</b> at time	of app	lication sub	mittal?		Yes
` '	· · · ·	s to fund an AHD with				be located wit	hin one-h	alf mile o	of a Transit S	Station	/Stop?			Yes
` '	<u> </u>	ts or Program Costs		· ,	` ,									Yes
Tota	I Developm	ent Costs (TDC) an	d AHSC F	unding - <mark>l</mark> i	imits: §103(a	a)(1)(D), §103	(a)(2)(B),	, §103(a)	(3)(B), §103	(a)(4)(	C), §103(b)	(2), and	§104(a)	
	_		AHSC Fu	-	st (min \$1M,	-	AHSC		-AHSC Fun					
	ect/Program	TDC			<u>\ max \$10M)</u>		Total AF		<u>commitmen</u>	ts		gislative		
Housing (AH Housing (HR		\$78,386,356 \$0			850,000 \$0		51.179		\$67,536,356	;	State A	ssembly. District		17
Housing (AF		\$78,386,356			850,000		<b>51.17</b> 9		\$67,536,356					
Transportation		\$11,244,184			'94,184		41.479		\$2,450,000		Senate	District		11
Transportation		\$1,255,115			061,115		5.00%		\$194,000		Cong	essiona	I	12
-														12
Programs (P	GM)	\$500,000		\$50	00,000		2.36%	o O	<b>\$</b> 0			District		
Totals:	,	\$91,385,655			00,000 <b>205,299</b>		2.36% <b>100.00</b>		\$0 <b>\$70,180,35</b> 6	<u> </u>		District	:	
Totals: Employment	t Benefits & 0		§103(a)			STI		%			Cost Cap		erage	
Totals: Employment (1)(C)(iii), (2) Total amount	t Benefits & ( (A)(iii), (3)(A)( t of eligible Er	\$91,385,655  Outcomes Reporting (iii), and (4)(A)(iii)  nployment Benefits an	d	\$21,	205,299	STI	100.00	%	\$70,180,356		Cost Cap			
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Totals: Employment (1)(C)(iii), (2) Total amount Outcomes Re AHSC Progra cap or Active Project Description	t Benefits & (A)(iii), (3)(A)(t of eligible Ereporting costs am award (note Delivery Cos	\$91,385,655  Outcomes Reporting (iii), and (4)(A)(iii) Inployment Benefits and it included within the solution to exceed 2% of the cap).  Increperation of the project in the cap is and healthy of the cap include its (do and healthy of the cap).	d he total off costs s the next s community s 80 afforda	\$21,2 AHD \$0 step in transwith new quable units. A	##RI  \$0  Sforming the Society housing Also, the Projection	\$0 Sunnydale pu g, street and u ect benefits fr	\$0  blic hous tillity infractom trans	Tota ing site a structure it improve	\$0 \$0 \$0 \$0 \$0	\$4	424,106 /alley neighl	Ove \$ porhood sit conn	erage  into a vectivity	OK ibrant The
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Plan name (i	if applicable): §102(a)(3)(C)	N/A								
§106(a)(15)	Applicant acknowledges t	that Qualifying Transit must be completed and offering service to the Transit Station/Sto time set forth	op of the Project Area by the in the Standard Agreement.							
File Name	Transit Service Map	Transit Service Map supporting the Qualifying Transit. Quantitative Policy Scoring worksheet Active Transportation Improvements §107(b)(2) must also be identifed on the Map. Refer to the Project Area Mapping Guidance.  All documentation transit service schedule supporting the transit service area. All	Uploaded to HCD? Yes							
File Name	Transit Service Schedule	transit service schedules should be uploaded to "Transit Service Schedule" as one  Uploaded to HCD?								
		Application Threshold Requirements §106(a)								
		on in GHG emissions through fewer vehicle miles traveled (VMT) pursuant to the <u>CARB</u>								
non- Metropo		mentation of the applicable Sustainable Community Strategy (SCS) or similar sustainab regions and is consistent with activities or strategies identified in the regional SCS, or and GHG.								
File Name	MPO Support Document	Document from MPO identified in cell Y9 above confirming consistency with SCS or similar sustainable planning document in non-MPO regions, per §106(a).	Uploaded to HCD? Yes							
File Name	SCS or Equiv Regional Plan	Indicate the applicable section or elements of the SCS or equivalent regional plan detailing regional government involvement.	Uploaded to HCD? Yes							
` '	•	State planning priorities established pursuant to §65041.1 of the Government Code.	Yes							
years. Select costs (must										
Urban Greer			an Greening costs \$292,000							
		ite lighting in accordance with local, state, and federal design standards and requirement sportation routes and transit stations or stops.	nts for all publicly accessible Yes							
· ·	<u> </u>	ing at time of application that is >= 0.90	f No, Project has insufficient							
` '		gram worksheets (funding sources) §106(a)(7) calculation: 1.00	funding Commitments Ok							
		ss feasibility of application and its compliance with AHSC Program and application requ	irements? Yes							
` '		oc. Assistance Law (CA Gov Code §7260-7277)?  AHD Yes HRI No	STI No TRA No							
	ide a narrative discussion on the nu	· ·	•							
•	useholds and provided relocation as at actions have or will be taken to c	ssistance Housing Authority (SFHA) will assist affected households in relocating temporous elsewhere within the Sunnydale public housing site or permanently to other States.								
•	elocation Assistance Law? If <b>No</b> , pr									
	on supporting relocation is not requ	·	,							
File Name	Reloc Plan	And the second area in the Debugging Discount of the second of the secon								
	INCIDO I Idii	Applicants must provide a Relocation Plan or documentation supporting no relocation	. Uploaded to HCD? Yes							
in substantial	al compliance means the local public	Applicants must provide a Relocation Plan or documentation supporting no relocation in which Project is located be in substantial compliance by the date of award recommic entity's adopted housing element is in substantial compliance as demonstrated by a within the time frames required by Gov Code §65588 includes that substance essentia	etter from HCD which sets							
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in substantial forth findings Article 10.6, of this requirem File Name  (18) Climate  (23) All Project verquests, as for accessible the Project m  (26) Projects capable of accessible the Project m  (27) Project verget m  (28) Project verget m  (29) Project verget m  (29) Project verget m  (21) Project verget m  (21) Project verget m  (22) Project verget m  (23) All Project verget m  (24) Project verget m  (26) Project verget m  (27) Project verget m  (28) Project verget m  (29) Project verget m  (29) Project verget m  (21) Project verget m  (26) Project verget m  (27) Project verget m  (28) Project verget m  (29) Project verget m  (26) Project verget m  (27) Project verget m  (28) Project verget m  (29) Project verget m  (20) Proje	al compliance means the local public that the housing element adopted commencing with Gov. Code §6558 and Hang Element Letter adaptation measures are integrated fect components will meet applicable chanical ventilation systems with hig will meet the accessibility requirement approvided for in the TCAC regulation le units to persons with disabilities remust ensure that any other applicables involving new construction, acquisic commodating broadband service with the accessibility requirement in will include the Public Agency as a STI TRA Agrmnt  STI TRA Agrmnt  Deper Will the AHD Developer ame The Related Companies of Camontgomery Street, Suite 1300  Ann Silverberg  Montgomery Street, Suite 1300  App1 Cert & Legal  App1 Resolution  App1 OrgDoc1, OrgDoc2, etc	c entity's adopted housing element is in substantial compliance as demonstrated by a limith the time frames required by Gov Code §65588 includes that substance essentia 80, Ch. 3 of Div. I of Title VII? Projects located on Trust Land, as defined in Appendix B A jurisdiction's current housing element status is obtainable thru HCD's website d into Project through the "Community Climate Resiliency" scoring in §107(m) - Narrative codes, including the California Building Standards Code (CCR, Title 24), which effect gh efficiency filtration of Minimum Efficiency Rating Value (MERV) 13. ents specified in the TCAC regulations, as may be amended and renumbered from time ans, must be approved in writing by HCD prior to the start of construction. Projects must requiring the features of the accessible units in accordance with TCAC regulations. The lefederal, state, and local accessiblity requirements are met. Sition and Substantial Rehabilitation, or conversion of nonresidential structures to reside with at least a speed of 25 megabits per second for downloading and 3 megabit	etter from HCD which sets I to every requirement of B(a)(1), (2), are exempt from  Uploaded to HCD?  Ves  Ve-Based Policy worksheet  Ves  Ves  Ves  Ves  Ves  Ves  Ves							

		Overview		4/27/21
File Name	App1 FISCAL TIN Form	See Applicant Documents worksheet.		Uploaded to HCD? N/A
File Name	App1 Cert of Good Standing	Dated 30 days or less from the application	due date.	Uploaded to HCD? Yes
File Name	App1 Tax-Exempt Status	Corporations	U ITOTT I TATIONISE TAX DOAID TO	Uploaded to HCD? N/A
Applicant #2	2	H. OFFICE TOPIC		
Entity name	Mercy Housing California	Eligiblility	Organization type Nor	n-profit Public Benefit Corporation
Address 125	66 Market Street		City San Francisco State CA	Zip <mark>94102</mark>
Auth Rep	Ramie Dare	Title Vice President	Email rdare@mercyhousing.org	Phone (415) 355-7118
Contact	Ramie Dare	Title Vice President	Email rdare@mercyhousing.org	Phone (415) 355-7118
	66 Market Street		City San Francisco State CA	Zip 94102
File Name	App2 Cert & Legal	See Certifications & Legal worksheet.		Uploaded to HCD? Yes
File Name	App2 Resolution	Signature required; see Applicant Documer	nts worksheet.	Uploaded to HCD? Yes
File Name	App2 OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.		Uploaded to HCD? Yes
File Name	App2 OrgChart	See Applicant Documents worksheet.		Uploaded to HCD? Yes Uploaded to HCD? Yes
File Name File Name	App2 Signature Block App2 Payee Data Record	See Applicant Documents worksheet. See Applicant Documents worksheet.		Uploaded to HCD? Yes Uploaded to HCD? Yes
File Name	App2 FISCAL TIN Form	See Applicant Documents worksheet.		Uploaded to HCD? N/A
File Name	App2 Cert of Good Standing	Dated 30 days or less from the application	due date	Uploaded to HCD? Yes
File Name	App2 Tax-Exempt Status	Evidence of tax-exempt status from INS an	и пош гтансті <del>ѕе</del> тах воаго тог	Uploaded to HCD? Yes
	3 (if applicable)	Corporations		
	City and County of San Francisco	Eligiblility Locality	Organization type Pub	olic Agency
	outh Van Ness Avenue		City San Francisco State CA	Zip 94103
Auth Rep	Eric Shaw	Title Director	Email eric.shaw@sfgov.org	Phone (415) 701-5616
Contact	Sara Amaral	Title Senior Project Manager	Email sara.amaral@sfgov.org	Phone (415) 701-5614
	outh Van Ness Avenue		City San Francisco State CA	Zip 94103
File Name	App3 Cert & Legal	See Certifications & Legal worksheet.		Uploaded to HCD? Yes
File Name	App3 Resolution	Signature required; see Applicant Documer	nts worksheet.	Uploaded to HCD? Yes
File Name	App3 OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.		Uploaded to HCD? N/A
File Name	App3 OrgChart	See Applicant Documents worksheet.		Uploaded to HCD? N/A
File Name	App3 Signature Block	See Applicant Documents worksheet.		Uploaded to HCD? Yes Uploaded to HCD? N/A
File Name File Name	App3 Payee Data Record App3 FISCAL TIN Form	See Applicant Documents worksheet. See Applicant Documents worksheet.		Uploaded to HCD? N/A Uploaded to HCD? Yes
File Name	App3 Cert of Good Standing	Dated 30 days or less from the application	due date	Uploaded to HCD? N/A
File Name	App3 Tax-Exempt Status	Evidence of tax-exempt status from the application	u nom ranchise rax board for	Uploaded to HCD? N/A
	(if applicable)	Corporations		opiodada to 1102.
Entity name		Eligiblility	Organization type	
Address			City State	Zip
Auth Rep		Title	Email	Phone
Contact		Title	Email	Phone
Address			City State	Zip
File Name	App4 Cert & Legal	See Certifications & Legal worksheet.		Uploaded to HCD?
File Name	App4 Resolution	Signature required; see Applicant Documer	nts worksheet.	Uploaded to HCD?
File Name	App4 OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.		Uploaded to HCD?
File Name	App4 OrgChart	See Applicant Documents worksheet.		Uploaded to HCD?
File Name	App4 Signature Block	See Applicant Documents worksheet.		Uploaded to HCD?
File Name File Name	App4 Payee Data Record App4 FISCAL TIN Form	See Applicant Documents worksheet.  See Applicant Documents worksheet.		Uploaded to HCD?  Uploaded to HCD?
File Name	App4 Cert of Good Standing	Dated 30 days or less from the application	due date	Uploaded to HCD?
File Name	App4 Tax-Exempt Status	Evidence of tax-exempt status from the application	u nom i ranciise rax boaiu ioi	Uploaded to HCD?
	i (if applicable)	III cornorations		,
Entity name		Eligiblility	Organization type	
Address			City State	Zip
Auth Rep		Title	Email	Phone
Contact		Title	Email	Phone
Address	1		City State	Zip
File Name	App5 Cert & Legal	See Certifications & Legal worksheet.		Uploaded to HCD?
File Name	App5 Resolution	Signature required; see Applicant Documer	nts worksneet.	Uploaded to HCD?
File Name File Name	App5 OrgDoc1, OrgDoc2, etc App5 OrgChart	See Applicant Documents worksheet.		Uploaded to HCD?  Uploaded to HCD?
File Name	App5 OrgChart App5 Signature Block	See Applicant Documents worksheet.  See Applicant Documents worksheet.		Uploaded to HCD?
File Name	App5 Payee Data Record	See Applicant Documents worksheet.		Uploaded to HCD?
File Name	App5 FISCAL TIN Form	See Applicant Documents worksheet.		Uploaded to HCD?
File Name	App5 Cert of Good Standing	Dated 30 days or less from the application	due date.	Uploaded to HCD?
File Name	App5 Tax-Exempt Status	Corporations	u IIOIII FIAIICIIISE TAX DOAIU IOI	Uploaded to HCD?
		pment Team Contacts (provide inform	nation that is currently available)	
Owner/Borro		W.	,,	
	Sunnydale Block 3A Housing Parti	ners, L.P.	Organization type Lim	ited Partnership
	Montgomery Street, Suite 1300		City San Francisco State CA	Zip 94104
Auth Rep	Ann Silverberg	Title Vice President	Email asilverberg@related.com	Phone (415) 677-9000
Contact	Ann Silverberg	Title Vice President	Email asilverberg@related.com	Phone (415) 677-9000
	Montgomery Street, Suite 1300		City San Francisco State CA	Zip 94104
File Name	Owner Cert & Legal	See Certifications & Legal worksheet.		Uploaded to HCD? Yes

		Overview				4/27/21		
File Name	Owner Resolution	Signature required; see Applicant Docu	iments worksheet		Uploaded to HCD?	Yes		
File Name	Owner OrgDoc1, OrgDoc2,	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Owner OrgChart	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Owner Signature Block	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Owner Payee Data Record	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Owner FISCAL TIN Form	See Applicant Documents worksheet.	tion due data		Uploaded to HCD?	N/A		
File Name File Name	Owner Cert of Good Standing Owner Tax-Exempt Status	Dated 30 days or less from the applica	tion due date. <del>S and nom Franchise Fax board for</del>		Uploaded to HCD? Uploaded to HCD?	Yes N/A		
	•	Corporations Uling party to the organization type in	ty to the organization type in cell AE166					
Controlling pa		<u> </u>						
	Mercy Transformation LLC		ited Liability Company					
Address 125	66 Market Street		City San Francisco	State CA	Zip 94102			
Auth Rep	Ramie Dare	Title Vice President	Authorized Rep. Email rdare@merc	<u> </u>	Phone (415) 35			
Contact	Ramie Dare	Title Vice President	Contact Email rdare@mercyhousing		Phone (415) 355-71	18		
Address 125	Managing General Partner Cert		City San Francisco	State CA	Zip <mark>94102</mark>			
File Name	& Legal	See Certifications & Legal worksheet.			Uploaded to HCD?	Yes		
File Name		Signature required; see Applicant Docu	uments worksheet.		Uploaded to HCD?	Yes		
File Name	Managing General Partner OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Managing General Partner OrgChart	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Managing General Partner Signature Block	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Managing General Partner Payee Data Record	See Applicant Documents worksheet.			Uploaded to HCD?	Yes		
File Name	Managing General Partner TIN	See Applicant Documents worksheet.			Uploaded to HCD?	N/A		
File Name	Managing General Partner Cert of Good Standing	Dated 30 days or less from the applica	tion due date.		Uploaded to HCD?	Yes		
File Name	<u> </u>	Evidence of tax-exempt status from IR Corporations.	S and from Franchise Tax Board for		Uploaded to HCD?	Yes		
In the cell be	elow, select an applicable contro	lling party to the organization type in	cell AE166					
Controlling pa								
	Related/Sunnydale Block 3A Deve	elopment Co., LLC			ited Liability Company			
Auth Rep	Montgomery Street, Suite 1300  Ann Silverberg	Title Vice President	City San Francisco Authorized Rep. Email asilverberg@	State CA	Zip 94104 Phone (415) 67	7-9000		
Contact	Ann Silverberg	Title Vice President	Contact Email asilverberg@related.c		Phone (415) 677-90			
Address 44 I	Montgomery Street, Suite 1300		City San Francisco	State CA	Zip 94104			
File Name	Administrative General Partner Cert & Legal	See Certifications & Legal worksheet.			Uploaded to HCD?	Yes		
File Name	Administrative General Partner Reso	Signature required; see Applicant Docu	uments worksheet.					
File Name	Administrative General Partner				Uploaded to HCD?	Yes		
	OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.			Uploaded to HCD? Uploaded to HCD?	Yes		
File Name	Administrative General Partner OrgChart	See Applicant Documents worksheet.  See Applicant Documents worksheet.						
File Name	Administrative General Partner OrgChart Administrative General Partner Signature Block	· · ·			Uploaded to HCD?	Yes		
	Administrative General Partner OrgChart  Administrative General Partner Signature Block  Administrative General Partner Payee Data Record	See Applicant Documents worksheet.			Uploaded to HCD? Uploaded to HCD?	Yes Yes		
File Name	Administrative General Partner OrgChart  Administrative General Partner Signature Block  Administrative General Partner Payee Data Record  Administrative General Partner TIN	See Applicant Documents worksheet.  See Applicant Documents worksheet.			Uploaded to HCD?  Uploaded to HCD?  Uploaded to HCD?	Yes Yes Yes		
File Name	Administrative General Partner OrgChart  Administrative General Partner Signature Block  Administrative General Partner Payee Data Record  Administrative General Partner TIN  Administrative General Partner Cert of Good Standing	See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  Dated 30 days or less from the applica	tion due date.		Uploaded to HCD?  Uploaded to HCD?  Uploaded to HCD?  Uploaded to HCD?	Yes Yes Yes Yes		
File Name File Name File Name File Name File Name	Administrative General Partner OrgChart  Administrative General Partner Signature Block  Administrative General Partner Payee Data Record  Administrative General Partner TIN  Administrative General Partner Cert of Good Standing  Administrative General Partner Tax-Exempt Status	See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  Dated 30 days or less from the application Evidence of tax-exempt status from IREC Corporations.	tion due date. S and from Franchise Tax Board for		Uploaded to HCD?	Yes Yes Yes Yes N/A		
File Name File Name File Name File Name In the cell be	Administrative General Partner OrgChart  Administrative General Partner Signature Block  Administrative General Partner Payee Data Record  Administrative General Partner TIN  Administrative General Partner Cert of Good Standing  Administrative General Partner Tax-Exempt Status  elow, select an applicable contro	See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  Dated 30 days or less from the application Evidence of tax-exempt status from IR-	tion due date. S and from Franchise Tax Board for		Uploaded to HCD?	Yes Yes Yes N/A Yes		
File Name File Name File Name File Name In the cell be Controlling page	Administrative General Partner OrgChart  Administrative General Partner Signature Block  Administrative General Partner Payee Data Record  Administrative General Partner TIN  Administrative General Partner Cert of Good Standing  Administrative General Partner Tax-Exempt Status  elow, select an applicable control arty #3 title	See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  Dated 30 days or less from the application Evidence of tax-exempt status from IREC Corporations.	tion due date. S and from Franchise Tax Board for		Uploaded to HCD?	Yes Yes Yes N/A Yes		
File Name File Name File Name File Name In the cell be Controlling pa	Administrative General Partner OrgChart  Administrative General Partner Signature Block  Administrative General Partner Payee Data Record  Administrative General Partner TIN  Administrative General Partner Cert of Good Standing  Administrative General Partner Tax-Exempt Status  elow, select an applicable control arty #3 title	See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  See Applicant Documents worksheet.  Dated 30 days or less from the application Evidence of tax-exempt status from IREC Corporations.	tion due date. S and from Franchise Tax Board for  cell AE166  Organiza	tion Type	Uploaded to HCD?	Yes Yes Yes N/A Yes		
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				Over	view						4/27/21
File Name	OrgChart		See Applicant Doo	cuments worl	ksheet.				Uploa	aded to HCD?	
File Name	Signature Block	k	See Applicant Doo	cuments worl	ksheet.				Uploa	aded to HCD?	
File Name	Payee Data Rec	cord	See Applicant Doo	cuments worl	ksheet.				Uploa	aded to HCD?	
File Name	TIN		See Applicant Documents worksheet.  Upload								
File Name	Cert of Good St	tanding								aded to HCD?	
File Name	Tax-Exempt Sta		Corporations.	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.  Uploaded to HCD?							
			I TRA components								
	Peninsula Corride	or Joint Powers B		Contact	David Pape		Email	paped@s			
Phone		Address 1250 Sa	n Carlos Ave			City San Carlos		State	CA	Zip <mark>94070</mark>	
	nagement Agent										
Legal name	Mercy Housing M	lanagement Grou	р	Contact	Jacquie Hof	fman	Email	jhoffman@	@mercy	yhousing.org	
Phone (415	5) 355-7124	Address 1256 Ma	arket Street			City San Francisco		State	CA	Zip 94102	
Financial Co	nsultant	•				•		•		•	
Legal name	California Housin	ng Partnership (Ch	HPC)	Contact	Zorica Stand	cevic	Email	zstancevi	c@chp	c.net	
	5) 738-7793		e Street, Suite 300			City San Francisco		State	CA	Zip 94104	
	vice Provider							0.10.10		p	
	Mercy Housing C	California		Contact	David Ferna	ndez	Fmail	dfernande	27@me	rcyhousing.org	7
	5) 355-7138	Address 1256 Ma	arket Street	Ooritaati	David i Cilia	City San Francisco	Lilian	State	CA	Zip 94102	3
	<u> </u>	Address 1250 Wil	arket Street			City Sail Francisco		State	CA	Zip 94102	
Borrower Le	•	Cowon Famail 9	Arm dt II D	Contact	Donall Kidd		Email	414:44@ba	o o roly (	2000	
	•	Cowan Esmail &			Daryll Kidd	Out I as Associate	Email	dkidd@bo			
`	3) 239-8020	Address 633 Wes	st Fifth Street, 64th	Floor		City Los Angeles		State	CA	Zip <mark>90071</mark>	
General Con											
		eneral Contractors		Contact	Tom Giarrus		Email	tomg@nik			
Phone (415	5) 863-1820	Address 1000 Br	annan Street			City San Francisco		State	CA	Zip <mark>94103</mark>	
Architect											
Legal name	David Baker Arch	nitects		Contact	Daniel Simo	ns	Email	danielsim	ons@d	lbarchitect.com	n
Phone (415	5) 799-4585	Address 461 Sec	ond Street, Suite 1	27		City San Francisco		State	CA	Zip 94107	
Developmen	t Funding Source	е	·								
	City and County			Contact	Eric Shaw		Email	eric.shaw	@sfaov	v.ora	
	5) 701-5616		Van Ness Avenue	00111401		City San Francisco		State	CA	Zip 94103	
	t Funding Source		Van Hood / Worldo			Oity Carrination		Otato	<u> </u>	Zipjerree	
			ment Corporation	Contact	Sebastian G	lowacki	Fmail	sehastian	alowa	cki@usbank.co	nm .
	3) 585-4230		oitol Mall, Suite 800		Jobastian G	City San Francisco	Liliali	State		Zip 95814	2111
,	<u>'</u>		ntor Man, Juile 600			Oity Carr Francisco		State	OA	Zip  300 14	
	t Funding Source		ment Corporation	Contact	Lisa Gutierre	27	Email	lico aution	roz@	shank som	
_					Lisa Gullerre		Email			sbank.com	
,	6) 498-3457		oitol Mall, Suite 800			City San Francisco		State	CA	Zip <mark>95814</mark>	
	t Funding Source	е		<u> </u>							
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•	t Funding Source	e		-							
Legal name				Contact			Email				
Phone		Address				City		State		Zip	
	ing Subsidy Sou										
Legal name	San Francisco H	ousing Authority		Contact	Tonia Lediju		Email	ledijut@st	fha.org		
	5) 715-5200	Address 1815 Eg	bert Avenue			City San Francisco		State	CA	Zip 94124	
,	ing Subsidy Sou					,					
Legal name		- <del>-</del>		Contact			Email				
Phone		Address		Jonada		City		State		Zip	
						,		Jiaio			

### **Required Applicant Documentation**

4/27/21

### **Certifications & Legal Disclosure**

A completed and signed Certification is required for each Joint Applicant. Each Joint Applicant must sign an individual Certification form. A completed and signed Legal Disclosure is also required for each Joint Applicant. The hard copy Certifications & Legal Disclosure should be submitted with the application as detailed in the NOFA.

#### Resolutions

Applicant may use their own Resolution format as long as it contains ALL of the authorizations as in the sample.

The person attesting to the resolution signing cannot be the same person authorized to execute the documents in the name of the applicant.

If more than one authorized signatory is identified, state whether both signatories are required or only one signatory is required to submit and execute Program docs. If the application is being signed by a designee of the authorized signatory, the applicant must also submit a designee letter or other proof of signing authority.

A resolution is required of each Joint Applicant - both private and public entities. A sample resolution template is available on AHSC website.

#### **Organizational Documents**

Organizational documents are required for all Applicants, except where a joint applicant is a governmental entity. Governmental entities are not required to submit organizational documents with the application.

Submit organizational documents supporting the Resolution submitted with the application.

#### **Corporation organizational documents**

Articles of Incorporation (Corp. Code §154, 200 and 202) as certified by the CA Secretary of State.

Bylaws and any amendments thereto (Corp. Code §207(b), 211 and 212)

Certificate of Amendment of Articles of Incorporation (Corp. Code §900-910 (general stock), §5810-5820 (public benefit and religious corporations), §7810-7820 (mutual benefit corporations), or §12500-12510 (general cooperative corporations)) as applicable.

Restated Articles of Incorporation (Corp. Code §901, 906, 910 (general stock), §5811, 5815, 5819 (public benefit and religious corporations), §7811, 7815 and 7819 (mutual benefit corporations) and §12501, 12506 and 12510 (general cooperative corporations)) as applicable.

Statement of Information (CA Secretary of State form SI-100 or SI-200)

Shareholder Agreements (Corp. Code §186) if applicable.

Certificate of Good Standing certified by Secretary of State.

Any other CA Secretary of State filings applicable to revivals, conversions or mergers.

#### **Limited Liability Company organizational documents**

Articles of Organization (CA Secretary of State form LLC-1)

Certificate of Amendment (CA Secretary of State form LLC-2) if applicable.

Restated Articles of Organization (CA Secretary of State form LLC-10) if applicable.

Certificate of Correction (CA Secretary of State form LLC-11) if applicable.

Statement of Information (CA Secretary of State form LLC-12 or LLC-12NC)

Operating Agreement (Corp. Code §17707.02(s) and 17701.10.)

Certificate of Good Standing certified by Secretary of State.

Any other CA Secretary of State filings applicable to revivals, conversions or mergers.

### Limited Partnership organizational documents

Certificate of Limited Partnership (CA Secretary of State form LP-1)

Amendment to Certificate of Limited Partnership (CA Secretary of State form LP-2) if applicable.

Certificate of Correction (CA Secretary of State form LP-2) if applicable.

Limited Partnership Agreement (CA Corp. Code §15901.02(x) and 15901.10)

Certificate of Good Standing certified by Secretary of State.

Any other CA Secretary of State filings applicable to revivals, conversions or mergers.

### **Organizational Chart**

The Organizational chart must depict the organizational structure of the entities in relation to the applicant.

#### Signature Block

All Applicants must submit a Signature Block in a Microsoft Word Document that will be used in the HCD legal documents such as the Standard Agreement.

### Payee Data Record STD-204 or Taxpayer Identification Number (TIN)

The Thy must be submitted by all governmental entity Applicants. All other Applicants must submit the 51D-204 Payee Data Record. Forms available on AFISC

	Certification & Legal	Disclosure		4/27/21
On behalf of the entity identified in the sign	nature block below, I certify that:			
		e best of my knowledge and belief, true and correct.		
2. I possess the legal authority to submit this	application on behalf of the entity identif	ied in the signature block.		
3. The following is a complete disclosure of a	II identities of interest - of all persons or	entities, including affiliates, that will provide goods or service	es to the Proje	ct eithe
	* * *	tity that will provide goods or services to the Project. "Relate	∍d Party" is de	fined in
Section 10302 of the California Code of Regu	ulations (CTCAC Regulations):			
None				
4. As of the date of application, the Project, o	r the real property on which the Project i	s proposed (Property) is not party to or the subject of any cla	aim or action a	at the
State or Federal appellate level.				
5. I have disclosed and described below any	claim or action undertaken which affects	or potentially affects the feasibility of the Project.		
In addition, I acknowledge that all information	n in this application and attachments is p	ublic, and may be disclosed by the State.		
Ann Silverberg	Authorized Signatory			
Ailif dilverberg	Admonzed digitatory		(	6/8/21
Printed Name	Title of Signatory	Signature		Date
	Legal Disc	closure		
For purposes of the following questions, and		m "applicant" shall include the applicant and joint applicant,	and any subsi	idiary of
	•	ntor) or will be benefited by the application or the project.	and any subsi	lalary or
		e the direct and indirect holders of more than ten percent (10	104) of the own	norchin
		es of the entity if the entity is a corporation, the general and l	•	-
•	· •	ntity is a limited liability company. For projects using tax-exe	•	
also include the individual who will be executi		miny to a minited mapmy company it or projecte demig tax exe	mpt bondo, k	Or Idii
	·	s an "applicant," or "joint applicant" as defined above.		
Explain all positive responses on a separa				
Exceptions:	ne sneet and monace was ans queste	лиште и ите аррисаноп.		
•	interest in the proposed project, including	ng but not limited to cities, counties, and joint powers authori	ities with 100 (	or more
members, are not required to respond to this		ig but not inflice to clices, counties, and joint powers author	nics with 100 t	or more
l ·	•	boards, are also not required to respond. However, chief ex	vocutivo offico	)re
•	•	spond, as must chief financial officers (Treasurers, Chief Fir		
their equivalent).	s, i residents of their equivalent, must re	spond, as must office financial officers (Treasurers, Officer in	ianciai Omcer	3, 01
Civil Matters				
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foreclosed against in past ten years?	orveroring cade or rida a barricapitoy or re	conversing action commenced against it, actualized on a loar	101 20011	No
. ,	n notified that it may become a party to	any civil litigation that may materially and adversely affect (a	 a) the	
financial condition of the applicant's business			<i>i)</i> the	No
		gainst the applicant within the past ten years that materially	and adversely	,
affected (a) the financial condition of the appl		•	aria aavoroory	No
		any civil or administrative proceeding, examination, or inves	stigation by a	
_ · · · · · · · · · · · · · · · · · · ·	•	authority, or a local, state or federal regulatory or enforcem	•	No
		roceeding, examination, or investigation by a local, state or		
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settlement, decision, or judgment?	to or rodoral taxing administry, or a rodal, o	state of rederal regulatory of emerceding in agency that recall	04 II. 4	. 10
Criminal Matters				
	subject of or been notified that it may be	ecome a party to or the subject of, any criminal litigation, pro	ceeding	
charge, complaint, examination or investigation	•		cccairig,	No
		ecome a party to or the subject of, any criminal litigation, pro		
	•	esult in, misdemeanor charges against the applicant for mat	•	No
to the conduct of the applicant's business?	on, or any kina, involving, or that could re	esult III, misuemeanor charges against the applicant for mat	iters relating	140
• •	aubicat of ar been notified that it may be	sooms a party to ar the aubicat of any priminal litigation, pro		
• • • • • • • • • • • • • • • • • • • •	•	ecome a party to or the subject of, any criminal litigation, pro esult in, criminal charges (whether felony or misdemeanor) a	•	No
applicant for any financial or fraud related crir	· · · · · · · · · · · · · · · · · · ·	esult in, chiminal charges (whether lelony of misdemeanor) a	against the	140
, , , , , , , , , , , , , , , , , , , ,		sooms a party to ar the aubicat of any priminal litigation, pro		
• • • • • • • • • • • • • • • • • • • •	•	ecome a party to or the subject of, any criminal litigation, pro ct the financial condition of the applicant's business?	ceeding,	No
		ct the infancial condition of the applicant's business:		No
10. Within the past ten years, has the applica	• • • • • • • • • • • • • • • • • • • •	related to the conduct of the applicant's business?		-
12. Within the past ten years, has the applica		related to the conduct of the applicant's business?		No No
Please provide a letter of explanation if yo		·		INO
File Name:   Cert & Legal Explanation	Letter of explanation for any "Yes" ar		aded to HCD?	N/A
ine Name. Oert & Legal Explanation	Letter of explanation for ally 165 di	Oplos	AGG TO LICE!	IN/A
Ann Silverberg	Authorized Representative			6/8/21
Printed Name	Title of Signatory	Signature		Date
	<u> </u>	5		

AHD Project Description	4/27/21
1) Sponsor/Developer Experience	
The Sponsors/Developers are The Related Companies of California (Applicant 1, "Related") and Mercy Housing California (Applicant 2, "Mercy"). Together, the two firms are of the Sunnydale public housing revitalization effort in which this AHSC Project will contribute towards. Related is a fully integrated real estate development firm who of experience. It has completed and currently operates over 12,000 LIHTC affordable housing units throughout California. Mercy has developed and currently operates more the homes throughout California serving lower income families, seniors, and people who have experienced homelesness. Mercy also provides robust resident service coordination residents in addition to property management through its affiliate, Mercy Housing Management Group.	ith 30 years nan 9,000
2) Topography and Special Site Features	
The AHD site is on the 1500 block of Sunnydale Avenue in San Francisco. The AHD will be a 5-story Type V/Type I mixed-use development with approximately 19,000 square ground floor neighborhood retail and service spaces including a wellness center to be operated by SF Department of Public Health, an early childhood education center to be referred by the second services office, and 80 affordable family units above. A resident-only courtyard will be on the second Laundry rooms will be available on each floor with larger units having in-unit W/Ds. The site has a downward slope of about 5% from the northwest corner to the southeast confront entrance will be along Sunnydale Avenue to the north. A publicly accessible pedestrian mews is contemplated on the west side. The AHD will seek Green Point Rated G be powered entirely by electricity (no natural gas infrastructure).	operated by d floor. rner. The
3) Proposed Tenant Poplulation	
The AHD comprises 80 affordable units ranging from studios to four-bedrooms. Of the 80 total units, 60 units (75%) will be set aside for Sunnydale public housing households Project-Based Section 8 Vouchers (PBV) through a 20-year Project-Based Section 8 contract with a maximum affordability of 50% AMI. The contract will be administered by S through a non-competitive process. 19 units will be tax credit affordable units for households at or below 60% AMI. There is one manager's unit.	
4) Specific Issues (relocation, environmental, historical, etc.)	
Relocation: The Project requires the temporary relocation of about 14 households and demolition of 14 public housing units. SFHA will assist affected households in relocating temporarily to vacant rehabbed units elsewhere within the Sunnydale public housing site or permanently to other SFHA-subsidized affordable housing within San Francisco. A households will be noticed and provided relocation assistance per URA, CRAL, and Sunnydale HOPE SF Relocation Plan.  Environmental: Hazmat testing will be performed to create an approved abatement and demolition plan prior to the demolition. Similar structures within the Sunnydale HOPE scontain lead, asbestos-containing materials, and PCBs.	II
Historic: The buildings to be demolished for the new construction of the AHD are not historic.	
5) Demolition, if applicable	
Two buildings comprising 14 public housing units will be abated and demolished.	
6) Rehabilition, if applicable	
N/A	
7) Will Prevailing Wage be paid	
Yes.	

					Sun	nyda	le HO	PE SF	Block 3A A	HD and	HRI Ove	erview PIN	I 4783	38						4/27/21
				Affor	rdable	e Hous	ing De	evelopm	ent (AHD) an	d Housin	ng Related	d Infrastructu	re (HF	RI) Project S	umma	ary				
	Project Nam	sit ne	e resi featui	dent or res, and	comm resou	nunity a urces ii	ameniti n the in	ies, clima nmediate	such as on- ate adaptive vicinity)		Iress	City	Zip			at. Lo	g.	Census Tracts		PNs
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۵		mix co	onsists	of 4 stud	lios, 24	l one-be	droom u	ınits, 28 tw	o-bedroom						, ,	14654	<u> </u>			
AHD		percei	nt of th	e units (6	0 units	s) are as	sisted by	y Project-E	s. Seventy-five ct-Based Section 8					2.41						
		which	is mad	de availab	ole by S	-	-		tion 8 contract, thority through a						Ç	37	-			
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	· <mark>(Mixed Use)</mark> per of car share		q. ft. paces	0	# of	Units/S		er of elect	# of Bldgs ric vehicle char		ng spaces	0		Number	of unco	vered	auest	parking s	paces	0
# of c	ar parking spa	ces	60	F		g ratio:	car spa					parking spaces	80					parking sp paces/total		1:1
is the	AHD a scatter	ed site pro	ject?	§103(a)(	(1)(B)(	(ii) No			AHD Capita	al Project	ts &103/a	)(1)								
(A)(i)	Select from the	e dropdow	n men	u one or	more	of the	Now	construct	•		10 3 100(0)	<u>/('/</u>								Ok
	ing qualified A	HD develo	pment	types re	elated	to your	New	construct	lon											Ok
Proje	U																			
(A)(ii)	The AHD mus	st located v	vithin a	a half mi	le fron	n a <b>Tra</b>	nsit Sta	ation/Sto	<b>p</b> that meets <b>P</b>	roiect Are	a transit re	equirements								
per §	102(c) or (d).											•		HD distance f	rom Tra	ansit (	Station	/Stop 0.1	Mil	les Ok
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	ss Qualified* S			uctions):		00,100			ess Excluded A		-			. ,				nsity: Ok	_	.00
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acres		0.83		e Feet		36,155			Building Squa			95,770								
File N	lame Net [	Density Ve	erifica	tion					ite map certifie ape architect) o	•								oaded to I		Yes
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	to rehab - exis						Project ι					e of total afford						otal afford		99%
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				<u> </u>					•			ess. The AHD	will ma	intain a 1:1 bi	ike spa	ce to	unit ra	tio (80 spa	ices).	
` '	oes your AHD ne housing tax	•	-						eiving 4% low- tax credits?	١		s, this constitut nit an entirely s		•				-		
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	er of laundry r ss room	OUIIIS	4 No			ated site		No Yes		unity room ity kitchen		Picnic/l Tot lot or p						l level cou		Yes Yes
	ming pool		No		5	Security	patrol	No	Comp	outer room	No	Sports/te	nnis co	ourt No				menity (sp		
Jacuz	zzi/Sauna		No		Sec	curity ca	meras	Yes		ed internet Unit Ame		Secured pack	age ro	om Yes		0	tner a	menity (sp	ecity)	
Air co	nditioning		No			Di	sposal	Yes		lk-in closet		Free	cable	TV No			F	enced rea	r yard	No
	gerator		Yes		_		vasher	Yes	Curta	ains/Blinds				ofts No				menity (sp		
Range Micro			Yes No			V	/asher Dryer	No No	Emer	Fireplace gency Call			Balco Pa	ony No atio No				menity (sp menity (sp		
. 3. 3												ible Costs §1						, (50		
8100/	(a)(1)(C)(;;) TL	n total are -	unt ct	oliaih!-	۷ ا ا ا	coft cor	to oom	ot over -	d 10% of the to	tal AUCA	Drogram	ward	В	<b>udgeted</b> \$0		ost Ca ,120,5			<b>erage</b> \$0	OK

	Sunny	rdale HOPE SF Blo	ck 3A AHD and HRI Overvi	ew PIN	l 47838				4/27/21
- , ,	ertify the AHSC AHD funded cost do not	include any of the followi	ng ineligible costs:						
(1) Costs are award;	not eligible if there is another feasible, a	vailable source of commit	tted funding for the STI portion there	eof to be fu	inded by AHSC or if	the cost is	sincurred	prior to the AHS	SC
• •	aintenance or operations of transportations of transportations for local inclusionary housing programs	•	g transit fleet, not including AHSC for	unded tran	sit service expansio	n);			Yes
(4) Ongoing o	perational costs beyond the term of the	grant (three years) for Pro							
(5) All costs a	ssociated with automobile or motorcycle								
(i) Are capital	improvements in the HRI budget require		ets §103(a)(2)(A) and Ineligible (ency, or special district? N/A		)3(c) , are improvements	a condition	n to the ar	onroval of the Al	1D3 N/V
File Name	Cap Improvements Req	1	ocality, transit agency or special dis		•			paded to HCD?	N/A
rile Name	Cap improvements keq	required			Rudgeted	Cost	•		IN/A
(ii) Total amou	unt of eligible HRI soft costs cannot exce	ed 10% of the total AHS0	C Program award.		Budgeted \$0	<b>Cost</b> \$2,120		Overage \$0	Ok
` '	ount of eligible environmental remediation				\$0	\$0	0	\$0	Ok
, ,	unt of eligible real property acquisition of rogram award.	the HRI Project site and	associated fees cannot exceed 10%	% of the	\$0	\$2,120	0,530	\$0	Ok
` '	ount of eligible impact fees cannot excee				\$0	\$300	,000	\$0	Ok
	ertify the AHSC HRI funded cost do not not eligible if there is another feasible, a	-		eof to be fu	unded by AHSC or if	the cost is	incurred	prior to the AHS	oc
award;	aintenance or operations of transportation	on infrastructure (includio	a transit fleet, not including AHSC fu	unded tran	eit sarvica avnansio	m).			21/0
• •	s for local inclusionary housing programs	•	g transit lieet, not including AHSC it	unded tran	sit service expansio	ui),			N/A
	perational costs beyond the term of the ssociated with automobile or motorcycle								
(5, 7 iii 00313 a			HRI Grant Terms §104(c)						
(1) We certify	the HRI grant does not result in a profit	that exceeds the comme		provemen	ts of similar size and	d level of ris	sk.		
• •	wledge that HRI grant funds will be disbute the AHSC Program award of funds.	ırsed as reimbursed prog	ress payments for eligible costs incl	urred after	the execution of the	e Standard	Agreeme	nt in the amoun	
(3) We ackno	wledge if the HRI Project includes multip	le phases or developmen	nts, all entitlements and construction	funding co	ommitments for the	first phase	must be r	eceived prior to	
disbursement (4)(b) We ack	cnowledge conditions precedent to the fir	st disbursement of HRI fu	unds shall include receipt of all requi	ired public	agency entitlements	s and all co	nstruction	funding	
commitments	for the AHD supported by the HRI.		AUD Time Late (400/a)					•	
(4) Describe h	now AHD provides free transit passes, re	eloadable transit cards or	AHD Threshold §106(a) discounted passes priced at no more	re than hal	f of retail cost.				
AHD will provi	ide, at no charge, one unlimited monthly					he thresho	ld in Secti	on 106(a)(4) of	:he
AHSC guideling Number of pa		79 Is there at leas	st one pass per restricted unit? Yes	Type of	transit passes prov	ided: Free	Transit Pa	ass	
(5) Applicant of	certifies the proposed AHD will be smoke	free and demonstrate co	ompliance prior to construction loan	closing.					Yes
File Name (8) For the Al-	SFH Lease Addendum  1D, can you provide documentation of co	- ','',	Housing Lease Addendum, must be adoption of all necessary environments		•			e CEQA and if	N/A
applicable, NE	EPA, and all applicable time periods for f	iling appeals or lawsuits h	•	plication d	ue date with lawsuit	s or appea	ls filed?		Yes
	ederal funding proposed that will trigger bject approved "by-right"? Yes Is Proje		No Negative Declaration date	Yes	If Yes, enter date Final EIR	e of "Autho date 7/9/		e Grant Funds"	8/17/15
Discuss below	v any special NEPA and/or CEQA Specia	al Circumstances or exem	nptions and provide estimated/actua	al completion	on dates of all neces	ssary envir	onmental		
-	15, SF Planning Commission certified as n November 17, 2016. On August 17, 20	-				-		ne Commission	adopted
N	LAUD E	lo (						1 1 1000	
File Name	AHD Environmental	+ · ·	al clearances (e.g. Environmental In the HUD 7015.16 "Authority To Use				•	paded to HCD?	Yes
File Name	AHD Auth to Use Grant Funds	status of the issuance o	f the HUD form.				•	paded to HCD?	Yes
` '	ecessary discretionary local land use applie date, select "Within 30 days" if this ap	•	-					•	Yes
and permits re	equired to complete the AHD Project tha	T	mitted or to be applied for to local a	gencies, o	r consistent with loc	al planning	docs.		
	Agency / Issuer	Land Use Approval Date	Approval Type			Comme	nts		
SF Planning De	<u> </u>	1/27/20	Development Plan Approval	Developme	ent Phase (comprising	g AHD) Appr	oval		
(10) Does the	Market study demonstrate the AHD Pro	  ject is financially feasible	? A study that meets requirements s	specified in	TCAC Regs §1032	2(h)(10) wi	ill be acce	pted by HCD.	Yes
File Name	AHD Market Study	Provide a completed ma	arket study prepared within one year	r of the app	olication due date.		Uplo	paded to HCD?	Yes
	olicant or Developer of Project have Site control (See Site Control in Appendix A)		-	the most re	ecent execution date Most recent				
If leasehold	estate: Rent based on r	estricted land value?	No Is acquisition cost so in	Rudgot2	No Prer			? If so answer (	
(a) Funding an payments?	mount based on the Present Value of lea	ase N/A (b) L	ender requesting Residual Receipts.	s (not N		amount be	en entered	d as a finance co	ost? N/A
Describe any	special site-control circumstances.			<u> </u>					
	velopment rights and site control are proventy of San Francisco; and the Master De	<u> </u>				•	/ (SFHA),	which owns the	land; the
File Name	AHD Site Control	Appropriate documentate	tion to demonstrate the form of site	control ind			•	paded to HCD?	Yes
File Name (12) Applicant	AHD Preliminary Title Report t (The Related Companies of California,		an 6 months old for the AHD Project prior experience by providing eviden		orior AHD projects s	imilar to the		ed AHSC Project	Yes in
scope and siz	e, which have been completed by the ap	plicant during the ten year	ars preceding the application due da	ate.	onor vario projecto s	armar to til	o propose		
(12) Which ap	oplicant demonstrates the prior experience	ce noted below: The  ID Past Project #1	Related Companies of California, L	LC	VHU D	ast Project	#2		
	I Ar	in a st Fi Uje Ct #1			АПИ Ра	isi FTOJECT	πΔ		

	Supply	rdale HODE SE Blor	vk 3A AHD and HI	21 Overvi	ow DIN	I 17030			4/27/21	
Project Name	94th and International (Acts Cyrene A	rdale HOPE SF Bloo	A SA AND AND TH		Creek II (Na				7/4//	
Development	Oakland International Housing Partne	·	re General Partner is an	Paradise Creek II Housing Partners, L.P., whose Administrative General Partner is an entit						
Entity	entity of The Related Companies of C		c General Father is all			anies of California (App		mistrative General Farther is a	Criticy	
Completion Date	12/1/17	· · · · · · · · · · · · · · · · · · ·		5/1/18	<u> </u>		, ,			
<u> </u>	Approx. 3.5 years			Approx 3 y	years					
Project Tenure					youro					
Number of units Units per Acre	74 units per acre			92 43 units per acre						
-	3,500			0						
(square feet)										
Brief Description (e.g. number of units, population served, etc.)	Adjacent to the International Boulevar and International project is one of Oak developments for families earning bet apartment homes have been reserved homelessness. Onsite supportive ser Corporation, include financial literacy and tutoring programs.	kland's newest 100% affordativeen 30% and 50% of AMI. It for those who are homeles vices, provided by Acts Com	ble, mixed-use Fourteen of the new s or at risk of munity Development	affordable Co-develo comprises Paradise (	TOD with 2 oped by Rela s 92 apartme Creek Educ 1 one-bedro	201 low-income apartmated California and Corents on 2.15 acres of lational Park. This LEE	nents for ho mmunity Ho and, plus th D for Home	ek Apartments, a two-phased buseholds between 30% and 5 ousingWorks, Paradise Creek ne expansion and improvement sonsists and 29 three-bedroom units in	II t of of six	
File Name Past	t Exp AHD1, Past Exp AHD2	Certificates of Occupand	y for two recently comp			ng developments.		Uploaded to HCD?	Yes	
	of the application date, the applican						or federal	courts.	Yes	
(14) We certify that	t construction of the AHD Project ha	as not commenced as of t	he application deadline	set forth in	the NOFA				Yes	
• •	not result in the loss or conversion of toring Program (FMMP) website?	of agricultural or other wor	king lands, or natural re	source land	ds for othe	r uses according the	Dept. of 0	Conservation's Farmland	Yes	
	ocumentation the AHD site is not wi	thin land designated as a	aricultural land per the f	MMP tool.						
	O No Ag	Demonstrate the AHD si	<u> </u>		agricultura	I land per FMMP too	ol.	Uploaded to HCD?	Yes	
	e that the AHD Project site qualifies									
	O Ag Infill	Applicants seeking an ex Project site qualifies as a	cemption to the FMMP			emonstrate that the A	/HD	Uploaded to HCD?	N/A	
(20)(A) We certify t	the AHD meets the underwriting sta		· · · · · · · · · · · · · · · · · · ·			nily Housing Program	Guideline	es §7312.	Yes	
, ,, ,	the AHD is infeasible without AHSC					<u> </u>			Yes	
Project is at least expanded parcels are part of the p	involves new construction or Substance and the number of bedrooms in the same Project meeting the requi	the demolished structure irements of UMR 8303(b).	s, with equal or greater	•						
residential required	or Substantial Rehabilitation Property of Substantial Rehabilitation Property of bedrounder of bedrounds in the demolish	ooms in the new Project i	_			r of bedrooms in the nolished structures?	38	Number of bedrooms in new Project?	164	
(20)(D) If the AHD a	and/or HRI involves involves the de	emolition of existing units	that are affordable to lo	ver-income	household	ds, the application m	ust demor	nstrate the replacement of		
demolished units, c and include first rigl	and/or HRI involves involves the decomparable in size, of equal or greath of return to displaced residents.  The demolition of 14 units compressed the demolitical d	iter affordability and equal Explain below how this re	to or greater than the r quirement is satisfied. I	number of the not applicate	ne demolis able, indica	hed affordable units ate "N/A" below.	located w	ithin comparable access to	transit	
demolished units, c and include first right The AHD will replace (20)(E) We certify to	comparable in size, of equal or grea ht of return to displaced residents.	iter affordability and equal Explain below how this re- ising 38 bedrooms with 80 h State and Federal Fair I	to or greater than the requirement is satisfied. It is units comprising 164 It is doubled the same than the requirements in the requirement in the	number of the not applicate pedrooms in accordance of the notation of the nota	ne demolis able, indica n total. The ies to affin	hed affordable units ate "N/A" below. AHD will meet all of	the criter	ithin comparable access to		
demolished units, c and include first rigl The AHD will replace (20)(E) We certify t	comparable in size, of equal or greath of return to displaced residents.  The demolition of 14 units compression of the demolition of the units compression of the proposed AHD is consistent with	ter affordability and equal Explain below how this relising 38 bedrooms with 80 h State and Federal Fair Hair Housing requirement	to or greater than the requirement is satisfied. It is units comprising 164 It is doubled the same than the requirements in the requirement in the	number of the not applicate pedrooms in accluding dut operations.	ne demolis able, indica n total. The	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair h	the criter	ithin comparable access to	transit Yes	
demolished units, cand include first right.  The AHD will replace.  (20)(E) We certify to the AHD project will replace to the	comparable in size, of equal or greath of return to displaced residents.  The the demolition of 14 units compressed the proposed AHD is consistent with ill follow all local, State, and Federal or you provide documentation of cortain proposed documentation of cortain provide documentation provide	ter affordability and equal Explain below how this resising 38 bedrooms with 80 h State and Federal Fair Harring requirement HRI Threshold expletion and approval or a second equal to the state of the second equal to the second	to or greater than the requirement is satisfied. It is satisfied and units comprising 164 It does not be satisfied. It is during lease-up and satisfied and satisfied and satisfied in the satisfied of the satisf	number of the not applicate pedrooms in acluding dut operations.	ne demolis able, indica n total. The ies to affire HRI fundir ental clears	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair hard.  ang)  ances including those	the criterinousing (e	ia noted above. explain below).		
demolished units, cand include first right.  The AHD will replace.  (20)(E) We certify to the AHD project will replace with the AHD project wi	comparable in size, of equal or greath of return to displaced residents.  The the demolition of 14 units compressed the proposed AHD is consistent with the proposed AHD is co	tter affordability and equal Explain below how this relising 38 bedrooms with 80 h State and Federal Fair Harring Harring requirement HRI Threshold impletion and approval or a ling appeals or lawsuits here.	to or greater than the requirement is satisfied. It is satisfied and units comprising 164 It does not be satisfied. It is during lease-up and satisfied and satisfied and satisfied in the satisfied of the satisf	number of the not applicate pedrooms in acluding dut operations.	ne demolis able, indica n total. The ies to affire HRI fundir ental clears	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair hands ances including those due date with lawsuits	the criterion ousing (e	ia noted above. explain below). d under the CEQA and if als filed?		
demolished units, cand include first right.  The AHD will replace.  (20)(E) We certify to the AHD project will replace with the AHD project wi	comparable in size, of equal or greath of return to displaced residents.  The the demolition of 14 units compressed to the proposed AHD is consistent with the proposed AHD is consistent with the proposed to	tter affordability and equal Explain below how this resising 38 bedrooms with 80 h State and Federal Fair Harris Housing requirements HRI Threshold Empletion and approval or a filing appeals or lawsuits here.	to or greater than the requirement is satisfied. It is comprising 164 It does not be a comprised and the comprising 164 It does not be a comprising 164 It doe	number of the not applicate pedrooms in acluding dut operations.  For AHSC For applications of the application of the applicati	ne demolis able, indica notal. The demolis ies to affirm the demolis i	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair had been been been been been been been bee	the criterion ousing (e	ia noted above. explain below).		
demolished units, cand include first right.  The AHD will replace.  (20)(E) We certify to the AHD project will replace with the AHD project wi	comparable in size, of equal or greath of return to displaced residents.  The the demolition of 14 units compressed the proposed AHD is consistent with the proposed AHD is consistent with the proposed all local, State, and Federal and all applicable time periods for final funding proposed that will trigger approved "by-right"?  Is Projection.	tter affordability and equal Explain below how this resising 38 bedrooms with 80 h State and Federal Fair Harris Housing requirements HRI Threshold expletion and approval or a fling appeals or lawsuits have NEPA requirements?	to or greater than the requirement is satisfied. It is comprising 164 It is during requirements in the during lease-up and adoption of all necessar ave lapsed within 30 darks to or greater than the requirement in the during lease-up and adoption of all necessar ave lapsed within 30 darks.	number of the not applicate pedrooms in a cluding dut operations.  For AHSC For applications of the application date	ne demolis able, indica n total. The demolis ites to affirm the demolis ites to affirm the demolis ites to affirm the demolis item.	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair had been been been been been been been bee	the criterion cousing (e	ia noted above. explain below). d under the CEQA and if als filed? ority to Use Grant Funds"		
demolished units, cand include first right.  The AHD will replace.  (20)(E) We certify to the AHD project with the	comparable in size, of equal or greath of return to displaced residents.  The the demolition of 14 units compressed the proposed AHD is consistent with the proposed AHD is consistent with the proposed all local, State, and Federal and all applicable time periods for final funding proposed that will trigger approved "by-right"?  Is Projest special NEPA and/or CEQA Special Special NEPA and/or CEQA Special Special NEPA and/or CEQA Special NEPA a	tter affordability and equal Explain below how this resising 38 bedrooms with 80 h State and Federal Fair Harring I Fair Housing requirement HRI Threshold expletion and approval or a filing appeals or lawsuits have NEPA requirements? Sect Categorically Exempt? All Circumstances or exempted to the state of the state	to or greater than the requirement is satisfied. It is comprising 164 It is during requirements in the during lease-up and satisfied. If applying adoption of all necessariave lapsed within 30 days and provide estimates and provide estimates.	number of the not applicate pedrooms in a cluding dut operations.  For AHSC For applications of the application date mated/actual	ne demolis able, indica n total. The demolis n total. The demolis ies to affirm the demolis ies	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair had been all of mative fair had been all of matical ha	e required s or appeare of "Authodate sary envir	ia noted above. explain below). d under the CEQA and if als filed? ority to Use Grant Funds" ronmental clearances.	Yes	
demolished units, cand include first right.  The AHD will replace.  (20)(E) We certify to the AHD project with the	comparable in size, of equal or greath of return to displaced residents.  The the demolition of 14 units compressed the proposed AHD is consistent with the proposed AHD is consistent with the proposed all local, State, and Federal and all applicable time periods for final funding proposed that will trigger approved "by-right"?  Is Projection.	tter affordability and equal Explain below how this resising 38 bedrooms with 80 h State and Federal Fair Harring I Fair Housing requirement HRI Threshold Impletion and approval or a sling appeals or lawsuits have to Categorically Exempt? The categorically Exempt and Circumstances or exemple Copy of all environments.	to or greater than the requirement is satisfied. It is comprising 164 It dousing requirements in the during lease-up and satisfied. If applying adoption of all necessar ave lapsed within 30 days Negative Decleptions and provide estimated reports and clearance.	edrooms in a cluding dut operations.  For AHSC For an aration date mated/actuals.	ne demolis able, indica notal. The demolis it total. The demolis it total. The demolis it total it total. The demolis it total clears opplication of demolis it is demolis it total. The demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolis it is demolis. The demolis it is demolis it is demolis it is demolis. The demolis it is demolished	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair had been been been been been been been bee	the criterion ousing (endeated with the criterion ousing (endeated with the criterion ousing (endeated with the criterion outside	ia noted above. explain below). d under the CEQA and if als filed? ority to Use Grant Funds"		
demolished units, cand include first right.  The AHD will replace.  (20)(E) We certify to the AHD project wind the AHD project at the	comparable in size, of equal or greath of return to displaced residents.  The the demolition of 14 units compressed the proposed AHD is consistent with the proposed AHD is consistent with the proposed all local, State, and Federal and all applicable time periods for final funding proposed that will trigger approved "by-right"?  Is Projest special NEPA and/or CEQA Special Special NEPA and/or CEQA Special Special NEPA and/or CEQA Special NEPA a	tter affordability and equal Explain below how this resising 38 bedrooms with 80 h State and Federal Fair Harring I Fair Housing requirement HRI Threshold expletion and approval or a filing appeals or lawsuits have NEPA requirements? Sect Categorically Exempt? All Circumstances or exempted to the state of the state	to or greater than the requirement is satisfied. It is comprising 164 It is during requirements in the during lease-up and satisfied. If applying adoption of all necessary ave lapsed within 30 days and provide estimate the HUD 7015.16 "Authors and clearance the HUD 7015.16" Authors and clearance the HUD 7015.16 "Authors and clearance the HUD 7015.16" Authors and clearance the HUD 7015.16 "Authors and clearance the HUD 7015.16" Authors and clearance the HUD 7015.16 "Authors and clearance the HUD 7015.16" Authors and clearance the HUD 7015.16 "Authors and clearance the HUD 7015.16" Authors and clearance the HUD 7015.16 "Authors and clearance the HUD 7015.16" Authors and clea	edrooms in a cluding dut operations.  For AHSC For an aration date mated/actuals.	ne demolis able, indica notal. The demolis it total. The demolis it total. The demolis it total it total. The demolis it total clears opplication of demolis it is demolis it total. The demolis it is demolis. The demolis it is demolis. The demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolis it is demolis it is demolis it is demolis. The demolis it is demolished it is demolis	hed affordable units ate "N/A" below.  AHD will meet all of matively further fair had been been been been been been been bee	the criterion ousing (endeated with the criterion ousing (endeated with the criterion ousing (endeated with the criterion outside	ia noted above. explain below). d under the CEQA and if als filed? ority to Use Grant Funds" ronmental clearances.	Yes	
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		!	Sunnyda	ale HC	)PE S	SF Bloc	k 3	A AHD and HRI	Overv	iew Pl	N 478	338		,		4/27/2	21
(12) Applicants mus	st demonstrate prior e											Project in scope and si	ze, whicl	n have be	en comple	ted by	/
` ,	the ten years preced	•	, ,	U					<u> </u>	<u> </u>		<u> </u>					
(12) Which applica	nt demonstrates the p	orior e	•														
- · · · <b>A</b> I			HRI	Past Pr	oject #	<b>#1</b>						HRI Past Proje	ct #2				
Project Name																	
Development Entity																	
Completion Date																	
Project Tenure																	
Number of units																	
Units per Acre																	
Commercial																	
(square feet)																	
Date ( December)																	
Brief Description (e.g. number of																	
units, population																	
served, etc.)																	
	Exp HRI1, Past Exp	•					_	two recently comple				•		Uploaded	to HCD?	N/A	<b>\</b>
												n in the state or federa	courts.				
` '	construction of the F							•				er uses according the	Cont. of	Consonus	tion's		
	and Monitoring Progr				gricuit	וומו טו טנוונ	ei w	orking lands, or riate	iai iesoui	ice iailus i	ioi otii	er uses according the	Jept. or	Conserva	1110115		
	cumentation the HRI	•			land c	designated	d as	agricultural land per	the FMM	P tool.							
	No Ag							ot within land design			ıl land ı	per FMMP tool.	1	Uploaded	to HCD?	N/A	1
If "No", demonstrate	e that the HRI Projec	t site	qualifies as	an Infil	l Site (	as defined	d in	Appendix A):									
	Ag Infill							site qualifies as an		`	•	,		Uploaded	to HCD?	N/A	١
` ', ` '											<u> </u>	ed by AHSC Program fu					
` ' ' '	•	•									_	residential units are e	•	•		roto	
	•	•							•	•		lability. The new afford ement is satisfied in the		•	•		
•	Project does not inv		•	_	_	•		` ' '		11011 11110	roquii	omone to oddonod in the	ropiace	miorit aric	raabio not	Jonng	
(20)(D) We certify t	he proposed AHD is	consis	stent with S	tate & I	Federa	ıl Fair Hou	ısing	g requirements includ	ling dutie	s to affirm	natively	/ further fair housing (e	xplain be	∍low).			
(20)(E) If approval I	ay a local public work	c don	artment or	other r	ocpon	cible local	200	nov is required for th	o Project	provido	dooum	ont bolow I cortify the	t the HP	Limprovo	monte are		
	pplicable local rules,				•		_	•	•	•	aocum	ent below. I certify tha	, the nk	Timprove	ments are		
		· · · · ·						•	<u> </u>		t with a	all applicable local rules	.			<b>DI</b> (0	
File Name HRI	Local Approvals					•		nd plans enforced or	•			• •		Uploaded	I to HCD?	N/A	١
							Art	ticle XXXIV Autho	rity								
Article XXXIV opini	on letters submitted t	o HC[	D must den	nonstrat	— te the ε	applicant h	nas d	considered both the i	egal requ	iirements (	of Artic	cle XXXIV and the Proj	ect's rele	evant fact	s (e.g., the	state	
•						•				,		sion that a project is ex	-			st be	
	•	•	-					•				e law. Prior to the exec			Standard		
								-				have been satisfied or		•	LL- LIOPO	\/	
	cle XXXIV Attorney					•	eme			•		have been considered		•	to HCD?	Yes	
•	ve sufficient Article ) doesn't have Article )		•				Y				-	authority. May be done sed a specific project r		•			
• •	re than 49% of the to		•	7111001	nay be	, iii iii ii ca	•	•			•	located sufficient Article					,
	cle XXXIV Authority			opy of c	docum	ent providi	ing A								to HCD?	Yes	3
								Tax Credits									
Select appropriate	entry for each item:																
Project Tax Credit			Federal Y	es		Propos	sed e	equity investor contri	bution (\$)	\$29,528	3,119	Anticipated tax credi	factor	\$0.9000	App rate	4.00°	%
	·		State N			Propos	sed e	equity investor contri	bution (\$)	\$0		Anticipated tax credi	factor	\$0.0000	App rate	0.00	%
Timeframe for appl	ying for 4%Tax Credi	its	Proposed	I month	April			Proposed year	2022								
If also adv			One dit Deser														
	awarded, date of the Credit Reservation					ac alroady	rocc	l eived a tax credit res	onvotion	upload de	ocumoi	ntation		Unloaded	I to HCD?	N/A	
					•							e priority order of payme		<u> </u>			res
		eemer	nt comply w	vith HC	D's Mul	Itifamily H	ousi	ng Program Regulat	ons §730	)8. includii	na the	priority order of payme	nts from				res Yes
Are there any cost		011101	If there is c	ommer	cial spa	ace not eli	aible	e to be funded by AF	SC. is co	st allocati	on bas	sed on total developme	nt		o, on		00
agreements?	5.1a.i.ig	No			Jiai ope	200 Hot On,	9.5.	3 to 20 tanada 2, 7	00, 10 00	or anocan	on bac	cos	t? Yes		hat?		
What covenants or	regulatory agreemen	nts are	already or	ı title?	1	None											
What covenants or	regulatory agreemer	nts are	anticipate	d?	(	City of Sar	n Fra	ancisco, TCAC, CDL	AC, HCD	, FHLB Af	ffordab	le Housing Program					
								Milestones									
	or anticipated comple	tion d	ate for the	followin	g perfo	ormance n	niles	tones for each appli	cable Cap	oital Proje	ct. If a	milestone is not applic	able to	a Capital	Project, ple	ease	
enter "N/A"			<del></del>			<del></del>											
	•		•		-	•	•					re previously been met le items below. If not a	•			-	
Project, please indi	•	t com	pieteu, piea	ise prov	nue a p	projected	COIII	pletion date (MM/ f f	) IOI eaci	i oi trie ap	рысар	ne items below. If flot a	oplicable	; to the sp	еспіс Сар	ııaı	

Sunnydale HOPE SF Block 3A AHD and HRI Overview PIN 47838		4/27/21
Capital Project Milestone Schedule	AHD Date	HRI Date
Executed binding agreement between the Sponsor and developer of the proposed Affordable Housing Development detailing the terms and conditions of the Project.	3/3/17	N/A
Site Control of Affordable Housing Development site(s) by proposed housing developer.	3/3/17	N/A
Completion of all necessary environmental clearances, including those required under CEQA and NEPA.	11/17/16	N/A
Obtaining all necessary and discretionary public land use approvals.	11/17/16	N/A
Obtaining all enforceable funding commitments for at least the first phase of the Housing Development supported by the infrastructure Project.	6/8/21	N/A
Obtaining all enforceable funding commitments for all construction period financing.	6/8/21	N/A
Obtaining enforceable commitments for all construction/permanent financing described in the Sources and Uses including substantially final construction and permanent loan documents, and Tax Credit syndication documents for remaining phases of Project.	N/A	N/A
Submission of Final Construction Drawings and Specifications to the appropriate local building department or permitting authority.	6/30/22	N/A
Commencement of construction.	10/31/22	N/A
Construction complete and the filing of the Notice of Completion.	8/31/24	N/A
Program funds fully disbursed.	12/31/24	N/A
Have all milestone dates been entered above?	Yes	N/A

			Sunn	vdale H	OPE SF Blo	ck 3A AHD	Units and I	Maximum AL	ID-HRI Fund	s PIN 479	338			Δ/	/27/21													
			Odili	iyaaic i	IOI E OI BIO	OK JA AIID		Init Mix	ID-TIIKIT UIIG	13 1 114 474	<del>,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,</del>				27/21													
(A)	(B)		(C)	(D)	(E)	(F)	(G)	(H)	(1)	(J)	(K)	(L)	(M)	(N)	(0)	San Francisco				Subsidy Progr	am Nama	Project Ba		1				
# of			% of Area	Total	Total Rental	Total Homeowner	Total Unrestricted	Total Restricted	Total Affordable		O Manager	Support. Housing	AHSC Assisted	Veterans		Monthly 2021	Unrestricted		Utility Allowanc	Monthly Rent Subsidy	Subsidy	Monthly Rent	Subsidy		Square	Other HCD Funding	Other Funding	 
Bdrms 0	Unit Typ		edian Income 60%	Units 4	Units 4	(HO) Units	Units 0	Units 4	Rental Units	Units 0	Units	Units	Units 3	Units	Units	Rent \$1,918	Monthly Rent	Rent \$1,826	e \$73	Amount	Units	Amount	Units	Baths	Feet	Source	Units	3
1	Rental		60%	8	8		0	8	8	0			7			\$2,055		\$1,957	\$102									3.
2	Rental		60%	7	7		0	7	7	0			6			\$2,467		\$2,348	\$131	<b>.</b>								3-
2	Rental Rental		50% 50%	11 14	11		0	11	11	0			3 5			\$1,713 \$2,056		\$1,282 \$1,442	\$102 \$131	\$1,520 \$1,997	11 14							3.
3	Rental		50%	12	12		0	12	12	0			4			\$2,375		\$1,602	\$161	\$2,893	12							3.
4	Rental	I	50%	6	6		0	6	6	0			3			\$2,650		\$1,730	\$203	\$3,066	6							3-
1	Rental		30%	5	5		0	5	5	0			4			\$1,027		\$979	\$102	\$1,823	5							3-
3	Rental Rental		30% 30%	7	3		0	3	3	0			6			\$1,233 \$1,425		\$1,174 \$1,357	\$131 \$161	\$2,265 \$3,138	7							3
4	Rental		30%	2	2		0	2	2	0			1			\$1,590		\$1,514	\$203	\$3,282	2							3-
3	Rental	I	none	1	1		1	0	0	0	1					\$0												3-
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File Name	e: Utilit	ity Allov	wance Loc	al housino	g authority docu	ment showing	current utility	allowance chart	, with relevant	components	circled.		Uploaded	to HCD3	Vac	\$1.730.1	84 Annual No	at Restrict	ed Rent									
	nt funding (						Units (subsidy	stacking) is pro	ohibited. "HCD	funding sour	es" shall m		grant fun	ds awarde	ed for													
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AMI Level  60-80% 55% 50% 45% 40% 35% 30% 25%	e Housing nent, Joe Sicted units icted uni	of deve Multifa Serna, S © \$35 unding A G for 9% (C) D Bedroo O O O	lopment cos mily Housing Junior Farmy  ,000 PU =    Mounts. Clie   Commounts	\$35,00 \$35,00 \$35,00 Ck here for S?  175  198  221  245  268  292  316  339	shall not includ /eterans Housin using Grant, SE    00	e funds specific ng and Homeles 2 Farmworker  Maxetricted units @  Maxeunding limits - (G)  (G)  Units  1,400,000  0  2,441,549  0  0  0	Units (subsident cally designated as Prevention of Housing, and aximum HRI \$50,000 PU cimum AHD (beginning on Unrestricted (H) 2 Be 175,000 203,233 231,467 259,700 287,789 316,022 344,256 372,489	r stacking) is project for capitalize No Place Like Housing for a Grant Amount \$3,950,000 Funding Amount \$3,950,000 Funding Amount \$166) Funding Amount \$166) Funding Amount \$166 Funding	hibited. "HCD d operating or of Home, Affordal Healthy Californ HRI Requestration (K)  The HRI Request	funding source perating subble Housing Shia.  ested: \$175,000 (L) 3 Bedroom U  o 0 0 0 12 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	o  AH  (M)  nits  0  2,883,036  0  0  0	Max AHD D Funds R (N)  175,000 211,300 247,744 284,044 320,344 356,788 393,088 429,532	Funding equested (O) Bedroom  O O O O O O O O O O	\$10,850 \$10,850 \$10,850 (P) Tunits	ed for ns:	\$1,356,6	660 Annual N	et <b>Propos</b> e	ed Rent									
AMI Level  60-80% 55% 50% 45% 40% 35% 30%	e Housing nent, Joe Sicted units  C AHD Fut applying  (B)  175,000 197,039 218,934 240,830 262,725 284,764 306,659	of deve Multifa Serna, J Serna, J Serna, J Serna, J Serna, J Serna, J O O O O O O	lopment cos mily Housing Junior Farmy  ,000 PU =    Mounts. Clie   Commounts	\$35,00 \$35,00 \$35,00 Ck here for S?  175  198  221  245  268  292  316  339	shall not includ /eterans Housin using Grant, SE  00 79 res  or 2020 AHSC from No  E) (F)  1 Bedroom  the particle of the part	e funds specific ng and Homeles 2 Farmworker  Maxetricted units @  Maxeunding limits - (G)  (G)  Units  1,400,000  0  2,441,549  0  0  0	Units (subsiderally designated as Prevention of Housing, and aximum HR) (\$50,000 PU) (imum AHD) (beginning on Unrestricted (H) 2 Be 175,000 203,233 231,467 259,700 287,789 316,022 344,256 372,489 400,578	r stacking) is project for capitalize No Place Like Housing for a Grant Amount \$3,950,000 Funding Amount \$3,950,000 Funding Amount \$166) Funding Amount \$166) Funding Amount \$166 Funding	hibited. "HCD d operating or of Home, Affordal Healthy Californ HRI Requestration (K)    HRI Requestration   HRI Requestration	funding source perating subble Housing Shia.  Sted: \$175,000 (L) 3 Bedroom U  To pay stricted to a s	o  AH  (M)  nits  0  2,883,036  0  0  0	Max AHD  Max AHD  D Funds R  (N)  175,000  211,300  247,744  284,044  320,344  356,788  393,088	Funding equested (O) Bedroom  O O O O O O O O O O O O O O O O O O	\$10,850 \$10,850 \$10,850 (P) Tunits	ed for ns:	\$1,356,6	660 Annual N	et <b>Propos</b> e	ed Rent									
AMI Level  60-80% 55% 50% 45% 40% 35% 30% 25% 20%	e Housing nent, Joe Sicted units icted units (B) 0 175,000 197,039 218,934 240,830 262,725 284,764 306,659 328,554 350,450	of deve Multifa Serna, J Serna, J Serna, J Serna, J Serna, J Serna, J O O O O O O O O O	lopment cos mily Housing Junior Farmy  ,000 PU =    Mounts. Clie   Commounts	\$35,00 \$35,00 \$35,00 Ck here for S?  175  198  221  245  268  292  316  339  362  386	shall not includ /eterans Housin using Grant, SE  00 79 res  or 2020 AHSC from No  E) (F)  1 Bedroom  the particle of the part	e funds specific ng and Homeles 2 Farmworker  Maxetricted units @  Maxeunding limits - (G)  (G)  Units  1,400,000  0  2,441,549  0  0  0	Units (subsident cally designated as Prevention of Housing, and aximum HR \$50,000 PU \$\frac{\text{imum AHD}}{\text{beginning on Unrestricte}}\$  175,000 203,233 231,467 259,700 287,789 316,022 344,256 372,489 400,578 428,811 2 Bdrm		hibited. "HCD d operating or of Home, Affordal Healthy Californ the HRI Requestion of Home and Healthy Californ the HRI Requestion of HRI	funding source perating substituting ships of the Housing Ships of the H	o AH (M) nits  0 2,883,036 0 0 1,111,848 0 0	Max AHD D Funds R (N) 175,000 211,300 247,744 284,044 320,344 356,788 393,088 429,532 465,832	Funding equested (O) Bedroom  O O O O O O O O O O O O O O O O O O	\$10,850 \$10,850 \$10,850 (P) Tunits	ed for ns:	\$1,356,6	660 Annual N	et <b>Propos</b> e	ed Rent									
Supportive Developm  1 unrestri  Max AHSe  Is Project (A)  AMI Level  60-80% 55% 50% 45% 40% 35% 30% 25% 20% 15%	E Housing nent, Joe Sicted units icted uni	of deve Multifa Serna, J Serna, J Serna, J Serna, J Serna, J Serna, J O O O O O O O O O	lopment cos mily Housing Junior Farmy  ,000 PU =    Mounts. Clie   Commounts	\$35,00 \$35,00 \$35,00 Ck here for S?  175  198  221  245  268  292  316  339  362  386	shall not includ /eterans Housin using Grant, SE    00	e funds specific ng and Homeles 2 Farmworker  Mastricted units @  Maxunding limits - (G)  Units  1,400,000  0  2,441,549  0  0  1,580,110  0  0  0	Units (subsident cally designated as Prevention of Housing, and aximum HR \$50,000 PU \$\frac{\text{imum AHD}}{\text{beginning on Unrestricte}}\$  175,000 203,233 231,467 259,700 287,789 316,022 344,256 372,489 400,578 428,811 2 Bdrm	red for capitalize No Place Like Housing for a  Grant Amount  \$3,950,000  Funding Amount    \$3,950,000  Funding Amount   \$3,950,000	Company   Comp	funding source perating subble Housing Shia.  ested: \$175,000 (L) 3 Bedroom U  to be stricted: \$  0 0 0 12 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	o  AH  (M)  nits  0  2,883,036  0  0  1,111,848  0  0  3,994,884	Max H  Max AHD  D Funds R  (N)  175,000 211,300 247,744 284,044 320,344 356,788 393,088 429,532 465,832 502,131 4+ Bdrm	Funding equested (O) Bedroom  O O O O O O O O O O O O O O O O O O	\$10,850 \$10,850 \$10,850 (P) 1,486,46 0 0 0 786,176 0 0 2,272,64	ed for ns:	\$1,356,6	660 Annual N	et <b>Propos</b> e	ed Rent									
Supportive Developm  1 unrestri  Max AHSels Project (A)  AMI Level  60-80% 55% 50% 45% 40% 35% 30% 25% 20% 15% Totals	e Housing nent, Joe Sicted units icted uni	of deve Multifa Serna, S © \$35 Unding A g for 9% (C) D Bedroo O O O O O O O	lopment cos mily Housing Junior Farmy  ,000 PU =  Amounts. Clie 6 Tax Credit	\$35,00 \$3	shall not includ /eterans Housin using Grant, SE  00 79 res  00 8  00 8  00 8  00 8  00 8  00 919	e funds specific ng and Homeles 3 2 Farmworker  Maximoding limits - (G)  (G)  Units  1,400,000  0  2,441,549  0  0  1,580,110  0  0  5,421,659	Units (subsiderally designated as Prevention of Housing, and aximum HR) \$50,000 PU (imum AHD) (beginning on Unrestricted (H) 2 Be	red for capitalize No Place Like Housing for a Grant Amount \$3,950,000 Funding Amount \$3,950,000 Funding Amount \$1,000 Funding Amoun	Carage ar Parking Sparkers   Carage ar Parking Sparkers   Carage ar Revenue   Californ   Carage ar Revenue   Carage ar Reven	funding source perating subble Housing Shia.  sted: \$175,000 (L) 3 Bedroom U  to be stricted stricted stricted subble Housing Shia.  12 0 0 0 12 0 0 0 0 0 0 0 0 0 0 0 0 0 0	o AH  (M)  nits  0  2,883,036  0  0  1,111,848  0  0  3,994,884  ellaneous  Rent evenue	Max AHD  Max AHD  D Funds R  (N)  175,000 211,300 247,744 284,044 320,344 356,788 393,088 429,532 465,832 502,131	Funding equested (O) Bedroom  O O O O O O O O O O O O O O O O O O	\$10,850 \$10,850 \$10,850 (P) 1 Units 0 0 1,486,46 0 0 0 786,176 0 0 2,272,64	0,000 0,000 0,000 0,000 er nue unt)	\$1,356,6	660 Annual N	et <b>Propos</b> e	ed Rent									
Supportive Developm  1 unrestri  Max AHSe Is Project (A)  AMI Level  60-80% 55% 50% 45% 40% 35% 30% 25% 20% 15% Totals	e Housing nent, Joe Sicted units icted uni	of deve Multifa Serna, S © \$35 Unding A g for 9% (C) D Bedroo O O O O O O O	lopment cos mily Housing Junior Farmy  ,000 PU =  Amounts. Clie 6 Tax Credit	\$35,00 \$3	shall not includ /eterans Housing using Grant, SE  79 res  79 res  79 res  70 2020 AHSC from No  E) (F)  1 Bedroom  1 Bedroom  1 Bedroom  2 Stricted No  3,000 8  480 0  9,959 11  439 0  9,959 11  439 0  9,959 0  9,543 0  9,919 0  9,543 0  9,919 0  9,543 0  9,982 0  9,982 0  9,461 0  9 Bdrm 24	e funds specific ng and Homeles 3 2 Farmworker  Maximoding limits - (G)  (G)  Units  1,400,000  0  2,441,549  0  0  1,580,110  0  0  5,421,659	Units (subsiderally designated as Prevention of Housing, and aximum HR) (solution AHD) (beginning on Unrestricted (H) 2 Be 175,000 203,233 231,467 259,700 287,789 316,022 344,256 372,489 400,578 428,811 2 Bdrm Commerced as Prevention of Housing, and aximum HR (solution AHD) (beginning on Unrestricted (H) 2 Beginning	red for capitalize No Place Like Housing for a  Grant Amount  \$3,950,000  Funding Amount  \$3,950,000  Funding Amount    \$3,950,000  Funding Amount   \$3,950,000	Carage ar Parking Sparking s	funding source perating subble Housing Shia.  sted: \$175,000 (L) 3 Bedroom U  to be stricted stricted stricted subble Housing Shia.  12 0 0 0 12 0 0 0 0 0 0 0 0 0 0 0 0 0 0	o AH  (M)  nits  0  2,883,036  0  0  1,111,848  0  0  3,994,884  ellaneous  Rent	Max AHD  Max AHD  D Funds R  (N)  175,000  211,300  247,744  284,044  320,344  356,788  393,088  429,532  465,832  502,131  4+ Bdrm  Oth Rever	Funding equested (O) Bedroom  O O O O O O O O O O O O O O O O O O	\$0 \$10,850 \$10,850 \$10,850 (P) 1 Units 0 0 0 1,486,46 0 0 0 786,170 0 0 2,272,64	0,000 0,000 0,000 0,000 er nue unt)	\$1,356,6	660 Annual N	et <b>Propos</b> e	ed Rent									

\$0.00 \$0.00 \$0.00 \$0.00

\$0.00

Describe the Proposed Commercial Use and Identify any Special Issues

The AHD will include approximately 18,472 square feet of ground floor space to be leased for a potential restaurant/grocer, café, Mercy offices, an early childhood education center, and wellness center.

\$0

\$0

\$0

\$0

\$0

19,017

19,017

Average:

Building Type
3-5 story mid-rise

3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise 3-5 story mid-rise

\$0

4/27/21

### **Construction Period Sources of Funds**

\* **Deferred Costs** are part of a threshold calculation-Overview worksheet §106(a)(7). You must identify all Deferred Costs in columns O and P. Deferred Costs are defined in Appendix A(p): "costs deferred at construction loan closing, including but not limited to: capitalized reserves, loan fees, syndication costs, legal, accounting, audit, consultant fees, and developer fees paid from operating cashflow."

	Committed by	AHD vs HRI	Source Name	0	Lien	<b>A</b>	Interest	Required	Loan Term	Residential	Commercial	*Deta	ils of Deferred Costs
	Application Due Date?	Source	(listed in order of lien priority)	Source Type	No.	Amount	Rate	Payment	(months)	Amount	Amount	Amount	Description
1		HRI	AHSC HRI Grant	State-HCD		\$0						\$49,207	Perm Closing - Title/Escrow
2	Yes	AHD	Tax Exempt Construction Loan	Private	1	\$40,406,589	3.40%	Interest Only	32	\$40,406,589		<b>Ф49,207</b>	
3	Yes	AHD	Taxable Construction Loan	Private	1	\$15,669,324	3.55%	Interest Only	32	\$9,087,127	\$6,582,197	\$40,000	Perm Closing - Legal
4	Yes	AHD	SF- MOHCD	Local	2	\$12,614,000	3.00%	Deferred	32	\$12,614,000		φ40,000	
5	Yes	AHD	SF-MOHCD (Accrued/Deferred Interest)	Local	2	\$333,137	3.00%	Deferred	32	\$333,137		\$2,500	Perm Conv Syndication
6	Yes	AHD	Deferred Developer Fee	Private		\$3,700,000				\$3,700,000		Ψ2,300	Consulting
7	Yes	AHD	GP Capital	Private		\$100				\$100		\$32,800	TCAC Monitoring Fees
8												ψ32,800	
9												\$659,482	Operative Reserve
10												ψ059,402	
11												\$979,359	Transition Reserve
12												ψ919,009	
13		AHD	*Deferred Costs (ent	er details at right)		\$2,710,394				\$2,710,394		\$947,046	Developer Fee
14	Yes	AHD	Equity Investor USBCDC			\$2,952,812				\$2,952,812		994 <i>1</i> ,040	
				TC	TALS	\$78,386,356				\$71,804,159	\$6,582,197	\$2,710,394	

							Pe	rmanent Sourc	ces of Funds	3						
# O	Committed by Application	AHD vs HRI	Source Name See cell comments for Deferred	Source Type	Lien	Amount	In	terest Rate	Amortization	Repayment Te	rms	Required Residential	Required Commercial	Residential	Commercial	Balloon?
EFC	Due Date?	Source	Dev. Fee; list in lien priority order	Source Type	No.	Amount	Rate	Туре	Period (yrs.)	Туре	Due in (yrs)	Debt Service	Debt Service	Amount	Amount	Balloon:
1		HRI	AHSC HRI Grant	State-HCD		\$0										
2		AHD	AHSC AHD Funding	State-HCD	2	\$10,850,000	3.00%	Fixed for Term	55	MHP-Partial Interest Only	55	\$45,570		\$10,850,000		
3			Tax-Exempt Bond Loan													
4	Yes	AHD	Taxable Bond Loan	Private	1	\$21,361,000	5.91%	Fixed for Term	30	Fully Amortized	17	\$1,522,039		\$21,361,000		Yes
5	Yes	AHD	SF- MOHCD	Local	2	\$12,614,000	3.00%	Fixed for Term	55	Residual Receipts	55			\$12,614,000		
6	Yes	AHD	SF-MOHCD (Accrued/Deferred Interest)	Private	2	\$333,137	3.00%		55	Residual Receipts	55			\$333,137		
7	Yes	AHD	Deferred Developer Fee	Private		\$3,700,000	0.00%							\$3,700,000		
8	Yes	AHD	GP Capital	Private		\$100								\$100		
9																
10																
11																
12																
13																
14																
15	Yes	AHD	Equity - USBCDC			\$6,582,197									\$6,582,197	
16	Yes	AHD	Equity Investor: USBCDC			\$22,945,922								\$22,945,922		
			Total Permanent Fเ	ınding Sources A	mount	\$78,386,356					TOTALS	\$1,567,609	\$0	\$71,804,159	\$6,582,197	
			Total Committed Non-A	AHSC AHD & HRI	Funds	\$67,536,356	########	<§107(f) Total Con	nmitted Non-AH	SC AHD & HRI Funds						

See Appendix A (u) - for an explanation of Enforceable Funding Commitments (EFC). (3) A land donation in fee for no other consideration that is supported by an appraisal or purchase/sale agreement ("Land Donation") or a local fee waiver resulting in quantifiable cost savings for the Project where those fees are not otherwise required by federal or state law ("Local Fee Waiver") may be considered a funding commitment. The value of the Land Donation will be the greater of either the original purchase price or the current appraised value as supported by an independent third party appraisal prepared by a MAI-qualified appraiser within one year of the application deadline. A funding commitment in the form of a Local Fee Waiver must be supported by written documentation from the local Public Agency.

File Name: EFC AHD HRI1; EFC AHD HRI2; EFC AHD HRI3; etc. Documentation for the 6 non-TCAC & non-AHSC AHD & HRI funding commitments. Uploaded to HCD? Yes

Applicant Comments: Include a description of unusual or extraordinary circumstances that have resulted in higher than expected Project costs and provide a justification as to why these costs are reasonable.

The AHD project is in the City of San Francisco, which is challenged by high construction cost. Further, 75% of the units are replacement public housing units for large households. The building includes a total of 164 bedrooms.

A	HD Develo	opment B	udget			4/27/21
DEVELOPMENT COST	Total Project Costs	Residential Costs	Commercial Costs	30% PVC for New Const/Rehab	30% PVC for Acquisition	Comments and explanation of basis changes
LAND COST/ACQUISITION						
Land Cost or Value	\$1	\$1	\$0			
Demolition	\$0					
Legal	\$20,000	\$18,625	\$1,375			
Land Lease Rent Prepayment	\$0					
Total Land Cost or Value	\$20,001	\$18,626	\$1,375			
Existing Improvements Cost or Value	\$0					
Off-Site Improvements	\$4,293,180	\$3,997,971	\$295,209			
Total Acquisition Cost	\$4,293,180	\$3,997,971	\$295,209		\$0	
Total Land Cost / Acquisition Cost	\$4,313,181	\$4,016,597	\$296,584			
Predevelopment Interest/Holding Cost	\$0					
Assumed, Accrued Interest on Existing Debt (Rehab/Acq)	\$0					
Excess Purchase Price Over Appraisal	\$0					
REHABILITATION						
Site Work	\$0					
Structures	\$0					
General Requirements	\$0					
Contractor Overhead	\$0					
Contractor Profit	\$0					
Prevailing Wages	\$0					
General Liability Insurance	\$0					
Urban Greening	\$0					
Other Rehabilitation: (Specify)	\$0					
Other Rehabilitation: (Specify)	\$0					
Other Rehabilitation: (Specify)	\$0					
Total Rehabilitation Costs	\$0	\$0	\$0	\$0	\$0	
Total Relocation Expenses	\$0					
NEW CONSTRUCTION						
Site Work	\$1,920,056	\$1,788,029	\$132,027	\$1,788,029		
Structures	\$43,632,940	\$40,624,207	\$3,008,733	\$40,624,207		
General Requirements	\$3,372,385	\$3,140,492	\$231,893	\$3,140,492		
Contractor Overhead	\$1,383,823	\$1,288,668	\$95,155	\$1,288,668		
Contractor Profit	\$0					
Prevailing Wages	\$0					
General Liability Insurance	\$953,729	\$888,148	\$65,581	\$888,148		
Urban Greening	\$200,000	\$194,680	\$5,320	\$194,680		
Commercial Core & Shell	\$1,407,500	\$0	\$1,407,500			
Other New Construction: (Specify)	\$0					
Other New Construction: (Specify)	\$0					
Total New Construction Costs	\$52,870,433	\$47,924,224	\$4,946,209	\$47,924,224	\$0	
ARCHITECTURAL FEES						
Design	\$1,030,550		\$70,863	\$959,687		
Supervision	\$240,950		\$16,568			
Total Architectural Costs	\$1,271,500	\$1,184,069	\$87,431	\$1,184,069		
Total Survey & Engineering	\$1,197,500	\$1,115,158	\$82,342	\$1,115,158		
CONSTRUCTION INTEREST & FEES						
Construction Loan Interest	\$3,131,068		\$282,442	\$1,638,572		
Origination Fee	\$420,569	· ·	\$11,196			
Credit Enhancement/Application Fee	\$53,800	\$52,368	\$1,432	\$4,823		
Bond Premium	\$0					
Cost of Issuance	\$445,283	\$445,283				
Title & Recording	\$100,000	\$93,124	\$6,876	\$93,124		
Taxes	\$0					
Insurance	\$547,600		\$37,654	\$509,946		
Employment Reporting	\$0					
Other Construction Int. & Fees: (Specify)	\$0					
Other Construction Int. & Fees: (Specify)	\$0					
Total Construction Interest & Fees	\$4,698,320	\$4,358,720	\$339,600	\$2,284,172	\$0	
PERMANENT FINANCING						

A	HD Develo	opment B	udget			4/27/21
DEVELOPMENT COST	Total Project Costs	Residential Costs	Commercial Costs	30% PVC for New Const/Rehab	30% PVC for Acquisition	Comments and explanation of basis changes
Loan Origination Fee	\$213,610	\$207,923	\$5,687			
Credit Enhancement/Application Fee	\$20,000	\$19,468	\$532			
Title & Recording	\$49,207	\$45,823	\$3,384			
Taxes	\$0	·	. ,			
Insurance	\$0					
Other Perm. Financing Costs: (Specify)	\$0					
	\$0					
Other Perm. Financing Costs: (Specify)			<b>#0.000</b>			
Total Permanent Financing Costs	\$282,817	\$273,214			•-	
Subtotals Forward	\$64,633,751	\$58,871,982	\$5,761,769	\$52,507,623	\$0	
LEGAL FEES						
Legal Paid by Applicant	\$90,000	\$87,604		\$5,828		
Other Attorney Costs: GP/Sponsor	\$100,000	\$93,124	\$6,876	\$55,874		
Other Attorney Costs: Syndication Costs	\$213,086	\$213,086				
Other Attorney Costs: (Specify)	\$0					
Total Attorney Costs	\$403,086	\$393,814	\$9,272	\$61,702	\$0	
RESERVES						
Operating Reserve	\$659,482	\$614,135	\$45,347			
Replacement Reserve	\$0		¥ .5,5 17			
Transition Reserve	\$979,359	\$979,359				
Rent Reserve	\$979,339					
Other Reserve Costs: (Specify)	\$0					
Other Reserve Costs: (Specify)	\$0					
Other Reserve Costs: (Specify)	\$0					
Total Reserve Costs	\$1,638,841	\$1,593,494	\$45,347			
CONTINGENCY COSTS						
Construction Hard Cost Contingency	\$2,858,181	\$2,661,646	\$196,535	\$2,661,646		
Soft Cost Contingency	\$578,885	\$539,080	\$39,805	\$539,080		
Total Contingency Costs	\$3,437,066	\$3,200,726	\$236,340	\$3,200,726	\$0	
OTHER PROJECT COSTS						
TCAC App/Allocation/Monitoring Fees	\$66,612	\$66,612	\$0			
Environmental Audit	\$50,000	\$46,562	\$3,438	\$46,562		
Local Development Impact Fees	\$0	·	+ - ,	+ -,		
Permit Processing Fees	\$1,500,000	\$1,396,857	\$103,143	\$1,396,857		
Capital Fees	\$1,500,000		ψ105,145	ψ1,590,057		
· · · · · · · · · · · · · · · · · · ·			<b>C</b> O			
Marketing	\$300,000		\$0			
Furnishings	\$160,000		\$0	\$160,000		
Market Study	\$15,000		\$0			
Accounting/Reimbursable	\$32,000					
Appraisal Costs	\$10,000	\$9,312	\$688	\$9,312		
Broadband Readiness	\$0					
Other Costs: Security during Construction	\$240,000	\$223,497	\$16,503	\$223,497		
Other Costs: (Specify)	\$0					
Other Costs: (Specify)	\$0					
Other Costs: (Specify)	\$0					
Other Costs: (Specify)	\$0					
Total Other Costs	\$2,373,612	\$2,249,840	\$123,772	\$1,836,228	\$0	
SUBTOTAL PROJECT COST	\$72,486,356		\$6,176,500	\$57,606,279	\$ <b>0</b>	
DEVELOPER COSTS	ψ1 <u>2</u> , <del>1</del> 00,000	<b>430,000,000</b>	ψ0,170,000	Ψ01,000,213	40	
Developer Overhead/Profit	\$5,900,000	\$5,494,303	\$405,697	\$5,494,303		
·			φ405,697	φυ,484,303		
Consultant/Processing Agent	\$0					
Project Administration	\$0					
Broker Fees Paid to a Related Party	\$0					
Construction Oversight by Developer	\$0					
Other Developer Costs: (Specify)	\$0					
	\$0 <b>\$5,900,000</b>		\$405,697	\$5,494,303	\$0	
Other Developer Costs: (Specify)		\$5,494,303		\$5,494,303 \$63,100,582	\$0 \$0	
Other Developer Costs: (Specify)  Total Developer Costs	\$5,900,000	\$5,494,303				
Other Developer Costs: (Specify)  Total Developer Costs	\$5,900,000	\$5,494,303	\$6,582,197 Eligible Basis:	\$63,100,582	\$0	

A	HD Devel	opment E	Budget			4/27/21
DEVELOPMENT COST	Total Project Costs	Residential Costs	Commercial Costs	30% PVC for New Const/Rehab	30% PVC for Acquisition	Comments and explanation of basis changes
Total Developer Fo	ee <i>(equals To</i>	tal Developer	Costs above):	\$5,900,000		
Total Developer Fe	e paid from de	velopment fu	nding sources:	\$2,200,000		
Deferred Developer Fee payable on	a priority basi	s from availal	ole Cash Flow:	\$1,300,000		
Deferred Developer Fee	payable from	allowable 50	% Distribution:	\$2,400,000		
	Developer	Fee Contribu	ted as Capital:	\$0		

						Sunnydale				Permanent		nd Uses	PIN 47838								4/27/21
AFFORDABLE HOUSING DEVELPMEN	IT (AHD)						AHD Res	idential and	HRI Permar	ent Sources	of Funds									Commercial Sou	ırces
USES OF FUNDS Soft cost in red (total AHSC AHD below)	Total Cost from AHD Dev Budget AHSC HRI Grant	AHSC AHD Funding	Tax-Exempt Bond Loan	Taxable Bond Loan	SF- MOHCD	SF-MOHCD (Accrued/Deferr ed Interest)	Deferred Developer Fee	GP Capital	0	0	0	0	0	0	Equity - USBCDC	Equity Investor:	Total Residential Sources	Residential Costs	Commercial Costs	Source Name: Source USBCDC Equity	Residential Cost Difference Dev Budget vs. Sources
\$0  LAND COST/ACQUISITION																		Total	Total		
Land Cost or Value	\$1															\$1	\$1	\$1	\$0		9
Demolition	\$0																\$0	\$0	\$0		9
Legal	\$20,000															\$18,625	\$18,625	\$18,625	\$1,375	\$1,375	9
Land Lease Rent Prepayment  Total Land Cost or Value	\$0 <b>\$20,001</b>	\$0	\$0	\$0	\$0	\$n	\$0	\$0	\$0	90	\$0	\$0	\$0	\$0	¢ı	\$18,626	\$0 \$18,626	\$0 <b>\$18,626</b>	\$0 \$1,375	\$1,375	\$0
Existing Improvements Cost or Value	\$0	ΨΟ	5	, <del>40</del>	40	φυ	Ψ0	, 40	φυ	φ0	φυ	φυ	, 40	40	φι	\$10,020	\$10,020	\$10,020	\$1,373	φ1,373	40
Off-Site Improvements	\$4,293,180				\$3,997,971												\$3,997,971	\$3,997,971	\$295,209	\$295,209	9
Total Acquisition Cost	\$4,293,180	\$0	\$0	\$0	\$3,997,971	\$0	\$0	T-	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,997,971	\$3,997,971	\$295,209	\$295,209	\$0 9
Total Land Cost / Acquisition Cost  Predevelopment Interest/Holding Cost	\$4,313,181 \$0	\$0	\$0	\$0	\$3,997,971	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$18,626	\$4,016,597 \$0	\$4,016,597	<b>\$296,584</b>	\$296,584	\$0
Assumed, Accrued Interest on Existing Debt	\$0 \$0																φο	φ0	Φ0		4
(Rehab/Acq)  Excess Purchase Price Over Appraisal	\$0																\$0	\$0	Φ0		1
REHABILITATION	ΨΟ																ΨΟ	ΨΟ	ΨΟ		,
Site Work	\$0																\$0	\$0	\$0		
Structures	\$0																\$0	\$0	\$0		9
General Requirements  Contractor Overhead	\$0 \$0																\$0 \$0	\$0 \$0	* -		9
Contractor Overnead  Contractor Profit	\$0																\$0 \$0	\$0 \$0			3
Prevailing Wages	\$0																\$0	\$0	·		9
General Liability Insurance	\$0																\$0	\$0			9
Urban Greening	\$0																\$0	\$0	***		9
Other Rehabilitation: (Specify) Other Rehabilitation: (Specify)	\$0 \$0																\$0 \$0	\$0 \$0			9
Other Rehabilitation: (Specify)	\$0																\$0	\$0	\$0		9
Total Rehabilitation Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	\$0	\$0	\$0		\$0	\$0
Total Relocation Expenses NEW CONSTRUCTION	\$0																\$0	\$0	\$0		4
Site Work	\$1,920,056				\$1,788,029												\$1,788,029	\$1,788,029	\$132,027	\$132,027	9
Structures	\$43,632,940	\$10,850,000		\$21,361,000	\$6,828,000											\$1,585,207	\$40,624,207	\$40,624,207	\$3,008,733	\$3,008,733	9
General Requirements	\$3,372,385															\$3,140,492	\$3,140,492	\$3,140,492		\$231,893	9
Contractor Overhead	\$1,383,823															\$1,288,668	\$1,288,668	\$1,288,668	\$95,155	\$95,155	9
Contractor Profit Prevailing Wages	\$0 \$0																\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	3
General Liability Insurance	\$953,729															\$888,148	\$888,148	\$888,148	\$65,581	\$65,581	9
Urban Greening	\$200,000															\$194,680	\$194,680	\$194,680	\$5,320	\$5,320	9
Commercial Core & Shell	\$1,407,500																\$0	\$0	\$1,407,500	\$1,407,500	9
Other New Construction: (Specify) Other New Construction: (Specify)	\$0 \$0							-									\$0 \$0	\$0 \$0	\$0 \$0		3
Total New Construction Costs	\$52,870,433	\$10,850,000	\$0	\$21,361,000	\$8,616,029	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	\$7,097,195	\$47,924,224	\$47,924,224	\$4,946,209	\$4,946,209	\$0 \$
ARCHITECTURAL FEES																					
Design	\$1,030,550															\$959,687	\$959,687	\$959,687	\$70,863	\$70,863	9
Supervision  Total Architectural Costs	\$240,950 <b>\$1,271,500</b>	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	\$224,382 0 \$1,184,069	\$224,382 <b>\$1,184,069</b>	\$224,382 <b>\$1,184,069</b>	\$16,568 <b>\$87,431</b>	\$16,568 \$87,431	\$0
Total Survey & Engineering	\$1,197,500	Ψ	,	40	40	Ψ	Ψ	40	<del>+</del>	<b>4</b> 0	Ψ0	<b>40</b>		40	Ψ.	\$1,115,158	\$1,115,158	\$1,115,158	·	\$82,342	4
CONSTRUCTION INTEREST & FEES																					
Construction Loan Interest	\$3,131,068					\$333,137										\$2,515,489	\$2,848,626	\$2,848,626	\$282,442	\$282,442	9
Origination Fee Credit Enhancement/Application Fee	\$420,569 \$53,800															\$409,373 \$52,368	\$409,373 \$52,368	\$409,373 \$52,368	\$11,196 \$1,432	\$11,196 \$1,432	3
Bond Premium	\$0															Ψ02,000	\$0	\$0	\$0	\$0	9
Cost of Issuance	\$445,283															\$445,283	\$445,283	\$445,283	·	\$0	9
Title & Recording	\$100,000							\$100								\$93,024	\$93,124	\$93,124	\$6,876	\$6,876	9
Taxes Insurance	\$0 \$547,600															\$509,946	\$0 \$509,946	\$0 \$509,946	\$0 \$37,654	\$0 \$37,654	3
Employment Reporting	\$0															ψυυσ,940	\$0	φυυσ, <del>υ4</del> 6 \$0	φ37,034 \$0	ψυ1,004	3
Other Construction Int. & Fees: (Specify)	\$0																\$0	\$0	\$0		9
Other Construction Int. & Fees: (Specify)	\$0																\$0	\$0	\$0		
Total Construction Interest & Fees PERMANENT FINANCING	\$4,698,320	\$0	50	\$0	\$0	\$333,137	\$0	\$100	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,025,483	\$4,358,720	\$4,358,720	\$339,600	\$339,600	\$0  \$
																\$207,923	\$207,923	\$207,923	\$5,687	\$5,687	9
	\$213,610 <b>l</b>															WZ (71, 77	WZU1.37.31	UZU1.37.1	ao.co/	## ## ## ## ## ## ## ## ## ## ## ## ##	4
Loan Origination Fee	\$213,610 \$20,000															\$19,468	\$19,468	\$19,468		\$532	9
Loan Origination Fee Credit Enhancement/Application Fee Title & Recording																	\$19,468 \$45,823		\$532	· · · · · · · · · · · · · · · · · · ·	9
Loan Origination Fee Credit Enhancement/Application Fee	\$20,000															\$19,468	\$19,468	\$19,468	\$532 \$3,384 \$0	\$532	9

Soft cost in red (total AHSC AHD below)	Total	AUGO UDI O				Τ		AHD Resid	dential and	HRI Perman	ent Sources	of Funds									Commercia	al Sources
Soft cost in red (total AHSC AHD below)  \$0	ost from	ALICO LIBI O																				
* *	Budget	AHSC HRI Grant	AHSC AHD Funding	Tax-Exempt Bond Loan	Taxable Bond Loan	SF- MOHCD	SF-MOHCD (Accrued/Deferr ed Interest)	Deferred Developer Fee	GP Capital	0	0	0	0	0	0	Equity - USBCDC	Equity Investor:	Total Residential Sources	Residential Costs	Commercial Costs	Source Name: USBCDC Equity	Source Name:
Other Perm. Financing Costs: (Specify)	Φ0																	Φ0	Total	Total		
Total Permanent Financing Costs	\$0 \$282,817		\$0	0.2	\$0	\$0	\$0	\$0	\$0	0.2	\$0	\$0	\$0	\$0	\$0	\$0	\$273,214	\$0 <b>\$273,214</b>	\$0 \$273,214	\$0 <b>\$9,603</b>		\$(
	664,633,751		\$10,850,000	\$0	\$21,361,000	\$12,614,000	\$333,137	\$0	\$100	· ·	\$0	\$0	\$0 \$0	\$0	\$0 \$0	\$0	\$13,713,745	\$58,871,982	\$58,871,982	\$5,761,769		\$0
LEGAL FEES			. , ,				. ,											. , ,	. , ,	. , ,		·
Legal Paid by Applicant	\$90,000																\$87,604	\$87,604	\$87,604	\$2,396		
·	\$100,000																\$93,124	\$93,124	\$93,124	\$6,876		
	\$213,086																\$213,086	\$213,086 \$0	\$213,086	\$0 \$0		
Other Attorney Costs: (Specify)  Total Attorney Costs	\$403,086		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$393,814	\$393,814	\$393,814	\$9,272		\$0
RESERVES	***************************************		**	Ţ		7.	, ,	7.0		7.	,,	17	**	, ,	•	,	7000,011	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	**,	<b>40,</b>	**
Operating Reserve	\$659,482																\$614,135	\$614,135	\$614,135	\$45,347	\$45,347	
Replacement Reserve	\$0																	\$0	\$0	\$0		
	\$979,359																\$979,359	\$979,359	\$979,359	\$0 \$0		
Rent Reserve Other Reserve Costs: (Specify)	\$0 \$0																	\$0 \$0	\$0	\$0 \$0		
Other Reserve Costs: (Specify)  Other Reserve Costs: (Specify)	\$0																	\$0 \$0	\$0 \$0	\$0		
Other Reserve Costs: (Specify)	\$0																	\$0	\$0	\$0		
	\$1,638,841		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,593,494	\$1,593,494	\$1,593,494	\$45,347	\$45,347	\$0
CONTINGENCY COSTS																						
ų ·	\$2,858,181																\$2,661,646	\$2,661,646	\$2,661,646	\$196,535	\$196,535	
Ţ i	\$578,885 <b>\$3,437,066</b>		0.2	0.2	\$0	\$0	\$0	\$0	\$0	0.2	\$0	¢n	\$0	\$0	\$0	¢o	\$539,080 \$3,200,726	\$539,080 <b>\$3,200,726</b>	\$539,080 <b>\$3,200,726</b>	\$39,805 <b>\$236.340</b>	\$39,805 \$236,340	0.2
OTHER PROJECT COSTS	\$3,437,000		φu	\$0	Φ0	\$0	φυ	\$0	<b>\$</b> 0	\$0	\$0	20	φυ	\$0	φυ	φυ	\$3,200,720	\$3,200,726	\$3,200,720	<b>\$230,340</b>	\$230,340	<b>\$</b> 0
TCAC App/Allocation/Monitoring Fees	\$66,612																\$66,612	\$66,612	\$66,612	\$0		
Environmental Audit	\$50,000																\$46,562	\$46,562	\$46,562	\$3,438	\$3,438	
Local Development Impact Fees	\$0																\$0	\$0	\$0	\$0		
*	\$1,500,000																\$1,396,857	\$1,396,857	\$1,396,857	\$103,143		
Capital Fees  Marketing	\$300,000																\$300,000	\$300,000	\$300,000	\$0 \$0		
-	\$160,000																\$160,000	\$160,000	\$160,000	\$0 \$0		
Market Study	\$15,000																\$15,000	\$15,000	\$15,000	\$0		
Accounting/Reimbursable	\$32,000																\$32,000	\$32,000	\$32,000	\$0		
Appraisal Costs	\$10,000																\$9,312	\$9,312	\$9,312	\$688		
Broadband Readiness	\$0																\$0	\$0	\$0	\$0		
Other Costs: Security during Construction Other Costs: (Specify)	\$240,000																\$223,497	\$223,497 \$0	\$223,497 \$0	\$16,503 \$0		
Other Costs: (Specify)	\$0																	\$0	\$0	φ0 \$0		
Other Costs: (Specify)	\$0																	\$0	\$0	\$0		
Other Costs: (Specify)	\$0																	\$0	\$0	\$0		
	\$2,373,612		\$0	\$0	\$0	\$0	\$0	\$0	\$0		\$0	\$0	\$0	\$0	\$0	\$0	\$2,249,840	\$2,249,840	\$2,249,840	\$123,772		\$0
SUBTOTAL PROJECT COST \$7 DEVELOPER COSTS	572,486,356		\$10,850,000	\$0	\$21,361,000	\$12,614,000	\$333,137	\$0	\$100	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$21,151,619	\$66,309,856	\$66,309,856	\$6,176,500	\$6,176,500	\$0
	\$5,900,000							\$3,700,000									\$1,794,303	\$5,494,303	\$5,494,303	\$405,697	\$405,697	
Consultant/Processing Agent	\$0							<b>4</b> 0,100,000									<b>*</b> 1,101,000	\$0	\$0	\$0		
Project Administration	\$0																	\$0	\$0	\$0		
Broker Fees Paid to a Related Party	\$0																	\$0	\$0	\$0		
Construction Oversight by Developer	\$0																	\$0	\$0	\$0 \$0		
Other Developer Costs: (Specify)  Total Developer Costs	\$5,900,000	\$0	\$0	\$0	\$0	\$0	\$0	\$3,700,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,794,303	\$5,494,303	\$5,494,303	\$405,697		\$0
-	78,386,356	\$0	\$10,850,000	\$0	\$21,361,000	+	\$333,137	<b></b>	\$100		\$0	\$0	\$0	\$0	\$0	***	<del>                                     </del>	\$71,804,159	\$71,804,159	\$6,582,197		\$0 \$0
HOUSING RELATED-INFRASTRUCTURE (HRI)		<u>'</u>		•		•					•			<u> </u>		L						
Site acquisition of HRI including easements and right of ways																		\$0				
Other Site Acquisition (Specify):		40		00		¢n.		00	•	20	20	40	\$0	40	40	\$0	20	\$0				
TOTAL SITE ACQUISITION (Not Parking)  Clearing and Grubbing		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0				
Demolition Demolition																		\$0				
Excavation																		\$0				
Grading (not grading for housing & mixed use structural improvements)																		\$0				
Soil Stabilization (Lime, etc.)																		\$0				
Erosion/Weed Control																		\$0				
																		φυ				
Dewatering Other Site Preparation (Specify):																		\$0				
Dewatering																		\$0 \$0				

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Difference Dev Budget vs. Sources

AFFORDABLE HOUSING DEVELPMEN	NT (AHD)									HD and HRI HRI Permane									
USES OF FUNDS Soft cost in red (total AHSC AHD below)	Total Cost from AHD Dev Budget	AHSC HRI Grant	AHSC AHD Funding	Tax-Exempt Bond Loan	Taxable Bond Loan	SF- MOHCD	SF-MOHCD (Accrued/Deferr ed Interest)	Deferred Developer Fee	GP Canital	0	0	0	0	0	0	Equity - USBCDC	Equity Investor:	Total Residential Sources	Reside Cos
\$0																			To
anitary Sewer																		\$0	<u>,</u>
otable Water																		\$0	<u>/</u>
on-Potable Water																		\$0	<u> </u>
orm Drain																		\$0	<u> </u>
etention Basin/Culverts																		\$0	4
int Trench:																		\$0	<u> </u>
ther Site Utilities (Specify):																		\$0	<u> </u>
TOTAL SITE UTILITIES		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	0 \$	0 \$	0 \$0	\$0	4
ggregate Base																		\$0	4
phalt Pavement																		\$0	<u>/</u>
urb, Gutter, Sidewalk																		\$0	4
reet Lights																		\$0	4
riping/Signage/Barricades																		\$0	4
affic Mitigation																		\$0	4
ther Surface Improvements (Specify):																		\$0	1
TOTAL SURFACE IMPROVEMENTS		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	0 \$	0 \$	0 \$0	\$0	4
ban Greening (Specify):																		\$0	4
ban Greening (Specify):																		\$0	4
ban Greening (Specify):																		\$0	4
ban Greening (Specify):																		\$0	4
TOTAL URBAN GREENING		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	\$0 \$	0 \$	0 \$0	\$(	4
igation																		\$0	4
oncrete Work																		\$0	4
andscaping																		\$0	1
ayground Facilities and Tot Lots																		\$0	4
alking/Bike Path																		\$0	4
rinking Fountains																		\$0	4
tructures																		\$0	4
ighting																		\$0	4
pen Space																		\$0	4
Other Landscape and Amenities (Specify):				200						40			00		0 0		0 00	\$0	d
TOTAL LANDSCAPE AND AMENITIES		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	0 \$	0 \$	0 \$0	\$(	4
Vetland Mitigation																-		\$(	4
ndangered Species																-		\$(	4
ree Mitigation Invironmental Remediation					+											+		\$(	4
Other Env. Mitigation/Remediation (Specify):					+		+											\$(	4
TOTAL ENV. MITIGATION/REMEDIATION		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	¢.	0 \$	0 \$	0 \$0	\$(	d
residential Parking Structures		φ0	φ0	7 90	<b>7</b>	φ0	, <del>40</del>	φυ	, <del>40</del>	φυ	φι	φυ	<b>40</b>	Į į	9	9	0 \$0	\$0	
Grading																		\$0	4
oundation Work																		\$0	4
ite Work																		\$(	,
																		•	,
Other Replacement Parking Costs (Specify):															+	1		\$0	-
Other Replacement Parking Costs (Specify):																		\$0	_
TOTAL REPLACEMENT PARKING		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	0 \$	0 \$	0 \$0	\$0	4
esidential Parking Structures																		\$0	1
rading																		\$0	<u> </u>
oundation Work																		\$0	1
ite Work																		\$0	<u>,                                    </u>
ther Residential Parking Costs (Specify):																		\$0	1
ther Residential Parking Costs (Specify):																		\$0	1
TOTAL RESIDENTIAL PARKING		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	0 \$	0 \$	0 \$0	\$0	4
ccess Plazas																		\$0	4
athways																		\$0	4
us Shelters																		\$0	4
ransit Shelters																		\$0	4
edestrian Facilities																		\$0	1
icycle Facilities																		\$0	4
ther Transit Costs (Specify):																		\$0	<u>,                                    </u>
TOTAL TRANSIT		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$(	0 \$	0 \$	0 \$0	\$0	4
rainage																		\$0	4
arks & Recreation																		\$0	1
treets/Signals																		\$0	1
raffic Fees																		\$0	4

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Residential

Difference

Dev Budget vs. Sources

Commercial Sources

Source Name:

Source Name:

USBCDC Equity

Commercial

Costs

Total

FFORDABLE HOUSING DEVELPMEN	IT (VHD)							AHD Posi	dential and	HDI Darmar	nent Sources	of Funds									Commore	ial Sources	
IT ORDADEL HOUSING DEVELT WILL	T (AIID)			<del> </del>		T		VIID IVESI	ueriliai ariu	i iiki r eiiiiai	Terri Sources	Of Fullus	1	T		_	T	1			Commerc	iai Sources	4
USES OF FUNDS Soft cost in red (total AHSC AHD below)	Total Cost from AHD Dev Budget	AHSC HRI Grant	AHSC AHD Funding	Tax-Exempt Bond Loan	Taxable Bond Loan	SF- MOHCD	SF-MOHCD (Accrued/Deferr ed Interest)	Deferred Developer Fee	GP Capital	0	0	0	0	0	0	Equity - USBCDC	Equity Investor:	Total Residential Sources	Residential Costs	Commercial Costs	Source Name: USBCDC Equity	Source Name:	Reside Cos Differe Dev Bu
\$0																			Total	Total			vs. Sou
/aste Water																		\$0					
/ater Facility																		\$0					
ther Impact Fees (Specify):																		\$0					
ther Impact Fees (non-AHSC eligible)																		\$0					
TOTAL IMPACT FEES		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$	\$0 \$	0 \$0	\$0					
ngineering																		\$0					
esign																		\$0					
ontractor Fee																		\$0					
other Soft Costs (Specify):																		\$0					
TOTAL SOFT COSTS		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$	50 \$	0 \$0	\$0					
mployment Reporting																		\$0					
other Costs (Specify):																		\$0					
other Costs (Specify):																		\$0					
TOTAL OTHER ASSET COSTS		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$	50 \$	0 \$0	\$0					
HRI TOTAL PROJECT COSTS		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$	50 \$	0 \$0	\$0	\$0	\$0	\$0	\$	,o
AHD TOTAL PROJECT COSTS	\$78,386,35	5 \$0	\$10,850,000	\$0	\$21,361,000	\$12,614,000	\$333,137	\$3,700,000	\$100	\$0	\$0	\$0	\$0	\$0	\$	50 \$	0 \$22,945,922	\$71,804,159	\$71,804,159	\$6,582,197	\$6,582,197	\$	,O
TOTAL AHD & HRI PROJECT COSTS		\$0	\$10,850,000	\$0	\$21,361,000	\$12,614,000	\$333,137	\$3,700,000	\$100	\$0	\$0	\$0	\$0	\$0	9	50 \$	0 \$22,945,922	\$71,804,159	\$71,804,159	\$6,582,197	\$6,582,197	\$	0.6

2021 TCAC Threshold Basis Limit for HCD Developer Fee 2017 UMR §8312(c) & (b) and High Cost Test for HCD Limits on Development Costs 2017 UMR §8311(a) & (b) (revised 3/24/21) Complete all yellow shaded cells; see cell comments for tips Project Name: Sunnydale HOPE SF Block 3A **HCD Phase:** County: San Francisco Origination Basis x **Unit Size** 1/5/21 TCAC Threshold Basis Limits (TBL) **Number of Units Number of Units** SRO/Studio \$511,928 \$2,047,712 1 Bedroom \$14,165,952 \$590,248 24 2 Bedrooms \$712,000 28 \$19,936,000 3 Bedrooms \$911,360 16 \$14,581,760 \$1,015,312 4+ Bedrooms 8 \$8,122,496 **TOTAL UNITS:** Number of Manager Units in Project: 80 TOTAL UNADJUSTED THRESHOLD BASIS LIMIT (TBL): \$58,853,920 TBL ADJUSTMENTS §10327(c)(5)(A-F): Yes/No (A) Project paid in whole or part out of public funds subject to a legal requirement for the payment of state or Yes federal prevailing wages or financed in part by a labor-affiliated organization requiring the employment of \$11,770,784 construction workers who are paid at least state or federal prevailing wages. (20%) Project certifies that (1) they are subject to a project labor agreement within the meaning of §2500(b)(1) No of the Public Contract Code, or (2) they will use a skilled and trained workforce as defined by §25536.7 of \$0 the Health and Safety Code to perform all onsite work within an apprenticeable occupation in the building and construction trades. (5%) New construction project required to provide parking beneath residential units (not "tuck under" parking) Yes \$5,885,392 or through construction of an on-site parking structure of two or more levels. (10%) Project where a day care center is part of the development. (2%) No \$0 Project where 100 percent of the Low Income units are for Special Needs populations. (2%) \$0 No Project where at least 95% of the project's upper floor units are serviced by an elevator. (10%) Yes \$5,885,392 Project wherein at least 95% of the building(s) is constructed as Type I as defined in the California No \$0 Building Code, in which case, the Type III 10% increase below is not allowed. (15%) Project wherein at least 95% of the building(s) is constructed as a Type III as defined in the California No \$0 Building Code, or a Type III/Type I combination, in which case, the Type I 15% increase above is not **(B)** Project applying under §10325 or §10326 of these regulations that include one or more of the features \$0 below. (up to 10%) (1) Project shall have onsite renewable generation estimated to produce 50% or more of annual tenant No electricity use. If the combined available roof area of the Project structures, including carports, is insufficient for provision of 50% of annual electricity use, then the Project shall have onsite renewable generation based on at least 90% of the available solar accessible roof area. Available solar accessible area is defined as roof area less north facing roof area for sloped roofs, equipment, solar thermal hot water and required local or state fire department set-backs and access routes. A Project not availing itself of the 90% roof area exception may also receive an increase under paragraph (2) only if the renewable generation used to calculate each basis increase does not overlap. (5%) (2) Project shall have onsite renewable generation estimated to produce 75% or more of annual No common area electricity use. If the combined available roof area of the Project structures, including carports, is insufficient for provision of 75% of annual electricity use, then the Project shall have onsite renewable generation based on at least 90% of the available solar accessible roof area. Available solar accessible area is defined as roof area less north facing roof area for sloped roofs, equipment, solar thermal hot water and required local or state fire department set-backs and access routes. A Project not availing itself of the 90% roof area exception may also receive an increase under paragraph (1) only if the renewable generation used to calculate each basis increase does not overlap. (2%) (3) Newly constructed Project buildings shall be 15% or more energy efficient than the 2016 Energy No Efficiency Standards (California Code of Regulations, Part 6 of Title 24), except that if the local building department has determined that building permit applications submitted on or before December 31, 2016 are complete, then newly constructed Project buildings shall be fifteen percent (15%) or more energy efficient than the 2013 Energy Efficiency Standards (California Code of Regulations, Part 6 of (4) Rehab Project buildings shall have 80% decrease in estimated TDV energy use (or improvement in No energy efficiency) post rehab as demonstrated using the appropriate performance module of CEC (5) Irrigate only with reclaimed water, greywater, or rainwater (excepting water used for Community No Gardens) or irrigate with reclaimed water, grey water, or rainwater in an amount that annually equals or exceeds 20,000 gallons or 300 gallons per unit, whichever is less. (1%) (6) Community Gardens of at least 60 square feet per unit. Permanent site improvements that provide No a viable growing space within the Project including solar access, fencing, watering systems, secure storage space for tools, and pedestrian access. (1%) (7) Install bamboo, cork, salvaged or FSC-Certified wood, natural linoleum, natural rubber, or ceramic No tile in all kitchens, living rooms, and bathrooms (where no VOC adhesives or backing is also used). (8) Install bamboo, stained concrete, cork, salvaged or FSC-Certified wood, ceramic tile, or natural No linoleum in all common areas. (2%) (9) Meet all requirements of the U.S. Environmental Protection Agency Indoor Air Plus Program. (2%) No (D) Project requires seismic upgrading of existing structures, and/or requires toxic or other environmental No \$0 mitigation as certified by the Project architect/ engineer. (lesser of costs or 15% basis adjustment) If Yes, select type of work: Enter Certified Costs of Work: (E) Local development impact fees required to be paid to local government entities. Certification from local No \$0 entities assessing fees also required. WAIVED IMPACT FEES ARE INELIGIBLE. (F) Projects within a county with an unadjusted 9% threshold basis limit for a 2-bedroom unit equal or less \$0 No than \$400,000 and within a census tract designated on the TCAC/HCD Opportunity Map as Highest or High Resource. (10%) Opportunity Area Map County Opportunity Map No Tract ID #: eligibility: Resource level:

	А В	С	D	Е	F	G	Н	<u> </u>
1	,	HCD 2021	Developer F	ee Calcul	ator - revised 2/4/21 (complete Y			
2	Project Phase:	Origination	Proposed	Project Type:	4% Credits New Construction			
3	Project Name:	Sunnydale HOPE SF Block 3	A					
4	Project's Dev	eloper Fee Summary				HCD Limit	Project Amt.	
5	Maximum	Total Developer Fee - 2	2d			\$9,567,417	\$5,900,000	
6	Max Devel	oper Fee payable from	development	funding sou	rces - lesser of 1e & 2d	\$2,200,000	\$2,200,000	
7	Deferred [	Developer Fee payable	on a priority b	asis from av	ailable Cash Flow	\$1,300,000	\$1,300,000	
8	Deferred D	Developer Fee payable	exclusively fro	m Sponsor	Distributions	\$6,067,417	\$2,400,000	
9		Total Budgeted			\$5,900,000	D - (   F		Фо 700 000
10		Developer Fed	e Contributed	as Capitai	\$0	Deterred L	eveloper Fee	\$3,700,000
12	Section 1. UM	R §8312(c)(1) Max Develo	per Fee payabl	e from fundin	g sources - 4% Projects use	TCAC 9% rules	<u> </u>	
13	a. Project's typ	e of construction:	New Construct	tion			_	\$2,200,000
14	<b>b.</b> Project's Ur	nadjusted Eligible Basis (ex	cluding Develop	er Fee) - §10	327(c)(2)(A)	\$57,606,279	x 15% =	\$8,640,942
15	c. Project's Ur	adjusted Eligible Acquisition	on Basis (excludi	ing Developer	Fee) - §10327(c)(2)(A)	\$0	x 5% =	\$0
16	d. Project's No	on-Residential Costs (exclu	ding Developer	Fee) - §10327	(c)(2)(A)	\$6,176,500	x 15% =	\$926,475
17	e. Maximum [	Developer Fee payable fro	om developmen	nt funding sou	urces - UMR §8312(c)(1) - less	ser of 1a or (1b	+ 1c + 1d)	\$2,200,000
19	Section 2. UM	R §8312(c) - Maximum De	veloper Fee us	ing TCAC 4%	rules			
20	a. BIPOC Proj	ect meeting CDLAC §5230	(f)(1)(B) - §1032	27(c)(2)(E)				No
21	<b>b.</b> New Constr	uction & Rehab - Unadjust	ed Eligible Basis	(exclude Dev	eloper Fee) - §10327(c)(2)(B)(i	\$57,606,279	x 15% =	\$8,640,942
22	c. Basis for no	n-residential project costs	(exclude Develo	per Fee) - §10	327(c)(2)(B)(ii)	\$6,176,500	x 15% =	\$926,475
23	d1. Not Applica	ble						
24	d2. Not Applica	ble						
25	d3. Not Applica	ble						
26	d4. Not Applica	ble			_	\$0	X 5% =	\$0
27	e. Maximum 1	Total Developer Fee usinุ	g TCAC 4% rule	s §8312(c)				\$9,567,417
28	f. Total Budge	eted or Actual Developer Fo	ee				\$5,900,000	
29	<b>g.</b> Budgeted D	eveloper Fee paid from De	evelopment Sour	ces	Sum of Deferred and Contributed Developer Fee	\$3,700,000	\$2,200,000	
30	h. Deferred De	eveloper Fee payable on	a priority basis	from availab	le Cash Flow		\$1,300,000	

		Annual	Income and E	xpenses	4/27/21
		Employee Informatio		•	Comments
No.	FTE	Employee Job Title	Salary/Wages	Value of Free Rent	
1		On-Site Manager(s)	\$70,320	\$0	
		On-Site Assistant Manager(s)	\$0	\$0	
		Supportive Services Staff Supervisor(s)	\$0		
2	1.15	Supportive Services Coordinator, On-Site	\$80,000		
		Other Supportive Services Staff (inc. Case Manager)	\$0		
2	1.50	On-Site Maintenance Employee(s)	\$61,448	\$0	
		On-Site Leasing Agent/Administrative Employee(s)	\$0	\$0	
		On-Site Security Employee(s)	\$0	\$0	
			\$0	\$0	
			\$0	\$0	
		Total Salaries and Value of Free Rent Units	\$211,768	\$0	
	6711	Payroll Taxes	\$42,297	Show free rent as an	
	6722	Workers Compensation	\$0	expense?	
	6723	Employee Benefits	\$0	No	
•	Em	pployee(s) Payroll Taxes, Workers Comp. & Benefits	\$42,297		
		Total Employee(s) Expenses	\$254,065		
		Employee Units	•		
Inco	mo	Employee units	Unit Trees		
Inco Lin	nit	Job Title(s) of Employee(s) Living On-Site	Unit Type (No. of bdrms.)	Square Footage	
No	ne	On-Site Manager(s)	3	1,100	
			0	0	
			0	0	
		To	tal Square Footage	1,100	
		Annu	al Operating E	Budget	
Acct	. No.	Revenue - Income	Residential	Commercial	Comments
5120/	5140	Rent Revenue - Gross Potential		\$0	
		Restricted Unit Rents	\$1,356,660		
		Unrestricted Unit Rents	\$0		
512	21	Tenant Assistance Payments			
		Subsidy Program Name	\$1,664,856		
		Project Based Vouchers	\$0		
		Operating Subsidies	\$0		
		Other:	\$0	\$0	
59 <sup>-</sup>	10	Laundry and Vending Revenue	\$0		
51	70	Garage and Parking Spaces	\$0	\$0	
599	90	Miscellaneous Rent Revenue	\$0	\$0	
		Gross Potential Income (GPI)	\$3,021,516	\$0	
		Vacancy Date: Destricted Units	F 00/		
		Vacancy Rate: Restricted Units	5.0%		
		Vacancy Rate: Unrestricted Units	5.0%		
		Vacancy Rate: Tenant Assistance Payments	5.0%		
		Vacancy Rate: Other:	5.0%		
		Vacancy Rate: Laundry & Vending & Other Income	5.0%	=0.00	
E000/	E040	Vacancy Rate: Commercial Income	<b>A</b> 454 030	50.0%	
5220/	J∠4U	Vacancy Loss(es)	\$151,076	\$0	
A t	Nia	Effective Gross Income (EGI)	\$2,870,440	\$0	Comments
Acct	. NO.	Expenses	Residential	Commercial	Comments
604	02	Administrative Expenses: 6200/6300	Φ.	<b></b>	
620		Conventions and Meetings	\$0	\$0	
62		Advertising and Marketing	\$800	\$0	
62		Other Renting Expenses	\$0	\$0	
63		Office/Administrative Salaries from above	\$0	\$0	
63		Office Expenses	\$0	\$0	
63		Office or Model Apartment Rent	\$0	\$0	
632		Management Fee	\$72,979	\$0	
633		Site/Resident Manager(s) Salaries from above	\$70,320	\$0	
633		Administrative Free Rent Unit from above	\$0	\$0	
634		Legal Expense Project	\$13,600	\$0	
		Audit Expense	\$0	\$0	
63			\$8,000	\$0	
63	51	Bookkeeping Fees/Accounting Services			
639 639	51 90	Bookkeeping Fees/Accounting Services Miscellaneous Administrative Expenses	\$21,900	\$0	
639 639 626	51 90 3T		\$21,900 \$187,599	<b>\$0</b> \$0	
639 639	51 90 3T . <b>No</b> .	Miscellaneous Administrative Expenses  Total Administrative Expenses  Expenses	\$21,900	\$0	Comments
639 639 626	51 90 3T . <b>No.</b>	Miscellaneous Administrative Expenses  Total Administrative Expenses	\$21,900 \$187,599	<b>\$0</b> \$0	Comments

				4/27/2
		Income and Ex	•	
6451	Water	\$50,000	\$0	
6452	Gas	\$49,464	\$0	
6453	Sewer	\$64,514	\$0	
	Other Utilities: (specify)	\$0	\$0	
6400T	Total Utilities Expenses	\$197,578	\$0	
0540	Operating and Maintenane Expenses: 6500	<b>D</b> 24.442	•	Comments
6510	Payroll from above	\$61,448	\$0	
6515	Supplies	\$0	\$0	Grounds
6520	Contracts	\$71,051	ΨΟ	Grounds
6521	Operating & Maintenance Free Rent Unit from above	\$0	\$0	
6525	Garbage and Trash Removal	\$62,586	\$0	
6530	Security Contract	\$0	\$0	
6531	Security Free Rent Unit from above	\$0	\$0	
6546	Heating/Cooling Repairs and Maintenance	\$68,000	\$0	
6548 6570	Snow Removal	\$0	\$0	
6590	Vehicle & Maintenance Equipment Operation/Reports	\$0	\$0	
	Miscellaneous Operating and Maintenance Expenses	\$2,381	\$0	
6500T	TOTAL Operating & Maintenance Expenses Taxes and Insurance: 6700	\$265,466	\$0	Comments
6710	Real Estate Taxes	\$2,880	\$0	Comments
6711	Payroll Taxes (Project's Share) from above	\$42,297	\$0	
6720	Property and Liability Insurance (Hazard)	\$150,000	\$0	
6729	Other Insurance (e.g. Earthquake)	\$130,000	\$0	
6721	Fidelity Bond Insurance	\$0	\$0	
6722	Worker's Compensation from above	\$0	\$0	
6723	Health Insurance/Other Employee Benefitsfrom above	\$0	\$0	
6790	Miscellaneous Taxes, Licenses, Permits & Insurance	\$39,762	\$0	
6700T	Total Taxes and Insurance	\$234,939	\$0	
	Supportive Services Costs: 6900	Ψ20 1,000	Ψ-0	Comments
6990	Staff Supervisor(s) Salaries - from above	\$0	\$0	
6990	Services Coordinator Salaries, On-Site - from above	\$80,000	\$0	
6990	Other Supportive Services Staff Salaries - from above	\$0	\$0	
6990	Supportive Services Admin Overhead	\$0	\$0	
6990	Other Supportive Services Costs: (specify)	\$0	\$0	
6990	` ' ' ' '			
0990	Other Supportive Services Costs: (specify)	\$0	\$0	
6900T	Other Supportive Services Costs: (specify)  Total Supportive Services Costs	\$0 \$80,000	\$0 \$0	
	Total Supportive Services Costs	\$80,000	\$0	Comments
	Total Supportive Services Costs  Total Operating Expenses	\$80,000 <b>\$965,582</b>	\$0 <b>\$0</b>	Comments
6900T	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200	\$80,000 <b>\$965,582</b> Residential	\$0 \$0 Commercial	Comments
6900T 7210	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits	\$80,000 \$965,582 Residential \$40,000	\$0 \$0 Commercial	Comments
7210 7220	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits Other Reserves: (specify)	\$80,000 \$965,582 Residential \$40,000 \$0	\$0 \$0 Commercial \$0 \$0	Comments
7210 7220 7230	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify)	\$80,000 \$965,582 Residential \$40,000 \$0 \$0	\$0 \$0 Commercial \$0 \$0	Comments
7210 7220	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify)	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	Comments
7210 7220 7230	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits  Other Reserves: (specify)  Other Reserves: (specify)  Other Reserves: (specify)  Total Reserves	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$0  \$0  \$0	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	Comments
7210 7220 7230	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$0  \$0  Residential	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	Comments
7210 7220 7230	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits  Other Reserves: (specify)  Other Reserves: (specify)  Other Reserves: (specify)  Total Reserves	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$0  \$0  \$0	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	Comments
7210 7220 7230	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$0  \$0  \$10  \$40,000  Residential  \$15,000	\$0  Commercial  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  Commercial  \$0	Comments
7210 7220 7230	Total Supportive Services Costs  Total Operating Expenses Funded Reserves: 7200  Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Total Ground Lease Net Opereating Income	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$0  \$0  \$15,000	\$0  Commercial  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
7210 7220 7230 7240	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Total Ground Lease Net Opereating Income	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	Comments
7210 7220 7230 7240	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Total Ground Lease Net Opereating Income  Financial Expenses: 6800  1st Mortgage Debt Service	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$1,849,858	\$0 Commercial \$0 \$0 Commercial \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
7210 7220 7230 7240 6820 6830	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Total Ground Lease Net Opereating Income Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858	\$0 Commercial \$0 \$0 \$0 Commercial \$0 \$0 \$0 \$0 \$0 Commercial \$0 \$0 \$0 \$0 \$0 \$0	
6900T  7210 7220 7230 7240  6820 6830 6840	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Ground Lease Total Ground Lease Net Opereating Income Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$11,849,858  \$1,522,039  \$0  \$0  \$0	\$0 Commercial \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
7210 7220 7230 7240 6820 6830	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Total Ground Lease Net Opereating Income Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858  \$1,522,039  \$0  \$0  \$45,570	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Total Ground Lease Net Opereating Income Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$11,849,858  \$1,522,039  \$0  \$0  \$0	\$0 Commercial \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Ground Lease Total Ground Lease Net Opereating Income  Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858  \$1,522,039  \$0  \$0  \$0  \$0  \$1,522,039  \$0  \$0  \$0  \$1,522,039  \$0  \$0  \$1,522,039  \$0  \$0  \$1,522,039  \$0  \$0  \$1,522,039	\$0 Commercial \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858  \$1,522,039  \$0  \$0  \$45,570  \$26,701  \$1,200	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890 6890	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Ground Lease Net Opereating Income  Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee Miscellaneous Financial Expenses: (specify)	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858  \$1,522,039  \$0  \$0  \$45,570  \$26,701  \$1,200  \$0	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890 6890 6890 6890 6890	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Ground Lease Total Ground Lease Net Opereating Income  Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee Miscellaneous Financial Expenses: (specify) Total Financial Expenses Cash Flow	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858  \$1,522,039  \$0  \$0  \$45,570  \$26,701  \$1,200  \$0  \$1,595,511  \$254,348	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890 6890	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Ground Lease Total Ground Lease Net Opereating Income  Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee Miscellaneous Financial Expenses: (specify) Total Financial Expenses	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$1,849,858  \$1,522,039  \$0  \$0  \$45,570  \$26,701  \$1,200  \$0  \$1,595,511	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890 6890 6890 7190	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Ground Lease Total Ground Lease Net Opereating Income  Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee Miscellaneous Financial Expenses: (specify) Total Financial Expenses Cash Flow	\$80,000  \$965,582  Residential  \$40,000  \$0  \$0  \$0  \$40,000  Residential  \$15,000  \$15,000  \$15,000  \$1,849,858  \$1,522,039  \$0  \$0  \$45,570  \$26,701  \$1,200  \$0  \$1,595,511  \$254,348	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890 6890 6890 7190  Total Opera Without any	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee Miscellaneous Financial Expenses: (specify) Total Financial Expenses Cash Flow Asset Management/Similar Fees	\$80,000  \$965,582  Residential \$40,000 \$0 \$0 \$0 \$0 \$40,000  Residential \$15,000 \$15,000 \$1,849,858  \$1,522,039 \$0 \$0 \$45,570 \$26,701 \$1,200 \$0 \$1,595,511 \$254,348  \$30,000  Per Year \$12,070	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890 6890 6890 7190  Total Opera Without any With the Value	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify)  Total Reserves Ground Lease Ground Lease Ground Lease Net Opereating Income  Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee Miscellaneous Financial Expenses: (specify) Total Financial Expenses Cash Flow  Asset Management/Similar Fees	\$80,000  \$965,582  Residential \$40,000 \$0 \$0 \$0 \$0 \$40,000  Residential \$15,000 \$15,000 \$1,849,858  \$1,522,039 \$0 \$0 \$0 \$45,570 \$26,701 \$1,200 \$0 \$1,595,511 \$254,348 \$30,000 Per Year	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	
6900T  7210 7220 7230 7240  6820 6830 6840 6890 6890 6890 6890 6890 6890 Total Opera Without any With the Valuation of the Va	Total Operating Expenses Funded Reserves: 7200 Required Replacement Reserve Deposits Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Other Reserves: (specify) Total Reserves Ground Lease Ground Lease Financial Expenses: 6800 1st Mortgage Debt Service 2nd Mortgage Debt Service 3rd Mortgage Debt Service HCD Mandatory Payment Bond Issuer Fee Bond Trustee Fee Miscellaneous Financial Expenses: (specify) Total Financial Expenses Cash Flow Asset Management/Similar Fees	\$80,000  \$965,582  Residential \$40,000 \$0 \$0 \$0 \$0 \$40,000  Residential \$15,000 \$15,000 \$1,849,858  \$1,522,039 \$0 \$0 \$45,570 \$26,701 \$1,200 \$0 \$1,595,511 \$254,348  \$30,000  Per Year \$12,070	\$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  Commercial  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$0  \$	

to distributions and residual receipt payments 1,300,000

## **Cash Flow Analysis**

Is Income from Restricted	Units base	ed on Rest	ricted or P	roposed R	ents?		Propose	d Rents	0	ow Allaly	,										
Income From Housing Units	Inflation		Year 2	•		Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Year 11	Year 12	Year 13	Year 14	Year 15	Year 16	Year 17	Year 18	Year 19	Year 20
Restricted Unit Rents	2.5%	1,356,660	1,390,577	1,425,341	1,460,974	1,497,499	1,534,936	1,573,310	1,612,642	1,652,958	1,694,282	1,736,639	1,780,055	1,824,557	1,870,171	1,916,925	1,964,848	2,013,969	2,064,319	2,115,927	2,168,825
Unrestricted Units	2.5%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Tenant Assistance Payments Subsidy Program Name	2.5%	1,664,856	1,706,477	1,749,139	1,792,868	1,837,690	1 883 632	1,930,723	1.978.991	2.028.465	2.079.177	2.131.156	2.184.435	2.239.046	2,295,022	2.352.398	2.411.208	2.471.488	2,533,275	2,596,607	2,661,522
Project Based Vouchers	2.5%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Operating Subsidies	2.0%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other:	2.5%	3,021,516	3,097,054	3,174,480	3,253,842	3,335,188	3,418,568	3,504,032	3,591,633	3,681,424	3,773,459	3,867,796	3,964,491	4,063,603	4,165,193	4,269,323	4,376,056	4,485,457	4,597,594	4,712,534	4,830,347
Gross Potential Income - Housin	iig	3,021,310	3,097,034	3,174,400	3,233,042	3,333,100	3,410,300	3,304,032	3,391,033	3,001,424	3,773,439	3,007,790	3,904,491	4,003,003	4,100,193	4,209,323	4,376,036	4,465,457	4,597,594	4,7 12,554	4,030,347
Other Income		_	_	_		_	_		_		_		_			_	_	_		_	
Laundry & Vending Other Income	2.5% 2.5%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Commercial Income	2.5%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Gross Potential Income - Other		0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
<b>Gross Potential Income - Total</b>		3,021,516	3,097,054	3,174,480	3,253,842	3,335,188	3,418,568	3,504,032	3,591,633	3,681,424	3,773,459	3,867,796	3,964,491	4,063,603	4,165,193	4,269,323	4,376,056	4,485,457	4,597,594	4,712,534	4,830,347
Vacancy Assumptions																					
Restricted Units	5.0%	67,833	69,529	71,267	73,049	74,875	76,747	78,665	80,632	82,648	84,714	86,832	89,003	91,228	93,509	95,846	98,242	100,698	103,216	105,796	108,441
Unrestricted Units	5.0%	0	0	0	0	0	0	00.500	0	0	0	0	0	0	0	0	0	0	0	0	0
Tenant Assistance Payments Other:	5.0% 5.0%	83,243	85,324 0	87,457 0	89,643	91,884	94,182 0	96,536	98,950	101,423 0	103,959 0	106,558	109,222	111,952 0	114,751 0	117,620 0	120,560	123,574 0	126,664 0	129,830 0	133,076 0
Laundry/Vending/Other Income	5.0%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Commercial Income	50.0%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total Vacancy Loss		151,076	154,853	158,724	162,692	166,759	170,928	175,202	179,582	184,071	188,673	193,390	198,225	203,180	208,260	213,466	218,803	224,273	229,880	235,627	241,517
<b>Effective Gross Income</b>		2,870,440	2,942,201	3,015,756	3,091,150	3,168,429	3,247,640	3,328,831	3,412,051	3,497,353	3,584,786	3,674,406	3,766,266	3,860,423	3,956,934	4,055,857	4,157,253	4,261,185	4,367,714	4,476,907	4,588,830
Operating Expenses & Reserve	Deposits																				
Residential Exp. (w/o Real																					
Estate Taxes & Sup. Services)	3.5%	882,702	913,597	945,572	978,667	1,012,921	1,048,373	1,085,066	1,123,043	1,162,350	1,203,032	1,245,138	1,288,718	1,333,823	1,380,507	1,428,825	1,478,834	1,530,593	1,584,164	1,639,609	1,696,996
Real Estate Taxes	2.0%	2,880	2,938	2,996	3,056	3,117	3,180	3,243	3,308	3,374	3,442	3,511	3,581	3,653	3,726	3,800	3,876	3,954	4,033	4,113	4,196
Supportive Services Costs Replacement Reserve	2.5% 0.0%	80,000 40,000	82,000 40,000	84,050 40,000	86,151 40,000	88,305 40,000	90,513 40,000	92,775 40,000	95,095 40,000	97,472 40,000	99,909 40,000	102,407 40,000	104,967 40,000	107,591 40,000	110,281 40,000	113,038 40,000	115,864 40,000	118,760 40,000	121,729 40,000	124,773 40,000	127,892 40,000
Other Reserves	0.0%	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Ground Lease	0.0%	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000
Commercial Expenses	3.5%	<b>1.020.582</b>	0 <b>1,053,534</b>	0 <b>1.087.619</b>	0 <b>1.122.875</b>	0 <b>1.159.343</b>	0 <b>1.197.065</b>	0 <b>1.236.085</b>	0 <b>1.276.447</b>	1 219 107	0 <b>1.361.383</b>	0 <b>1.406.056</b>	0 <b>1.452.266</b>	0 <b>1.500.067</b>	0 <b>1.549.514</b>	0 <b>1.600.663</b>	0 4 652 574	0 <b>1.708.307</b>	0 <b>1.764.926</b>	0 <b>1,823,495</b>	0 <b>1,884,083</b>
Total Expenses & Reserves		,,		, ,	, ,	,,-	, - ,	,,	, -,	1,318,197	, ,	, ,	, - ,	,,	,,-	,,	1,653,574	,,	, - ,	, ,	, ,
Net Operating Income		1,849,858	1,888,667	1,928,137	1,968,275	2,009,086	2,050,574	2,092,746	2,135,605	2,179,156	2,223,403	2,268,350	2,314,000	2,360,356	2,407,420	2,455,194	2,503,680	2,552,878	2,602,788	2,653,412	2,704,746
Debt Service																					
1st Mortgage		1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039	1,522,039
Bridge Loan (repaid from Investor 2nd Mortgage	equity)	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3rd Mortgage Debt Service		0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Misc. Financial Expenses: (specify	y)	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471	73,471
Total Required Debt Service		1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511	1,595,511
Cash Flow after all debt service		254,348	293,157	332,627	372,765	413,575	455,064	497,235	540,094	583,646	627,893	672,840	718,490	764,845	811,909	859,683	908,169	957,367	1,007,278	1,057,901	1,109,236
Debt Service Coverage Ratio (D		1.16	1.18	1.21	1.23	1.26	1.29	1.31	1.34	1.37	1.39	1.42	1.45	1.48	1.51	1.54	1.57	1.60	1.63	1.66	1,109,230
Use of Cash Flow After Debt Se			1.10	1.21	1.23	1.20	1.23	1.31	1.54	1.57	1.33	1.42	1.43	1.40	1.51	1.54	1.57	1.00	1.03	1.00	1.70
Asset Mgmt./ Similar Fees		30,000	31,050	32,137	33,262	34,426	35,631	36,878	38,168	39,504	40,887	42,318	43,799	45,332	46,919	48,561	50,260	52,020	53,840	55,725	57,675
Deferred Developer Fee prior to																					
Distributions & residual receipt pa		224,348	262,107	300,490	339,503	173,553	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Cash Available for Residual Recei and Sponsor Distributions	ipts Loans	0	0	0	0	205,597	419,433	460,357	501,926	544,141	587,006	630,522	674,691	719,513	764,991	811,123	857,909	905,347	953,438	1,002,176	1,051,561
Sponsor Distributions	50%	•	0	0	0	102,798	209,717	230,179	250,963	272,071	293,503	315,261	337,345	359,757	382,495	405,561	428,954	452,674	476,719	501,088	525,780
HCD Residual Payment	23%	0	0	0	0	47,535	96,975	106,437	116,048	125,808	135,719	145,780	155,992	166,355	176,870	187,536	198,353	209,321	220,440	231,708	243,126
Other Residual Payments	27%	0	0	0	0	55,263	112,741	123,742	134,915	146,262	157,784	169,481	181,353	193,401	205,625	218,025	230,601	243,353	256,279	269,380	282,654
Other Residual Payments Other Residual Payments	0% 0%	0 0	0	0	0	0	0	0	0	0	0 0	0	0	0	0 0	0 0	0	0	0	0 n	0 n
Other Residual Payments	0%		0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
May Accot Mamt/Similar Face	2.50/	30,000	24.050	22 427	22.060	24 426	OE 604	26 070	20 460	39,504	40,887	42 240	43,799	45,332	46.040	10 EG1	50,260	E2 020	E2 040	55,725	E7 67E
Max Asset Mgmt/Similar Fees Cumulative paid Deferred Dev. Fe	3.5% ee	224,348	31,050 486,454	32,137 786,944	33,262 1,126,447	34,426 1,300,000	35,631 1,300,000	36,878 1,300,000	38,168 1,300,000	39,504 1,300,000	1,300,000	42,318 1,300,000	1,300,000	45,332 1,300,000	46,919 1,300,000	48,561 1,300,000	1,300,000	52,020 1,300,000	53,840 1,300,000	1,300,000	57,675 1,300,000
Total Deferred Developer Fee bud			.55, 151	. 55,5 . 1	.,,,	.,500,000	.,,	1,500,000	.,500,000	.,,	.,,	.,500,000	.,500,000	.,555,555	.,,	.,200,000	.,200,000	.,555,555	.,,	.,,	.,_00,000
to distributions and residual recei	int navments	1 300 000																			

		\$	Sunnydale H	OPE SF Block 3A	Sustainable T	ransporta	tion Infras	tructure (ST	T) PIN 4783	8			4/27/21
					STI Pı	roject Sum	mary						
	Project Nam	of each replaced	STI improvemo	the general location a ent and note if sidewa le other descriptive in d and connections es	alks are new or Iformation such	Add	Iress	City	Zip	County		ensus racts	APNs
	Caltrain Electric Multiple Unit Veh Procurement	being proc King Static beginning service fre	n expansion set of ured. These EMU on in San Franciso in 2024. These E quency and impro	ffort to electrify and mode of 37 Electric Multiple Unit J's are scheduled to run be co and Tamien Station in MU's will drive ridership be oving the system's carrying application will be used to	E (EMU) trains are petween 4th & San Jose py increasing ang capacity.If	Caltrain corr San Franciso Jose.		San Francisco	94134 and others	San Francisco	6075	5060502	
	Latitude: N/A			Longitude: N/A			Select the	e primary trans	it mode suppor	ted by this STI	l: <mark>Heav</mark> y	y rail	
	Visitacion Avenu Corridor Bike & F Improvements	Ded between Mon Visitaci School (no crosswalk Communit sidewalk w new cross constructe	lansell & Hahn Son Ave between forthbound). Addition to allow for safer by Garden to Herzuill be constructed ing to the Coffmad on the east side	class IV bike facility on V treet (southbound) and a Hahn St. and the Visitacionally, the project will build crossing of Visitation Average Playground and on to the don the west side of Visitation Pool and a new sidewall and the curb rame will upgrade the curb rame	class I bike path on Valley Middle Id a new e. from the e AHD. A new acion Ave from the Ik will be st to the Middle	Visitacion Av Hahn Street	enue and	San Francisco	94134	San Francisco	6075	5060502	
	Latitude: N/A			Longitude: <mark>N/A</mark>			Select the	e primary trans	it mode suppor	ted by this STI	I: N/A		
STI #3													
	Latituda			Longitudo			Salast the	nrimary trans	it made suppor	tod by this STI	1.		
	Bike Facility (I	BF) 1 - Linear I	Miles 0.51	Longitude:  BF1 Type Class IV B	ike Facility 2 - Li	near Miles		Type Class I	it mode suppor	3 - Linear Miles		BF3 Type	
Safe	, ,		ength (in feet) o	f new or replaced sidev	valk 2,310	# of Tı	ansit Routes			ed or Improved	Transit	t Service <mark>Yes</mark>	
	. ,,	osswalks 1 Cars 2 AH	AHSC Funds SC Funds \$7,3		ercrossings 0 rs 0 AHSC F	AHSC Fur			rcrossings 0	AHSC Funds	s	\$0	
each		Shuttles 0	AHSC Funds	\$0 Var	ns 0 AHSC F	unds	0 Tota	l New Vehicles	2 Tot	al AHSC New \	Vehicle	Funding \$7,	350,000
(i) A	anlicant cortifica	o conital improv	romanta in the	STI Eligible STI budget result in the	e Costs §103(a	)(3)(A) and	Ineligible C	costs §103(c)	os mada shift h	v onhancing: 1	I \ public	a transit assoc	20: 2)
pede	estrian network;	or 3) bicycle n	etwork (include:	s public bike-share infr	astructure and fle	eet) within th	e defined Pro	ject Area mee	ting the §102(c	or (d) transit r	requirer	ments.	Yes Yes
(ii) T	otal amount of	eligible STI sof	t costs cannot e	exceed 30% of the total	AHSC Program	award			<b>Budgeted</b> \$141,000	<b>Cost Ca</b> \$6,361,59	-	Overage \$0	Ok
(iv) -	Total amount of	Activity Delive	ry Costs associ	ated with the implemen			annot exceed	d 10% of	\$0	\$1,124,41		\$0	Ok
	costs associated	<u>.</u>		ed as a condition of loc	al approval for th	e STI?	lf Yes, up	load document	<u> </u>	<b>+</b> ·, · = ·, · ·			
File	Name STI (	Cap Project Co	osts	Documentation sl	nowing Capital P	roject costs	are required a	as a condition o		al for STI.	Uploa	aded to HCD?	
` /		<u> </u>		our STI Capital Projects not include any of the f			illiot exceed	φ I UIVI ?					Ok
(2) F serv	toutine mainten ce expansion, i	ance or operat ncluding expar	ions of transpo	le, available source of cration infrastructure incervice levels offered du	cluding the gener	al transit fle	et, not includi	•		•			
(4) C (5) A	Ingoing operational operations of the costs associated the costs associated the costs associated the costs as	onal costs beyonted with autom	ond the term of about the motorc	the grant (three years) ycle parking (excluding ovision of internet serv	electric vehicle	•	astructure);						
					STI Gra	nt Terms §	104(c)						
(2) V amo (3) V	Ve acknowledge unt not to excee	e that AHSC Pred the AHSC P	rogram grant fu rogram award o	rofit that exceeds the conds will be disbursed a pof funds. Costs incurred ultiple phases or developments.	s reimbursed pro	gress paymon	ents for eligib ndard Agreer	le costs incurre ment are not el	ed after the exe igible for reimb	cution of the Sursement.		J	Yes
						reshold §1	` '						
(7) S # <b>D43</b>	Committed by Full App	Funding Comr Commitment Date	So	: see Appendix A (t) - to ource Name order of lien priority)	for an explanation Source Ty	Lier	Amou		(EFC). Interest Rate	#	erm - # of	Required Debt Service	Balloon
1	Deadline? Yes		AHSC STI Gran		State-HCD		\$8,794,1	Rate	Тур	e mo	onths		<u> </u>
2	Yes	5/8/20	State Rail Assist		State-Gener		\$2,450,0						
3													
5													
6 7													

				Sunnydale HOPE	SF Block 3A Sus	stainable Tra	nsportation	on Infras	tructure	(ST	I) PIN 47838			4/27/21
8														
9														
10 \$2,450	.000	<tota< td=""><td>al Committed I</td><td>Von-AHSC STI Fund</td><td>ls TOTAL (must</td><td>egual STI Bud</td><td>laet Amount</td><td>\$11.244</td><td>.184</td><td></td><td></td><td></td><td></td><td></td></tota<>	al Committed I	Von-AHSC STI Fund	ls TOTAL (must	egual STI Bud	laet Amount	\$11.244	.184					
					•	-				prov	ride a justification as to w	hy these costs	s are reason	able.
N/A														
File Nar	ne	EFC	STI1; EFC ST	I2; EFC STI3; etc.	Supporting document	tation for the 1	non-AHSC S	TI funding	commitme	ents.		Uploade	ed to HCD?	Yes
(8)(A) W											nponents must be attaine	ed by initial dis	bursement c	of Yes
grant fur		.1 1			ALEDA as such as a such a				l NI	1,6	Variable of HAville	't t 1   0		
NEPA: CEQA:	_		<u> </u>		NEPA requirements? ct Categorically Exem	pt? Yes Nea	ative Declara	ation Date:	No N/A	П	Yes, enter date of "Authority Final EIR Date: N	I/A	ant Funds	N/A
										on da	tes of all necessary envi		rances.	
		-									increase of passenger of		ervice on rai	I lines or
											ites CEQA approval by 2			
File Nar	ne	STI E	nvironmenta	l			<u> </u>		· · · · · ·		r Notice of Exemption.	Uploade	ed to HCD?	N/A
File Nar	ne	STI A	outh to Use G	rant Funds	For NEPA only, copy status of the issuance			rity 10 Use	e Grant Fu	nas" (	or clarify the current	Uploade	ed to HCD?	N/A
(9) If app	plicable	, pro	vide a listing a	nd status of all discr				excluding o	design revi	ew, re	equired to complete each	STI Project th	nat have bee	∍n
granted,	, submi	tted c	or to be applied	d for to the appropria	ate local agencies, or o		local planning	g documer	nts.					
		A	gency / Issue	er	Land Use Approva Date	al A <sub>l</sub>	pproval Typ	e			Comme	ents		
			N/A		Duto									
(11) Doe	es appli	icant	or Developer o	of Project have Site	Control for each STI P	roject? If yes,	enter site co	ntrol form	and the mo	ost re	cent execution date belo	w (Site Contro	I Appendix A	A) Yes
			<u> </u>	· · · · · · · · · · · · · · · · · · ·	Other (describe below	<u> </u>	,.	, #0 : <b>D</b>	D 1 10		Most recent document			
If leasel				Present Value of lea	estricted land value?		quisition cos				·	loan used? If		
payment	•	iount	basea on the	r reserve value or lea	N/A (b) Le	nder requesting	g Res. Recei	pts (not pe	ermissible)	N/A	(c) Has loan amount be	en entered as	a finance co	ost? N/A
					nultiple STI Projects pr									
STI #1: I		MU v	ehicles will run	on existing rail cont	rolled by Caltrain. STI	#2: Project will	be construct	ted within t	the public r	right-d	of-way owned by the City	of San Franci	isco, a joint	
арріісан	it.													
File Nar	ne	STI S	ite Control		Appropriate documer	ntation to demo	nstrate the fo	orm of site	control ind	dicate	d above.	Uploade	ed to HCD?	Yes
` ' '							•	•	•		Project in scope and size		•	•
		_	-		-		-	-			perience of work comple ency for the completion o			
		•	nich funding is		vide air executed agre	omone with the	t opcomo Loc	odiny of The	anoportatio	), vg	oney for the completion of	51 1110 011 00111	porionio or a	110
(12) Wh	ich app	olican	t demonstrate:	s the prior experienc										
Project	Namo	,	"Rahy Rullet" Tr	S1 <mark>ainsets; Caltrain C</mark> apa	T Past Project #1			Mansell S	treetscane l	Improv	STI Past Project vement Project	#2		
Develop				dor Joint Powers Boar					RPD, DPW	Прго	vernent i roject			
Entity														
Comple	tion Da		2002 and 2008;		locomotives and 25 bor	mharier hi-level r	ail cars for	2/4/17 Converted	two of Mar	المءر	Street's four vehicle travel la	unes into a two-v	vay class 1 hi	ike nath
			baby bullet serv	ice. Of the 25 bombar	dier cars, 17 were purch	ased in 2002 and	d the	and separ	ated pedest	trian p	ath between Visitacion Ave	and Brazil Ave.	. Vehicles are	9
Brief De	escript	ion i	-	re purchased in 2008; rease capacity of existi	Procurement of 16 bi-lev	el Bomardier rail	cars from				lowered speed limits. Proje bulb-outs and flashing bea		•	
								crossing a	ıt Brazil Ave	e, and	a crosswalk with flashing b			
					Where the party mak	ing improveme	nts funded b		not a publ		itv. an executed			
File Nar	ne	Past	Exp STI1, Pa	st Exp STI2	agreement from a pu	•			-			Uploade	ed to HCD?	Yes
(40) \\/-			: 41	a data tha analisan	improvements.	autoria and an autor		-itf			a in the atota and adams.			N/
					ts or the STI real properties of the					action	n in the state or federal c	ourts.		Yes Yes
` '										or oth	er uses according the De	ept. of Conserv	/ation's	
				Program (FMMP) w										Yes
If "Yes", File Nar			umentation th	e STI Project site is	not within land design Demonstrate the STI					land	per FMMP tool	Unloade	ed to HCD?	Yes
				Project site qualifies	as an Infill Site (as de			idiod do d	grioditarar	iana j	por r willing tool.	Oploade	od to Hob.	100
File Nar	ne	STI A	\g Infill			•			on must de	emons	strate that the STI site	Uploade	ed to HCD?	N/A
				works donoutre '	qualifies as an Infill S	•	• • •		provide	0011100	ant holour Loomis . 45 - 4			
` ' ' '			•	•	or other responsible in odes, policies and plar	• •	•	•	•	ocum	ent below. I certify that t	uie STI improv	rements are	Yes
File Nar			ocal Approva		· · · · · · · · · · · · · · · · · · ·					with a	Il applicable local rules,	Unloada	ed to HCD?	Yes
					regulations, codes, po	•		•			•			
` ' ' '		•		•			•	•			e the replacement of den able access to transit and		•	
displace	d resid	ents.	These no net	loss requirements (§	3106(a)(20)(C)) apply	where an STI P	roject is prop	oosed on a	any propert	ty whi	ch includes a parcel or a	ny portion of a	parcel on w	vhich
		_			•			•			to lower-income househo			
			• •		pplication. Explain bei e units, please indicat		junement is s	รลแรกษณ์ เก	me replac	emer	nt affordable housing dev	еюринент. Іт Р	roj <del>e</del> ct does l	∖iUt

## Sunnydale HOPE SF Block 3A Sustainable Transportation Infrastructure (STI) PIN 47838

4/27/21

N/A

### **STI Milestones**

Please provide the actual or anticipated completion date for the following performance milestones for each applicable Capital Project. If a milestone is not applicable to a Capital Project, please enter "N/A"

Note: It is acknowledged that some of the following milestones may have already been achieved. For those milestones which have previously been met, please enter the month and year completed. For those milestones not yet completed, please provide a projected completion date (MM/YY) for each of the applicable items below. If not applicable to the specific Capital Project, please indicate "NA" below.

Capital Project Milestone Schedule	Date
Executed binding agreement between the Recipient and developer of the proposed development detailing the terms and conditions of the Project development	6/8/21
Site Control of site(s) by proposed developer.	N/A
Completion of all necessary environmental clearances, including those required under CEQA and NEPA.	5/1/22
Obtaining all necessary and discretionary public land use approvals.	7/1/22
Submission of Final Construction Drawings and Specifications to the appropriate local permitting authority.	10/1/22
Commencement of construction.	2/1/23
Construction completion and closeout.	11/30/27
Program funds fully disbursed.	11/30/27
Have all milestone dates been entered above	? Yes

Sunnydale HOPE	SF Block 3	A Sustainab	ole Transpo	rtation Infra	structure (S	TI) Sources	and Uses E	Budget PIN	47838			4/27/21
If proposing multiple distinct STI Capital Projects, prov	ide detail for ea	ch Project in se	parate budgets	below. Amoun	ts from each bu	dget will autosu	um at the bottor	m. The sum will	be used to dete	rmine the total	STI funds reques	sted and cost cap.
					ALL	FUNDING SOUR	RCES					
Cost Category	AHSC STI Grant	State Rail Assistance	0	0	0	0	0	0	0	0	Sources Total	Comments
		•	STI BUDGET	#1 - Caltrain Ele	ctric Multiple U	nit Vehicle Proc	urement	<u> </u>	<u> </u>			
Environmental review/studies											\$0	
Plan Specification and Estimates											\$0	
Right of way support costs											\$0	
Site or right of way acquisition for Cap. Improvement Project											\$0	
Other Soft Costs (Specify): City Agency Fees											\$0 \$0	
Other Soft Costs (Specify): Construction Support Costs Other Soft Costs (Specify): Transit Construction Support Costs											\$0 \$0	
Other Soft Costs (Specify): Transit Construction Support Costs Other Soft Costs (Specify):											\$0 \$0	
Total Soft Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0 \$0	
Clearing and Grubbing	70	70	**	1	70	70	***	**	70	<b>4</b> 0	\$0	
Demolition Demolition											\$0	
Grading											\$0	
Soil Stabilization (Lime, etc.)											\$0	
Erosion/Weed Control											\$0	
Dewatering											\$0	
Other Site Preparation (Specify):											\$0	
Total Site Preparation	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Sanitary Sewer											\$0	
Irrigation											\$0	
Storm Drain  Detention Basin/Culverts											\$0 *0	
Other Site Utilities (Specify):				+				+			\$0 \$0	
Total Site Utilities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Aggregate Base	Ψ0	φυ	φυ	φ0	ΨΟ	φυ	Ψ0	Ψ0	ΨΟ	ΨΟ	\$0	
Asphalt Pavement								1			\$0	
Sidewalk, Curb and Gutter											\$0	
Street Lights											\$0	
Striping/Barricades (Bicycle Facilities)											\$0	
Signage											\$0	
Crossing and Traffic Signals											\$0	
Roundabouts, median islands or curb extensions											\$0	
Other traffic calming surface improvements											\$0	
Other Complete Street Improvements (Specify):											\$0	
Other Complete Street Improvements (Specify):	**	**	40	40	**	**	40	40	**	**	\$0	
Total Complete Streets Improvements - Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0 *0	
Striping/Barricades (for dedicated bus lanes) Sidewalk, Curb and Gutter											\$0 \$0	
Street Lights											\$0 \$0	
Signage											\$0	
Signaling Prioritization Technology											\$0	
Boarding infrastructure											\$0	
Seating/Benches											\$0	
Bus/Transit Shelters											\$0	
Vehicles	\$7,350,000	\$2,450,000									\$9,800,000	
Other ITS Technology											\$0	
Other Transit and Station Areas (Specify):											\$0	
Other Transit and Station Areas (Specify):	A	40 :==	4.5			4 -		4.5			\$0	
Total Transit and Station Areas - Construction	\$7,350,000	\$2,450,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,800,000	
Urban Greening (Specify):											\$0 *0	
Urban Greening (Specify):											\$0 \$0	
Urban Greening (Specify):  Total Urban Greening	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0 \$0	
Provide Name of Impact Fee	φυ	ΨU	φυ	φU	ΨU	φυ	φυ	φυ	ΨU	φυ	\$0 \$0	
											\$0	
Provide Name of Impact Fee												
Provide Name of Impact Fee  Total Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	

### Sunnydale HOPE SF Block 3A Sustainable Transportation Infrastructure (STI) Sources and Uses Budget PIN 47838

4/27/21

If proposing multiple distinct STI Capital Projects, provide detail for each Project in separate budgets below. Amounts from each budget will autosum at the bottom. The sum will be used to determine the total STI funds requested and cost cap.

					ALL	FUNDING SOUR	RCES					
Cost Category	AHSC STI Grant	State Rail Assistance	0	0	0	0	0	0	0	0	Sources Total	Comments
Other Activity Costs (Specify):											\$0	
Total Activity Delivery Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Transit Operations for service expansion §103(a)(3)(A)(v)											\$0	
Employee Reporting											\$0	
Other Capital Asset Costs (Specify):											\$0	
Total Other Capital Asset Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Total STI #1 Budgeted Project Costs	\$7,350,000	\$2,450,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,800,000	

Provide Urban Greening Details and explain unusual or extraordinary circumstances that have resulted in higher than expected Project costs; provide a justification as to why these costs are reasonable.

9
STI BUDGET #2 -
Visitacion A
Avenue (
Corridor
Bike 8
Ped
<b>Improvements</b>

			SII BUDGET #2	2 - Visitacion Av	enue Corridor I	Bike & Ped Impr	ovements					
Environmental review/studies	\$1,000										\$1,000	
Plan Specification and Estimates	\$40,000										\$40,000	
Right of way support costs	\$100,000										\$100,000	
Site or right of way acquisition for Cap. Improvement Project	\$0										\$0	
Other Soft Costs (Specify):											\$0	
Other Soft Costs (Specify):											\$0	
Other Soft Costs (Specify):											\$0	
Other Soft Costs (Specify):											\$0	
Total Soft Costs	\$141,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$141,000	
Clearing and Grubbing											\$0	
Demolition	\$20,000										\$20,000	
Grading	\$20,000										\$20,000	
Soil Stabilization (Lime, etc.)	\$40,000										\$40,000	
Erosion/Weed Control	¥ 2,222										\$0	
Dewatering											\$0	
Other Site Preparation (Specify):											\$0	
Total Site Preparation	\$80,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$80,000	
Sanitary Sewer	\$52,000	+	4.0	***	4.0	4.0	ų,	***	Ţ	4.0	\$52,000	
Irrigation	ψοΞ,σσσ										\$0	
Storm Drain	\$124,000		1								\$124,000	
Detention Basin/Culverts	\$168,000		1								\$168,000	
Other Site Utilities (Specify): Relocate fire hydrant valves	\$20,000										\$20,000	
Total Site Utilities	\$364,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$364,000	
Aggregate Base	\$25,000	Ψ	Ψ*	ų,	Ψ0	Ψ0	<del>-</del>	40	ΨÜ	ΨŪ	\$25,000	
Asphalt Pavement	\$60,000										\$60,000	
Sidewalk, Curb and Gutter	\$500,184										\$500,184	
Street Lights	\$50,000		1								\$50,000	
Striping/Barricades (Bicycle Facilities)	\$200,000		1								\$200,000	
Signage	\$4,000										\$4,000	
Crossing and Traffic Signals	\$20,000		1								\$20,000	
Roundabouts, median islands or curb extensions	Ψ20,000										\$0	
Other traffic calming surface improvements											\$0 \$0	
Other Complete Street Improvements (Specify):											\$0 \$0	
Other Complete Street Improvements (Specify):											\$0 \$0	
Total Complete Streets Improvements - Construction	\$859,184	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$859,184	
Striping/Barricades (for dedicated bus lanes)	\$039,104	φυ	ΨΟ	φυ	ΨΟ	ΨΟ	φυ	Ψ0	φυ	φυ	\$0	
Sidewalk, Curb and Gutter											\$0 \$0	
Street Lights											\$0 \$0	
Signage											\$0 \$0	
Signaling Prioritization Technology												
											\$0 \$0	
Boarding infrastructure Seating/Benches											\$0 \$0	
Bus/Transit Shelters												
											\$0 *0	
Vehicles											\$0 ***	
Other ITS Technology											\$0	
Other Transit and Station Areas (Specify):											\$0	

### Sunnydale HOPE SF Block 3A Sustainable Transportation Infrastructure (STI) Sources and Uses Budget PIN 47838

4/27/21

If proposing multiple distinct STI Capital Projects, provide detail for each Project in separate budgets below. Amounts from each budget will autosum at the bottom. The sum will be used to determine the total STI funds requested and cost cap.

					ALL	FUNDING SOUR	RCES					
Cost Category	AHSC STI Grant	State Rail Assistance	0	0	0	0	0	0	0	0	Sources Total	Comments
Other Transit and Station Areas (Specify):											\$0	
Total Transit and Station Areas - Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Urban Greening (Specify):											\$0	
Urban Greening (Specify):											\$0	
Urban Greening (Specify):											\$0	
Total Urban Greening	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Provide Name of Impact Fee											\$0	
Provide Name of Impact Fee											\$0	
Total Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Other Activity Costs (Specify): Design and Project Management											\$0	
Other Activity Costs (Specify):											\$0	
Total Activity Delivery Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Transit Operations for service expansion §103(a)(3)(A)(v)											\$0	
Employee Reporting											\$0	
Other Capital Asset Costs (Specify):											\$0	
Total Other Capital Asset Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Total STI #2 Budgeted Project Costs	\$1,444,184	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,444,184	

Provide Urban Greening Details and explain unusual or extraordinary circumstances that have resulted in higher than expected Project costs; provide a justification as to why these costs are reasonable.

				STI	BUDGET #3 -							
Environmental review/studies											\$0	
Plan Specification and Estimates											\$0	
Right of way support costs											\$0	
Site or right of way acquisition for Cap. Improvement Project											\$0	
Other Soft Costs (Specify):											\$0	
Other Soft Costs (Specify):											\$0	
Other Soft Costs (Specify):											\$0	
Other Soft Costs (Specify):											\$0	
Total Soft Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Clearing and Grubbing											\$0	
Demolition											\$0	
Grading											\$0	
Soil Stabilization (Lime, etc.)											\$0	
Erosion/Weed Control											\$0	
Dewatering											\$0	
Other Site Preparation (Specify):											\$0	
Total Site Preparation	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Sanitary Sewer											\$0	
Irrigation											\$0	
Storm Drain											\$0	
Detention Basin/Culverts											\$0	
Other Site Utilities (Specify):											\$0	
Total Site Utilities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Aggregate Base											\$0	
Asphalt Pavement											\$0	
Sidewalk, Curb and Gutter											\$0	
Street Lights											\$0	
Striping/Barricades (Bicycle Facilities)											\$0	
Signage											\$0	
Crossing and Traffic Signals											\$0	
Roundabouts, median islands or curb extensions											\$0	
Other traffic calming surface improvements											\$0	
Other Complete Street Improvements (Specify):											\$0	
Other Complete Street Improvements (Specify):											\$0	
Total Complete Streets Improvements - Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Striping/Barricades (for dedicated bus lanes)											\$0	

4/27/21

If proposing multiple distinct STI Capital Projects, provide detail for each Project in separate budgets below. Amounts from each budget will autosum at the bottom. The sum will be used to determine the total STI funds requested and cost cap.

					ALL	FUNDING SOUR	RCES					
Cost Category	AHSC STI Grant	State Rail Assistance	0	0	0	0	0	0	0	0	Sources Total	Comments
Sidewalk, Curb and Gutter											\$0	
Street Lights											\$0	
Signage											\$0	
Signaling Prioritization Technology											\$0	
Boarding infrastructure											\$0	
Seating/Benches											\$0	
Bus/Transit Shelters											\$0	
Vehicles											\$0	
Other ITS Technology											\$0	
Other Transit and Station Areas (Specify):											\$0	
Other Transit and Station Areas (Specify):											\$0	
Total Transit and Station Areas - Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Urban Greening (Specify):											\$0	
Urban Greening (Specify):											\$0	
Urban Greening (Specify):											\$0	
Total Urban Greening	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Provide Name of Impact Fee											\$0	
Provide Name of Impact Fee											\$0	
Total Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Other Activity Costs (Specify):											\$0	
Other Activity Costs (Specify):											\$0	
Total Activity Delivery Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Other Activity Costs (Specify):											\$0	
Other Activity Costs (Specify):											\$0	
Total Activity Delivery Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Transit Operations for service expansion §103(a)(3)(A)(v)											\$0	
Employee Reporting											\$0	
Other Capital Asset Costs (Specify):											\$0	
Total Other Capital Asset Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Total STI #3 Budgeted Project Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	

Provide Urban Greening Details and explain unusual or extraordinary circumstances that have resulted in higher than expected Project costs; provide a justification as to why these costs are reasonable.

TOTAL SUSTAINABLE TRANSPORTATION INFRASTRUCTURE (STI) BUDGET											
Total Soft Costs	\$141,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$141,000
Total Site Preparation	\$80,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$80,000
Total Site Utilities	\$364,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$364,000
Total Complete Streets Improvements - Construction	\$859,184	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$859,184
Total Transit and Station Areas - Construction	\$7,350,000	\$2,450,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,800,000
Total Urban Greening	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Activity Delivery Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Other Capital Asset Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total STI Budgeted Project Costs	\$8,794,184	\$2,450,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$11,244,184

			Sunnydale HOPE SF BI				s (TRA)	PIN 47	<b>'838</b>				4/2	7/21
TRA Project Summary  Description (include: the general location and description A.L. O.: 7. O. Cens										onelle				
	Project Nan	ne .	of each TRA improve		dress		City Zip		County		Census Tracts APN		PNs	
	Visitacion Avenu Corridor TRA		ect will install lighting, signange and and ped improvements.	Visitacion Avenue and San Frar Hahn Street			SCO	94134	San Francisco	607	5060502			
	Improvements													
#														
TRA														
	Latitude: N/A Select the primary transit mode supported by this TRA:										: Micro	otransit		
۱ #2														
TRA														
	Latitude:		Longitude:		!	Select the	primary tra	ınsit mod	le supporte	ed by this TRA	:			
	Latitude: Select the primary transit mode supported by this TRA:													
_														
(A #3														
TRA														
	Latitude:		Longitude:			Select the	primary tra	ınsit mod	le supporte	ed by this TRA	:			
Enter # & Amt. of new: Bus Shelters 0 AHSC Funds \$0 Bicycle Parking At Transit 0 AHSC Funds \$0 Bus Stop Benches 0 AHSC Funds \$0												0		
Safe and Accessible Walkways - length (in feet) of sidewalk directly improved (ex. provided shade to, illuminated) 0 Pedestrian Paths (linear feet) 0.0 Type # of Transit Routes Improved 1 Station Area or Transit Access Improvements Yes Other (describe): Bus bulbs, bus pads, sidewalk pads														
ID all intended outcomes of proposed active transportation component: Improved compliance with traffic laws Yes Other barriers that may have existed on route (describe below) Yes														
Improved sight distance/visibility Yes Elimination of potential conflict points Yes Reduced vehicular speed/volume Yes Reduce vehicular turning speeds  TRA Eligible Costs §103(a)(4) and Ineligible Costs §103(c)														
(B)(i) We certify the capital improvements in the TRA budget are publicly accessible and provide supportive amenities to cyclists, pedestrians, and transit riders (i.e. bike parking, bus														
shelt	er, benches, st	reet trees, etc	.) within the defined Project Are	ea meeting the §102(c) or	r (d) transit ı	equirements.		Bude	geted	Cost Ca	n l	Over	age	100
(B)(ii) Total amount of eligible TRA soft costs cannot exceed 10% of the total AHSC Program award. \$106,111 \$2,120,530									\$0		Ok			
(B)(iv) Total amount of Activity Delivery Costs associated with the implementation of the Capital Project cannot exceed 10% of the costs associated with the Capital Project. \$125,512									2	\$0		Ok		
(B)(\	(B)(v) Capital Project costs in budget that are required as a condition of local approval for the TRA?  No If Yes, upload documentation below													
File Name TRA Cap Project Costs Documentation showing Capital Project costs are required as condition of local approval for TRA. Uploaded to HCD? N/A  (C) Total combined requested grant amount for your STI Capital Projects and TRA Capital Projects cannot exceed \$10M?												N/A Ok		
§103(c) We certify the AHSC TRA funded cost do not include any of the following ineligible costs:														
(1) Costs are not eligible if there is another feasible, available source of committed funding for the STI portion to be funded by AHSC or if the cost is incurred prior to the AHSC award; (2) Routine maintenance or operations of transportation infrastructure including the general transit fleet, not including maintenance or operations associated with AHSC funded transit														
service expansion, including expansion beyond service levels offered during the COVID-19 pandemic;												Yes		
<ul><li>(3) In lieu fees for local inclusionary housing programs;</li><li>(4) Ongoing operational costs beyond the term of the grant (three years) for Program Costs;</li></ul>														
<ul><li>(5) All costs associated with automobile or motorcycle parking (excluding electric vehicle charging infrastructure);</li><li>(6) Costs and fees associated with the ongoing provision of internet service.</li></ul>														
TRA Grant Terms §104(c)														
(1) We certify that the grant does not result in a profit that exceeds the commercially reasonable range for other improvements of similar size and level of risk.														
(2) We acknowledge that AHSC Program grant funds will be disbursed as reimbursed progress payments for eligible costs incurred after the execution of the St amount not to exceed the AHSC Program award of funds.											itandaı	rd Agreem	ent in t	Yes
(3) We acknowledge if the TRA Project includes multiple phases or developments, all entitlements and construction funding commitments for the first phase multiple phases or developments.											ust be	received p	rior to	Yes
disbursement.  TRA Threshold §106(a)														
(7) TRA Enforceable Funding Commitments (EFC): see Appendix A (t) - for an explanation of Enforceable Funding Commitments (EFC).														
# C	Committed by Full App	Commitment		Source Typ	Lier	. Amoui	nt	Inte	Interest Rate		rm - t of	Required		Balloon
EFC	Deadline?	Date	(listed in order of lien pr	iority)	NO.		Rate	te	Туре		onths	Debt Serv	rvice	?
2	Yes Yes	11/1/19	AHSC TRA Grant  Priority Conservation Area Grant	State-HCD  (MTC) Other		\$1,061,1 \$194,00								
3	1 63	11/1/19	I nonty Conservation Area Grant	Julie Julie		ψ194,00								
4 5														
6														
7														
8														
10	94,000	al Committee	Non-AUSC TDA Eurada	TOTAL (must sevel TO	Budget A	nt) \$4.055	115							
<b>\$</b> 1	94,000 < <i>Tot</i>	aı Güririlitted	Non-AHSC TRA Funds	TOTAL (must equal TRA	a buuget Af	<i>ııı,</i>   ⊅1,∠33,′	113							

		Sunnydale HOF	PE SF Block 3A Tra	ansportation R	Related	Amenities	s (TRA)	PIN 47838		4/27/21
	criptic	n of unusual or extraordinary circu	mstances that have res	sulted in higher tha	an expect	ed Project o	costs and	provide a justification as to	why these costs are reaso	onable.
N/A	LEC	TDA4. FFC TDA9. FFC TDA9	Cum outing dooring out	tion for the 1 non	ALICOTI	DA fundina	a a ma ma it ma	onto	Liping ded to LICD	Ol Van
File Name		TRA1; EFC TRA2; EFC TRA3 nowledges completion and approve	Supporting documents						Uploaded to HCD	
grant funds.	iii ack	nowledges completion and approve	ar or adoption of all nec	cosary crivitorine	intai oleai	ances for the	ansportat	ion components must be att	anied by initial disbursein	Yes
NEPA:			ls Federal funding prop	osed that will trigg	ger NEPA	requiremer	nts? No	If Yes, enter date of "Autl	hority to Use Grant Funds	s" N/A
	•	pproved "by-right"? No Is Projec		- J			N/A	Final EIR Date: 5		
	<u> </u>	special NEPA and/or CEQA Specia	Il Circumstances or exe	mptions and prov	ide estim	ated/actual	completio	on dates of all necessary env	vironmental clearances.	
Project anticip	bates (	CEQA approval by 2022.								
File Name	TDA	Environmental	Convert all anvironmen	etal algoranaca (a	a Enviro	nmantal Imr	naat Dana	ort) or Nation of Evamption	Liplandad to HCD	? N/A
			• •	•				ort) or Notice of Exemption.  nds" or clarify the current	Uploaded to HCD'	
File Name	TRA	Auth to Use Grant Funds	status of the issuance			,	O. G	indicate of the state of the st	Uploaded to HCD'	? N/A
` '		vide a listing and status of all discr	•			•	•	ew, required to complete each	ch TRA Project that have I	peen
granted, subm	nitted	or to be applied for to the appropria	· · · · · · · · · · · · · · · · · · ·		al planning	g documents	S			
		Agency / Issuer	Land Use Approval  Date	Appr	oval Type	е		Comm	nents	
		N/A								
(11) Does app	olicant	or Developer of Project have Site	Control for each TRA P	roject? If yes, en	ter site co	ontrol form a	and the m	ost recent execution date be	elow (Site Control Appendi	ix A) Yes
Form of site c	ontrol	(See Site Control in Appendix A):	Other (describe below	)				Most recent document	t execution date:	V/A
If leasehold			estricted land value?	N/A Is acquis	sition cost	\$0 in Dev.	Budget?	N/A Prepaid lease	e loan used? If so answe	r (a-c) N/A
(a) Funding ai payments?	inount	based on the Present Value of lea	N/A (b) Ler	der requesting Re	es. Recei <sub>l</sub>	pts (not peri	missible)	N/A (c) Has loan amount b	een entered as a finance	cost? N/A
	specia	al circumstances, e.g. if there are n	nultiple TRA Projects p	ovide site control	information	on for each.				
		cted within public right-of-way owne								
File Name	TDA	Site Control	Appropriate decument	ation to domanatr	oto the fo	rm of site o	antral indi	inated above	Liplandad to HCD	? Yes
		nust demonstrate prior experience	Appropriate document						Uploaded to HCD	
		ing the ten years preceding the app			-		-	-		Jilipicted
-	•	ncy non-applicant so long as the ap		executed agreem	ent with t	hat specific	Locality of	or Transportation Agency for	the completion of the TR	Α
•		AHSC Project for which funding is a at demonstrates the prior experience								
(12) WILLIAN	plical		A Past Project #1					TRA Past Proje	ct #2	
Project Name	<del>)</del>	Mansell Streetcapes Improvement Pro	<u> </u>			Beach Chal	et Soccer l	<u>.</u>		
Development	t	RPD, Public Works, SFMTA				RPD				
Entity Completion [	Data	1/20/17				10/1/15				
Completion	Jale	Same project that converted Mansell S	Street's four vehicle travel	lanes into a two-wa	ay class		and rebui	It soccer fields with artificial turf	f, with associated new pathw	ays and
		bike path and pedestrian path between	n Visitacion Ave and Braz	il Ave. Prject also in	ncluded	extensive ne	ew lighting	for soccer fields, parking lot lig	hting and pathways lighting.	
Brief Descrip	tion	flashing beacons at Visitacion Ave, an and some wall seating.	d installation of dozes of s	street lights, new lar	nascaping	included ref	urbishing r	estroom buiding, and resurfacii	ng parking lot.	
		-								
			Where the party making	ng improvements	funded by	/ AHSC in n	ot a publi	c entity, an executed		
File Name	Past	Exp TRA1, Past Exp TRA2	· · ·	•	•		•	of similar infrastructure	Uploaded to HCD	? N/A
			improvements.							
	_	f the application date, the applican construction of the Project has not						action in the state or federa	l courts.	Yes Yes
` '	•	ct will not result in the loss or conve						or other uses according the	Dept. of Conservation's	
` '	-	and Monitoring Program (FMMP) w	•	<u> </u>	,			Ŭ.	'	Yes
		cumentation the TRA Project site is								
File Name		No Ag that the AHD Project site qualifies	Demonstrate TRA site			ed as agricu	ultural land	d per FMMP tool.	Uploaded to HCD	? Yes
•		•	,	• • • • • • • • • • • • • • • • • • • •		etermination	n must de	monstrate that the TRA site		
File Name	TRA	Ag Intill	qualifies as an Infill Sit	•					Uploaded to HCD	? N/A
		by a local public works department,	-					ocument below. I certify that	the TRA improvements a	are Yes
consistent wit	n all a	pplicable local rules, regulations, co					<u> </u>	with all applicable least miles		1.33
File Name	TRA	Local Approvals	regulations, codes, po	•	•	•		with all applicable local rules t entity.	Uploaded to HCD	? Yes
` ' ' '		Project involves demolition of existing	ng units affordable to lo	wer income house	eholds, th	e application	n must de	emonstrate the replacement	· · · · · · · · · · · · · · · · · · ·	
•	_	ater affordability, and equal to or g						•	•	
-		<ul> <li>These no net loss requirements ( units affordable to lower income ho</li> </ul>		•				-		
	•	ne five year period preceding the a	•	1		3				
N/A										
				TPA Mil	estones					
Please provid	e the	actual or anticipated completion da	te for the following perf				e Capital	Project. If a milestone is no	t applicable to a Capital P	roiect.
please enter "										- <b>,</b> ,
		edged that some of the following mi	•	•					-	•
-		se milestones not yet completed, p cate "NA" below.	iease provide a project	ea completion dat	e (MM/Y)	r) for each (	or the app	olicable items below. If not ap	oplicable to the specific Ca	apital
, ,		estone Schedule								Date

Sunnydale HOPE SF Block 3A Transportation Related Amenities (TRA) PIN 47838	4/27/21
Executed binding agreement between the Recipient and developer of the proposed development detailing the terms and conditions of the Project development.	N/A
Site Control of site(s) by proposed developer.	N/A
Completion of all necessary environmental clearances, including those required under CEQA and NEPA.	5/1/22
Obtaining all necessary and discretionary public land use approvals.	7/1/22
Submission of Final Construction Drawings and Specifications to the appropriate local permitting authority.	10/1/22
Commencement of construction.	2/1/23
Construction completion and closeout.	2/1/25
Program funds fully disbursed.	6/30/26
Have all milestone dates been entered above	? Yes

Sunnydale HOPE SF Block 3A Transportation Related Amenities (TRA) Sources and Uses Budget PIN 47838 4/27/21 If proposing multiple distinct TRA Capital Projects, provide detail for each Project in separate budgets below. Amounts from each budget will autosum at the bottom. The sum will be used to determine the total TRA funds requested and cost cap. ALL FUNDING SOURCES Priority **Cost Category** AHSC TRA Conservation Comments 0 0 0 0 0 0 0 0 Sources Total Grant **Area Grant** (MTC) TRA BUDGET #1 - Visitacion Avenue Corridor TRA Improvements Environmental review/studies \$0 Plan Specification and Estimates \$194,000 \$194,000 Right of way support costs \$0 Site or right of way acquisition for Cap. Improvement Project \$0 Other Soft Costs (Specify): Construction Management \$106,111 \$106,111 Other Soft Costs (Specify): \$0 Other Soft Costs (Specify): \$0 Other Soft Costs (Specify): \$0 **Total Soft Costs** \$106,111 \$194,000 \$0 \$0 \$300,111 \$0 \$0 \$0 \$0 \$0 \$0 Clearing and Grubbing \$0 Demolition \$0 Grading \$0 Soil Stabilization (Lime, etc.) \$0 Erosion/Weed Control \$0 \$0 Dewatering Other Site Preparation (Specify): Mobilization \$18,000 \$18,000 **Total Site Preparation** \$18,000 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$18,000 Sanitary Sewer \$0 Irrigation \$0 Storm Drain \$0 Detention Basin/Culverts \$0 Other Site Utilities (Specify): \$0 **Total Site Utilities** \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 Aggregate Base \$0 Asphalt Pavement \$0 Sidewalk, Curb and Gutter \$0 Street Lights \$819,729 \$819,729 Striping/Barricades (Bicycle Facilities) \$0 Signage \$25,275 \$25,275 Crossing and Traffic Signals \$0 Roundabouts, median islands or curb extensions \$0 Other traffic calming surface improvements \$0 Other Street Improvements (Specify): \$0 **Total Complete Streets Improvements - Construction** \$845,004 \$0 \$845,004 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 Striping/Barricades (for dedicated bus lanes) \$0 Sidewalk, Curb, and Gutter \$0 Street Lights \$0 Signage \$0 Signaling Prioritization Technology \$0 Boarding infrastructure \$0 Seating/Benches \$0 Bus/Transit Shelters \$0 Other ITS Technology \$0 Other Transit Station or Stop (Specify): \$0 Other Transit Station or Stop (Specify): \$0 **Total Transit Station or Stop - Construction** \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$45,000 Street Trees \$45,000 Bioswales \$0 andscaping \$47,000 \$47.000 Other Urban Greening (Specify): \$0 Other Urban Greening (Specify): \$0 **Total Urban Greening** \$92,000 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$92,000 Street Furniture \$0

If proposing multiple distinct TRA Capital Projects, provide detail for each Project in separate budgets below. Amounts from each budget will autosum at the bottom. The sum will be used to determine the total TRA funds requested and cost cap.

					ALL	FUNDING SOUR	RCES					
Cost Category	AHSC TRA Grant	Priority Conservation Area Grant (MTC)	0	0	0	0	0	0	0	0	Sources Total	Comments
Bicycle Repair Kiosks											\$0	
Bicycle Storage or Parking											\$0	
Drinking Fountains											\$0	
Other Amenities (Specify):											\$0	
Other Amenities (Specify):											\$0	
Total Amenities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Provide Name of Impact Fee											\$0	
Provide Name of Impact Fee											\$0	
Total Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Other Activity Costs (Specify):											\$0	
Other Activity Costs (Specify):											\$0	
Total Activity Delivery Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Employee Reporting											\$0	
Vehicles											\$0	
Other Capital Costs (Specify):											\$0	
Other Capital Costs (Specify):											\$0	
Total Other Capital Asset Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Total TRA #1 Budgeted Project Costs	\$1,061,115	\$194,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,255,115	
		41 41								· · · · · · · · · · · · · · · · · · ·		

Provide Urban Greening Details and explain unusual or extraordinary circumstances that have resulted in higher than expected Project costs; provide a justification as to why these costs are reasonable.

				TRA	BUDGET #2 -						
Environmental review/studies											\$0
Plan Specification and Estimates											\$0
Right of way support costs											\$0
Site or right of way acquisition for Cap. Improvement Project											\$0
Other Soft Costs (Specify):											\$0
Other Soft Costs (Specify):											\$0
Other Soft Costs (Specify):											\$0
Other Soft Costs (Specify):											\$0
Total Soft Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Clearing and Grubbing											\$0
Demolition											\$0
Grading											\$0
Soil Stabilization (Lime, etc.)											\$0
Erosion/Weed Control											\$0
Dewatering											\$0
Other Site Preparation (Specify):											\$0
Total Site Preparation	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Sanitary Sewer											\$0
rrigation											\$0
Storm Drain											\$0
Detention Basin/Culverts											\$0
Other Site Utilities (Specify):											\$0
Total Site Utilities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Aggregate Base											\$0
Asphalt Pavement											\$0
Sidewalk, Curb and Gutter											\$0
Street Lights											\$0
Striping/Barricades (Bicycle Facilities)											\$0
Signage											\$0
Crossing and Traffic Signals											\$0
Roundabouts, median islands or curb extensions											\$0
Other traffic calming surface improvements											\$0

Provide Urban Greening Details and explain unusual or extraordinary circumstances that have resulted in higher than expected Project costs; provide a justification as to why these costs are reasonable.

				TRA	BUDGET #3 -						
Environmental review/studies											\$0
Plan Specification and Estimates											\$0
Right of way support costs											\$0
Site or right of way acquisition for Cap. Improvement Project											\$0
Other Soft Costs (Specify):											\$0
Other Soft Costs (Specify):											\$0
Other Soft Costs (Specify):											\$0
Other Soft Costs (Specify):											\$0
Total Soft Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Clearing and Grubbing											\$0
Demolition											\$0

Sunnydale Ho	OPE SF Bloc	ck 3A Transp	ortation Re	elated Amen	ities (TRA) S	Sources and	d Uses Bud	get PIN 478	338			4/27/21
If proposing multiple distinct TRA Capital Projects, prov										ermine the total	TRA funds requ	ested and cost cap.
					ALL	FUNDING SOUF	RCES					
Cost Category	AHSC TRA Grant	Priority Conservation Area Grant (MTC)	0	0	0	0	0	0	0	0	Sources Total	Comments
Grading											\$0	
Soil Stabilization (Lime, etc.)											\$0	
Erosion/Weed Control											\$0	
Dewatering											\$0	
Other Site Preparation (Specify):											\$0	
Total Site Preparation	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Sanitary Sewer											\$0	
Irrigation											\$0	
Storm Drain											\$0	
Detention Basin/Culverts											\$0	
Other Site Utilities (Specify):	**	***	¢o.	60	ėo.	¢0	60	60	60	40	\$0 \$0	
Total Site Utilities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0 \$0	
Aggregate Base Asphalt Pavement											\$0 \$0	
Sidewalk, Curb and Gutter											\$0 \$0	
Street Lights											\$0	
Striping/Barricades (Bicycle Facilities)											\$0	
Signage											\$0	
Crossing and Traffic Signals											\$0	
Roundabouts, median islands or curb extensions											\$0	
Other traffic calming surface improvements											\$0	
Other Street Improvements (Specify):											\$0	
Total Complete Streets Improvements - Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Striping/Barricades (for dedicated bus lanes)											\$0	
Sidewalk, Curb, and Gutter											\$0	
Street Lights											\$0	
Signage											\$0	
Signaling Prioritization Technology											\$0	
Boarding infrastructure											\$0	
Seating/Benches											\$0	
Bus/Transit Shelters											\$0	
Other ITS Technology											\$0	
Other Transit Station or Stop (Specify):											\$0	
Other Transit Station or Stop (Specify):	**	***	60	60	60	<b>*</b> 0	60	60	60	¢0	\$0 \$0	
Total Transit Station or Stop - Construction Street Trees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0 \$0	
Bioswales											\$0 \$0	
Landscaping											\$0	
Other Urban Greening (Specify):											\$0	
Other Urban Greening (Specify):											\$0	
Total Urban Greening	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Street Furniture	**	7.0	+•	7.0	70	+-	7.0	7.0	4.0	-	\$0	
Bicycle Repair Kiosks											\$0	
Bicycle Storage or Parking											\$0	
Drinking Fountains											\$0	
Other Amenities (Specify):											\$0	
Other Amenities (Specify):											\$0	
Total Amenities	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Provide Name of Impact Fee											\$0	
Provide Name of Impact Fee											\$0	
Total Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Other Activity Costs (Specify):											\$0	
Other Activity Costs (Specify):	A.2	0.0	40	45	*-	45	45	45	4.5		\$0	
Total Activity Delivery Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0 \$0	
Employee Reporting											\$0	

## Sunnydale HOPE SF Block 3A Transportation Related Amenities (TRA) Sources and Uses Budget PIN 47838 4/27/21 If proposing multiple distinct TRA Capital Projects, provide detail for each Project in separate budgets below. Amounts from each budget will autosum at the bottom. The sum will be used to determine the total TRA funds requested and cost cap. ALL FUNDING SOURCES **Priority Cost Category AHSC TRA** Comments Conservation 0 0 0 0 0 0 0 0 Sources Total **Area Grant** Grant (MTC) Vehicles \$0 Other Capital Costs (Specify): \$0 Other Capital Costs (Specify): \$0 **Total Other Capital Asset Costs** \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 **Total TRA #3 Budgeted Project Costs** \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 Provide Urban Greening Details and explain unusual or extraordinary circumstances that have resulted in higher than expected Project costs; provide a justification as to why these costs are reasonable. TOTAL TRANSPORTATION RELATED AMENITIES (TRA) BUDGET \$194,000 **Total Soft Costs** \$106,111 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$300,111 Total Site Preparation \$18,000 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$18,000 **Total Site Utilities** \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 **Total Complete Streets Improvements - Construction** \$845,004 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$845,004 \$0 **Total Transit Station or Stop - Construction** \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 **\$0** Total Urban Greening \$92,000 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$92,000

\$0

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\$1,255,115

**Total Amenities** 

Total Impact Fees

**Total Activity Delivery Costs** 

**Total Other Capital Asset Costs** 

Total TRA Budgeted Project Costs

\$0

\$0

\$0

\$0

\$1,061,115

\$0

\$0

\$0

\$0

\$194,000

\$0

\$0

\$0

\$0

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\$0

				S	unnydale H	OPE SF	Block 3A Prog	grams (	PGM) PIN	47838					4/27	7/21
							PGM Project Su	, ,	. , , ,							
	Programs i	nclude ed	ducatio				or Active Transporteducation, and subs						on; workf	orce deve	lopment	t
Com	e cell comme plete all yellow or each Progra	v cells			Pro	gram Des	scription			Add	ress	City		Zip	Cou	nty
PGM #1	Transit Rider	rship Pro rest Clip	tricted to	60% AMI or les	ss meeting the th sit pass value is	reshold in 8 equal to \$8	r transit pass for 36 mo Section 106(a)(4) of th 31 per month per hous ugh SFMTA at a mont	e AHSC Geehold, altho	uidelines. The ugh the Project	Lot 3 Tent 9537	ative Map	San Francisco	941	34	San Fra	incisco
	Latitude: <mark>37.7</mark>	712169			Longitude:	-122.4170	78		Se	elect the P	rogram Co	st Type §103(	b)(1): <mark>Pro</mark>	gram Crea	tion	
PGM #2	Transit Rider Transit Deman Management ( Coordinator	d to s TDM) mod	support redes of tredes designed to	esidents, staff, a ansportation. Th	and visitors in ma ne strategies will nong transit-relat	iking trips t align with S	ategies within the Sunr to and from the AHD n San Francisco city age and nonprofit agencies	eighborhoo ncies' trans	d by sustainable portation goals	1256 Mark	et Street	San Francisco	941	02	San Fra	ncisco
	Latitude: 37.7				Longitude:							st Type §103(	1 1 1			
8	Workforce Development Programming	App time ong resi	plicants ved to congoing effo	will provide work rrespond to a co orts of the Sunn	force training an instruction cycle i ydale Workforce	d support on the Sunr Developme	on Young Community I opportunities to Sunny nydale revitalization. The ent Initiative to develor sustainable employme	dale reside ne Program o a pipeline	nts in a cohort will support the of Sunnydale	1256 Mark	et Street	San Francisco	941	02	San Fra	incisco
	Latitude: 37.7	778183			Longitude:	-122.4159	- <b> </b>	[	Se	elect the P	rogram Co	st Type §103(	b)(1): Pro	gram Crea	tion	
	PGM Elig	ible Cos	sts §10	3(b) and Inel			eligible costs ma	ay includ	e operational	costs fo	r progran	ns for the te	rm of the	grant (3	years)	
` '	rogram Costs							1 41106								
PGM strate Appli	1 #2: The Co-/ egies outlined icants are con	Applicants within the nmitted to	are con Sunny providi	mmitted to ma dale HOPE SF	intaining the TE TDM Plan, whorce developme	OM Coord lich was went progra	n beyond the term of inator position for the written by the Develor imming to residents indard agreement and	e foreseea per and ap as the Sur	able future in or oproved by the	der to hav	e dedicate County of S	San Francisco.	PGM #3:	Likewise, t	he Co-	
										red pa	idgeted le juired trar asses/card	nsit Cos	t Cap	Ove	rage	
. ,	•		•		Project Area c sit passes/card		ceed 30% of the funded ed in §106(a).	ding reque	st for the overa	ıll	\$386,240	\$50	0,000	\$	60	Ok
(1) C (2) R servi (3) Ir (4) C (5) C	Costs are not extend to the coutine mainted ice expansion in lieu fees for Congoing operations associated.	eligible if the nance or , including local inclu tional cos ed with au	here is a operation operat	another feasible ons of transpole sion beyond se housing progre and the term of	le, available sou rtation infrastru ervice levels off rams; the grant (three	urce of co cture inclu ered durir e years) fo uding elec	following ineligible committed funding for uding the general trang the COVID-19 parts or Program Costs; etric vehicle chargings.	STI portio Insit fleet, Indemic;	not including m	•			-			Yes
							PGM Thres		` '							
(7) P	Committed by Full App	Commi	tment	So	C) See AHSC Go Durce Name Order of lien pr		Source Type	Lien No.	Amount		Interest I	Rate	Term - # of	Debt Ser		alloon ?
1	Deadline? Yes			AHSC PGM G	rant		State-HCD		\$500,000	Rate Trans		Type will not contri	months bute to \$		C PGM o	сар.
2																
3																
5 6																
7																
8																
10						15717	AL (must equal FG	w puquer								
Prov	-			on-AHSC PGN extraordinary			resulted in higher th	Amount	\$500,000 ed Proiect cost	s and prov	vide a iustii	fication as to w	hv these	costs are r	easonab	le.
N/A	2307.190							- 12 3 3 6	1,111 3030	F. O	, a.a.ii	. 2.2 10 1	,			
File	Name EF	C PGM1,	EFC PC	GM2, EFC PGI	M3 Supportin	g docume	entation for the 0 nor	n-AHSC P	GM funding cor	mmitments	S		Upl	loaded to F	ICD?	N/A
<u> </u>				· · · · · ·	vidence of two	orior PGM	projects similar to	the propos				, which have b	een comp	leted by th	e applica	ant
(12)	vvriich applica	un demon	เจแสเยร	ше рпог ехре	rience noted be PGM Past Pr		Mercy Housing Cal	iioiiila			PG	M Past Projec	t #2			

	Sunnydale HOPE SF Block 3A Programs (	PGM) PIN 47838	4/27/21
Project Name	1180 Fourth Street, San Francisco, CA 94158	Various	
Operating Entity	Mercy Housing California	Mercy Housing California	
Brief Description	Project is a 150-unit affordable property for households at or below 50% AMI located in San Francisco. Twenty percent of the units are set aside for formerly homeless families.	Resident services coordination by Mercy Housing California at affordable houthroughout California.	ising properties
	Project received funding from an HCD program in 2015. Onsite staff successfully	Resident Services Coordinators are responsible for resources and services for	
experience of the	administrated the city transit pass program, per the requirement of the HCD funding source.	This includes assisting them in orienting to their new neighborhood and learning to the	•
Program Operator with operating		navigate the public transit system and other forms of sustainable transportation proposed TDM Coordinator will expand upon this type of resident-facing supp	
similar successful		strategy implementation responsibilities while serving the AHD and surroundir neighborhood.	

(22) We certify the PGM is infeasible without AHSC Program funds, and other committed funds are not and will not be supplanted by AHSC Program funds.

Yes

**Program Need and Readiness** 

Please briefly describe the proposed Program(s) Activity

PGM #1: The Transit Pass Program will provide at no charge one unlimited monthly transit pass for 36 months (3 years) to all households restricted to 60% AMI or less. PGM #2: The TDM Coordinator will be responsible for overseeing policy and administration of the Sunnydale HOPE SF TDM Plan and developing programs and approaches to increase the use of sustainable transportation. Responsibilities include organizing direct outreach and events, educating and promoting sustainable and active modes of transportation, and coordinating with all relevant city agencies to make improvements and minimize barriers. PGM #3: The Workforce Development Program will provide workforce training and support for 12 Sunnydale residents to prepare

Who are the targeted users for the Program(s)?

The targeted users or audience for the Programs are residents, staff, and visitors of the AHD Project as well as neighbors and community members within the Visitacion Valley neighborhood in which the AHD Project is located. The targeted users of the Workforce Development Program specifically are Sunnydale residents recruited throughout outreach efforts by the Co-Applicants.

What is the issue or need that the Program(s) is attempting to address, and how will it successfully address this issue or need?

The Transit Pass and TDM Coordinator Programs are designed to address the inequality and barriers that prevent low-income and immigrant communities of color from accessing affordable, reliable, sustainable, and active transportation, as well as the education and resources to maintain that transportation. The Workforce Development Program is designed to remove barriers to sustainable employment for Sunnydale residents including training, certifications, and union membership. This is successfully acheived by identifying and training residents to be work-ready and supporting their placement into construction and permanent jobs.

Describe additional design challenges and development costs incurred to meet the requirements of the Program.

The Programs require the availability of adequate space for office, outreach efforts, interagency meetings, and the full suite of other program activities. The AHD design team has worked through a variety of layout options to ensure all activities can be accomplished onsite or nearby within walking distance.

## **PGM Milestones** Please provide the actual or anticipated completion date for the following performance milestones for each. If a milestone is not applicable, select "N/A" **Program Milestone Schedule** Date Program designed. 11/30/16 Program operator identified. 11/30/16 Obtaining all enforceable funding commitments. N/A 5/1/22 Program operations start. 11/30/16 Identification and commitment of program operator and partners. Completion of a business or a work plan. 5/1/22 5/1/24 Identification of ongoing support for operation costs beyond grant period. Program funds fully disbursed 5/1/25 Have all milestone dates been entered above? Yes

	unnydale HC	PE SF Blo	ck 3A Progr	ams (PGM)	Sources and	l Uses Budg	et PIN 478	38				4/27/21
	_		_						The cum will	he used to dete	umine the total D	CM fundo requested
If proposing multiple distinct Programs, provide detail for e	each Program in	the PGM wor	ksheet and in se	parate budgets				im at the botton	n. The sum will	be used to dete	ermine the total P	GM funds requested.
					ALL	FUNDING SOUR	RCES					
Cost Category	AHSC PGM											Comments
, , , , , , , , , , , , , , , , , , ,	Grant	0	0	0	0	0	0	0	0	0	Sources Total	
					<u> </u>			<u> </u>	<u> </u>	<u> </u>		
			T	PGM BUDG	ET #1 - Transit F	asses	1	_	1	T		
Direct Staff Cost 1 (Specify)											\$0	
Direct Staff Cost 2 (Specify)											\$0	
Direct Staff Cost 4 (Specify)											\$0	
Direct Staff Cost 4 (Specify)											\$0	
Direct Staff Cost 5 (Specify)  Total Direct Staff Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0 \$0	
Other Indirect Staff Cost (Specify)	ΦU	ΦU	φU	<b>\$</b> 0	ΨU	ΨU	ΦU	\$0	<b>\$</b> 0	ΨU	\$0	
Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)											\$0	
Other Indirect Staff Cost (Specify)											\$0	
Total Indirect Staff Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Total Staff Costs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Travel	40	<del></del>	Ψ3	Ų,	ų,	40	<del>+</del> •	40	40	Ų.	\$0	
Equipment											\$0	
Required Transit Passes/Cards (see cell comment)	\$113,760										\$113,760	
Other Transit Passes	<b>*</b> * * * * * * * * * * * * * * * * * *										\$0	
Supplies (Specify)											\$0	
Supplies (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Total Other Capital Costs	\$113,760	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$113,760	
Total PGM #1 Budgeted Project Costs	\$113,760	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$113,760	
				T #2 - Transit De								
Transit Demand Management (TDM) Coordinator	\$205,713										\$205,713	
Direct Staff Cost 2 (Specify)											\$0	
Direct Staff Cost 3 (Specify)											\$0	
Direct Staff Cost 4 (Specify)											\$0	
Direct Staff Cost 5 (Specify)											\$0	
Total Direct Staff Costs	\$205,713	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$205,713	
Personnel Benefits and Other Indirect Staff Costs	\$82,285										\$82,285	
Other Indirect Staff Cost (Specify)											\$0	
Other Indirect Staff Cost (Specify)											\$0	
Total Indirect Staff Costs	\$82,285	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$82,285	
Total Staff Costs	\$287,998	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$287,998	
Travel											\$0	
Equipment											\$0	
Required Transit Passes/Cards (see cell comment)											\$0	
Other Transit Passes											\$0	
Materials for Meetings and Events	\$8,242										\$8,242	
Supplies (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)											\$0	
Other Capital Costs (Specify)	40.040	**	40	40	40	40	**	40	40	**	\$0	
Total Other Capital Costs	\$8,242	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,242	
Total PGM #2 Budgeted Project Costs	\$296,240	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$296,240	
Worldown Training Ct-#	<b>MAR 750</b>		PGW BUDGET	Γ#3 - Sunnydale	vvorktorce Dev	eiopment Progr	animing					
Workforce Training Staff	v 1 L 7 L O										**====	
Operating Expanses	\$15,758 \$50,846										\$15,758	
Operating Expenses Direct Staff Cost 3 (Specify)	\$59,846										\$59,846	
Direct Staff Cost 3 (Specify)											\$59,846 \$0	
Direct Staff Cost 3 (Specify) Direct Staff Cost 4 (Specify)											\$59,846 \$0 \$0	
Direct Staff Cost 3 (Specify) Direct Staff Cost 4 (Specify) Direct Staff Cost 5 (Specify)	\$59,846	¢n.	¢o.	ŧo.	\$0	¢n	\$0	ėn en	ŧn.	¢o.	\$59,846 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify) Direct Staff Cost 4 (Specify) Direct Staff Cost 5 (Specify)  Total Direct Staff Costs	\$59,846 \$75,604	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604	
Direct Staff Cost 3 (Specify) Direct Staff Cost 4 (Specify) Direct Staff Cost 5 (Specify)  Total Direct Staff Costs Other Indirect Staff Cost (Specify)	\$59,846	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341	
Direct Staff Cost 3 (Specify) Direct Staff Cost 4 (Specify) Direct Staff Cost 5 (Specify)  Total Direct Staff Costs Other Indirect Staff Cost (Specify) Other Indirect Staff Cost (Specify)	\$59,846 \$75,604	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0	
Direct Staff Cost 3 (Specify) Direct Staff Cost 4 (Specify) Direct Staff Cost 5 (Specify)  Total Direct Staff Costs Other Indirect Staff Cost (Specify) Other Indirect Staff Cost (Specify) Other Indirect Staff Cost (Specify)	\$59,846 \$75,604 \$11,341										\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs	\$59,846 \$75,604 \$11,341	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341	
Direct Staff Cost 3 (Specify) Direct Staff Cost 4 (Specify) Direct Staff Cost 5 (Specify)  Total Direct Staff Costs Other Indirect Staff Cost (Specify) Other Indirect Staff Cost (Specify) Other Indirect Staff Cost (Specify) Total Indirect Staff Costs Total Staff Costs	\$59,846 \$75,604 \$11,341										\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel	\$59,846 \$75,604 \$11,341	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment	\$59,846 \$75,604 \$11,341	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)	\$59,846 \$75,604 \$11,341	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes	\$59,846 \$75,604 \$11,341	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)	\$59,846 \$75,604 \$11,341	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Cost (Specify)  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)	\$59,846 \$75,604 \$11,341 \$11,341 \$86,945	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Cost (Specify)  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants	\$59,846 \$75,604 \$11,341	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)	\$59,846 \$75,604 \$11,341 \$11,341 \$86,945	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)  Other Capital Costs (Specify)	\$59,846 \$75,604 \$11,341 \$11,341 \$86,945	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Cost (Specify)  Total Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)  Other Capital Costs (Specify)  Other Capital Costs (Specify)	\$59,846 \$75,604 \$11,341 \$11,341 \$86,945	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Cost (Specify)  Total Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)	\$59,846 \$75,604 \$11,341 \$11,341 \$86,945	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)	\$59,846 \$75,604 \$11,341 \$86,945 \$3,055	\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)  Total Other Capital Costs	\$59,846 \$75,604 \$11,341 \$11,341 \$86,945 \$3,055	\$0 \$0	\$0 \$0	\$0 \$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0 \$0	\$0 \$0 \$0	\$0 \$0	\$0 \$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)	\$59,846 \$75,604 \$11,341 \$86,945 \$3,055	\$0 \$0	\$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 \$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$0 \$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Cost (Specify)  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)  Total Other Capital Costs  Total PGM #3 Budgeted Project Costs	\$59,846 \$75,604 \$11,341 \$86,945 \$3,055 \$90,000	\$0 \$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 TOTAL PRO	\$0 \$0 \$0 \$0 \$0 \$0 \$GRAM (PGM) BU	\$0 \$0 \$0 \$0 \$0 \$0 JDGET	\$0 \$0 \$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)  Total Other Capital Costs	\$59,846 \$75,604 \$11,341 \$11,341 \$86,945 \$3,055 \$90,000 \$281,317	\$0 \$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 TOTAL PRO	\$0 \$0 \$0 \$0 \$0 \$0 \$0 GRAM (PGM) BU	\$0 \$0 \$0 \$0 JDGET \$0	\$0 \$0 \$0 \$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 \$0 \$0 \$0	\$59,846 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	
Direct Staff Cost 3 (Specify)  Direct Staff Cost 4 (Specify)  Total Direct Staff Cost 5 (Specify)  Total Direct Staff Costs  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Other Indirect Staff Cost (Specify)  Total Indirect Staff Costs  Total Staff Costs  Travel  Equipment  Required Transit Passes/Cards (see cell comment)  Other Transit Passes  Supplies (Specify)  Supplies (Specify)  Required Certifications, Union Dues for Program Participants  Other Capital Costs (Specify)  Total Other Capital Costs  Total PGM #3 Budgeted Project Costs	\$59,846 \$75,604 \$11,341 \$86,945 \$3,055 \$90,000	\$0 \$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0 TOTAL PRO	\$0 \$0 \$0 \$0 \$0 \$0 \$GRAM (PGM) BU	\$0 \$0 \$0 \$0 \$0 \$0 JDGET	\$0 \$0 \$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0	\$0 \$0 \$0 \$0	\$59,846 \$0 \$0 \$0 \$75,604 \$11,341 \$0 \$0 \$11,341 \$86,945 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0	

	Gainiy	/dale H	55 Points May (noints in blue should salls) Total Quer		/27/21
			,	ntitative Self Score	52.
I) I ongth of	Contaxt Consitive Pikeways (PA		Active Transportation Improvements §107(b) - 10 Points Max		10
	Context Sensitive Bikeways (PA linear miles) of AHSC Funded Co		ensitive Bikeways (from STI worksheet): 0.76		2
	•		tion or Stop to an existing bicycle network or a bicycle network identified in an official public	planning	
	• .		st be directly linked by a new AHSC funded Context Sensitive Bikeway that has an entry point within	•	1
f either the Al	HD or Qualifying Transit Station or		he existing or planned bicycle network does not have to be comprised of Context Sensitive Bikeway	ys 1 point	
"la Nama	Biovala Nativork Compostivity		Identify the Project component that links the AHD or Qualifying Transit Station or Stop to a bicycle	Unloaded to UCD2	Va
ile Name	Bicycle Network Connectivity		network on the Transit Service Map (from Overview worksheet). Upload the official public planning document including map showing connectivity.	Uploaded to HCD?	Ye
B) Barriers to	safe access of bicycle routes -				
•	oject will address safe access of ro		Reduce vehicular speed or volume near bicycle users Eliminate potential conflict points		2
			Provide one of the following: Traffic and safety studies that detail existing problems, existing traffic		
ile Name	Safe Bicycle Routes		conditions and traffic projections from a Public Agency; photos of existing conditions that	Uploaded to HCD?	Ye
	<b>,</b>		demonstrate existing problems with the bikeway; or a letter from a Public Agency that explains the current problems with the bikeway, and how the proposed improvement will fix it.		
I) I ength of	Safe and Accessible Walkways				
			alks and TRA sidewalks improved (from STI & TRA worksheets): 2,310		2
	Crossing point that directly lin			L	
edestrian cro	ssing point within the Project Area	a that dir	rectly links two pedestrian networks that are unlinked for one quarter mile: placement of new s	idewalk	1
ile Name	Pedestrian Network Connectiv		PAM - identify a pedestrian crossing point that directly links two pedestrian networks that are	Uploaded to HCD?	Υe
			unlinked for one quarter mile along a walkable route.		
	o safe access of pedestrian rout oject will address safe access of ro		Address other barriers that may have existed Reduce vehicular speed or volume	near pedestrians	2
	.,		Provide one of the following: Traffic and safety studies that detail existing problems, existing traffic	1-0000000000000000000000000000000000000	
ile Name	Safe Pedestrian Routes		conditions and traffic projections from a Public Agency; photos of existing conditions that	Unloaded to LICDS	Ye
ne Haine	Sale redestrial Routes		demonstrate existing problems with the walkway; or a letter from a Public Agency that explains the	Uploaded to HCD?	16
			current problems with the walkway, and how the proposed improvement will fix it.		
		Gr	een Buildings and Renewable Energy §107(c) - 10 Points Max		10
	Iding Status - 3 points status beyond State mandatory b	auilding (	Construction Type: Residential Construction  Code requirements as verified: Green Point Rated New Construction	on: Gold	3
			Provide signed letter from a certified LEED Green rater, certified Green Point rater, or licensed		
ile Name	Green Building Status		engineer stating the green building status.	Uploaded to HCD?	Υe
2) AHD or Mi	xed Use Development powered	entirely	through electricity - 7 points max	•	
•	oject's level of	ne nowe	red entirely through electricity with no connections to natural gas infrastructure.		7
lectric design:		· .		11.1.1.1.1.1000	
ile Name	Electric Design		Document the AHD or Mixed Use Development will contain the level of electricity stated above.	Uploaded to HCD?	Ye
1) CTI Fundo	Postuacted as percentage of To		using and Transportation Collaboration §107(d) - 9 Points Max		7
HD & HRI Req	Requested as percentage of To		sted: \$8,794,184 Total AHSC Funds Requested: \$21,205,299	% OF TOTAL ANSO 41%	6
	' ' ' '		n or Stop) as percentage of Total AHSC Requested - 2 points max	Requested: 1170	
RA Req: \$1	TRA (Transit	\$0	Total AHSC Funds  Requested: \$21,205,299   TRA (Transit Station/Stop) Funds   0%   TRA Funds Requested:	equested as % 5%	1
	Station or Stop)		reducated.	SC Requested:	
	from other Greenhouse Gas Red m Project has received funding fro		Fund (GGRF) Program, which directly benefit or contribute to Project's development - 1 point none	g Amount: \$0	_
IGRE Plogial	The roject has received funding fro		Provide proof of funding: Notice of Final award (must include amount of program funding awarded	J Amount. 50	0
ile Name	GGRF Fund Evidence		and date of award), or documentation detailing how the funds received from said Program will	Uploaded to HCD?	N/
			contribute to the development of the AHSC Project.	·	
) h \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	<u>-</u>		Station Planning Area - 1 point max		
	in anyiranmentally cleared High Sr	peed Ra		No	
Project withi			il Station Planning Area?		
Project withi	High Speed Rail Area		Document Project being within environmentally cleared High Speed Rail Station Planning Area.	Uploaded to HCD?	N/
Project withi	High Speed Rail Area	Locat	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max	Uploaded to HCD?	N/ 5.
Project withi ile Name  I) Location E	High Speed Rail Area  Efficiency - Walkability - 3 points	Locat s max	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability	Uploaded to HCD?	N/ <b>5.</b> bility.
ile Name  I) Location E	High Speed Rail Area  Efficiency - Walkability - 3 points as or corridor: 1575 Sunnydale	Locat s max Avenue,	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max	Uploaded to HCD?  Index to determine Walkal ve Average Walkable	N/ <b>5.</b> bility.
ile Name  I) Location E  roject addres  2) Location E	High Speed Rail Area  Efficiency - Walkability - 3 points as or corridor: 1575 Sunnydale /	Locat s max Avenue,	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability  San Francisco, CA 94134 (approximate address)  Walkability Index: Above  333 points each; 3 points max (for each item below, answer Yes or No as to if these Key Destination	Uploaded to HCD?  Index to determine Walkal ve Average Walkable ons are within 1/2	N/ <b>5.</b> bility.
Project withing Project address Project address Project address Project address Project address Procery store-	High Speed Rail Area  Efficiency - Walkability - 3 points as or corridor: 1575 Sunnydale A  Efficiency to Key Destinations (FD)  meets CalFresh requirements:	Locat s max Avenue, PAM):	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability San Francisco, CA 94134 (approximate address)  Walkability Index: Above Abov	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  Cons are within 1/2  Bank or Post Office: Yes	5. bility.
ile Name  I) Location E roject addres  I) Location E roject addres  I) Location E rile of the AHI rocery store- redical clinic-	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor: 1575 Sunnydale // Efficiency to Key Destinations (FD) meets CalFresh requirements: accepts Medi-Cal payments:	Locat s max Avenue, PAM): Yes Yes	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability  San Francisco, CA 94134 (approximate address)  Walkability Index: Above Abo	Uploaded to HCD?  Index to determine Walkal ve Average Walkable ons are within 1/2	5. bility.
Project withing Project withing Project address Project Addres	High Speed Rail Area  Efficiency - Walkability - 3 points as or corridor: 1575 Sunnydale A  Efficiency to Key Destinations (FD)  meets CalFresh requirements:	Locat s max Avenue, PAM):	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability   San Francisco, CA 94134 (approximate address) Walkability Index: Above Abo	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  Cons are within 1/2  Bank or Post Office: Yes	5. bility. 2
Project withing Project address Project Project Address Project Projec	High Speed Rail Area  Efficiency - Walkability - 3 points as or corridor: 1575 Sunnydale /	Locat s max Avenue, PAM): Yes Yes Yes	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above Based Child Care facility: Yes Public library: Yes Public library: Yes Pharmacy: Yes Office park: No Park-accessible to general public: Yes University or junior college: No Funds Leveraged §107(f) - 4 Points Max	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  ons are within 1/2  Bank or Post Office: Yes  Place of Worship: Yes	5. bility. 2
Project withing Project withing Project address Project Addres	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor: 1575 Sunnydale // Efficiency to Key Destinations (FD) meets CalFresh requirements: accepts Medi-Cal payments:	Locat s max Avenue, PAM): Yes Yes Yes	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability  San Francisco, CA 94134 (approximate address)  Walkability Index: Above 333 points each; 3 points max (for each item below, answer Yes or No as to if these Key Destination  Licensed child care facility: Yes Public library: Yes Office park: No  Park-accessible to general public: Yes University or junior college: No  Funds Leveraged §107(f) - 4 Points Max  \$47,234,434 AHSC Funds Requested: \$21,205,299 Non-AHSC EFCs as a % of AF	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes  Place of Worship: Yes	N/ 5. bility. 2
Project withing le Name  ) Location Expression Expressi	High Speed Rail Area  Efficiency - Walkability - 3 points as or corridor: 1575 Sunnydale of Efficiency to Key Destinations (FD)  meets CalFresh requirements: accepts Medi-Cal payments: tary, middle or high school:  proceable Funding Commitments (EFC)	Locat s max Avenue, PAM): Yes Yes Yes Yes	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability  San Francisco, CA 94134 (approximate address)  Walkability Index: Above 333 points each; 3 points max (for each item below, answer Yes or No as to if these Key Destination  Licensed child care facility: Yes Public library: Yes Office park: No  Park-accessible to general public: Yes University or junior college: No  Funds Leveraged §107(f) - 4 Points Max  \$47,234,434 AHSC Funds Requested: \$21,205,299 Non-AHSC EFCs as a % of AFAnti-Displacement Strategies §107(g) - 6 Points Max	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes Place of Worship: Yes  HSC Requested: 223%	5. bility. 2
Project withing Project withing Project Address Project Address Project Address Process Project Address Process Project Address Process Project Address Project Address Project Projec	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor: 1575 Sunnydale of the second seco	Locat s max Avenue, PAM): Yes Yes Yes Or program	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability  San Francisco, CA 94134 (approximate address)  Walkability Index: Above 333 points each; 3 points max (for each item below, answer Yes or No as to if these Key Destination  Licensed child care facility: Yes Public library: Yes Office park: No  Park-accessible to general public: Yes University or junior college: No  Funds Leveraged §107(f) - 4 Points Max  \$47,234,434 AHSC Funds Requested: \$21,205,299 Non-AHSC EFCs as a % of AF	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes  Place of Worship: Yes  HSC Requested: 223%	N/ 5. bility. 2
Project withing Project withing Project withing Project address Project Projec	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor: 1575 Sunnydale // Efficiency to Key Destinations (FD)  meets CalFresh requirements: accepts Medi-Cal payments: tary, middle or high school:  proceable Funding Commitments (EFC)  mat either implement strategies of the displacement of local communications.	Locat s max Avenue, PAM): Yes Yes Yes Or programity resi	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability  San Francisco, CA 94134 (approximate address)  Walkability Index: Above Assuming Ass	Uploaded to HCD?  Index to determine Walkable  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes  Place of Worship: Yes  HSC Requested: 223%  # of Strategies	N/ 5. bility. 2
ile Name  I) Location E roject addres  III Location E roject addres  II Location E roject addres	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor: 1575 Sunnydale of Efficiency to Key Destinations (FD)  meets CalFresh requirements: accepts Medi-Cal payments: tary, middle or high school:  proceable Funding Commitments (EFC)  mat either implement strategies of displacement of local communications and the second communications are displacement of local communications.	Locat s max Avenue, Yes Yes Yes Yes Yes (s):	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability  San Francisco, CA 94134 (approximate address)  Walkability Index: Above 333 points each; 3 points max (for each item below, answer Yes or No as to if these Key Destination  Licensed child care facility: Yes Public library: Yes Office park: No  Park-accessible to general public: Yes University or junior college: No  Funds Leveraged §107(f) - 4 Points Max  \$47,234,434 AHSC Funds Requested: \$21,205,299 Non-AHSC EFCs as a % of AFANTi-Displacement Strategies §107(g) - 6 Points Max  rams, or are located in jurisdictions with policies, strategies or programs that currently exist dents from the area surrounding the Project - 1 point per strategy - 4 points max	Uploaded to HCD?  Index to determine Walkable  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes  Place of Worship: Yes  HSC Requested: 223%  # of Strategies	N/ 5. bility. 2 3.4 4
ile Name  I) Location E  roject addres  2) Location E  roject addres  2) Location E  roject addres  Alle of the AHI  rocery store-  dedical clinic-a  rublic element  on-AHSC Enfo  I) Projects the  prevent the  funding a  Affirmative	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor: 1575 Sunnydale of the Efficiency to Key Destinations (FD)  meets CalFresh requirements: accepts Medi-Cal payments: tary, middle or high school:   proceable Funding Commitments (EFC)  mat either implement strategies of the displacement of local communication multi-lingual tenant leger marketing strategies or plans targets.	Locat s max Avenue, Yes Yes Yes Yes Yes c):	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability Index: About San Francisco, CA 94134 (approximate address)  Walkability Index: About San Francisco, CA 94134 (approximate address)  Walkability Index: About San Francisco, CA 94134 (approximate address)  Walkability Index: About San Francisco, CA 94134 (approximate address)  Walkability Index: About San Francisco, CA 94134 (approximate address)  Walkability Index: About San Francisco, CA 94134 (approximate address)  Walkability Index: About San Francisco, CA 94134 (approximate address)  Walkability Index: About San Francisco, CA 94134 (approximate address)  Public library: Yes Public library: Yes Office park: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessibl	Uploaded to HCD?  Index to determine Walkable  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes  Place of Worship: Yes  HSC Requested: 223%  # of Strategies Implemented  4	3. 4
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Project withing a continuous project address and the second state of the AHL continuous projects the continuous projects address project address proje	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor: 1575 Sunnydale of Efficiency to Key Destinations (FD)  meets CalFresh requirements: accepts Medi-Cal payments: tary, middle or high school:  precable Funding Commitments (EFC)  mat either implement strategies of edisplacement of local community auntarily Implemented by Applicant community multi-lingual tenant legic marketing strategies or plans target community based organization with the service of the community based organization with the communi	Yes	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  ion Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Public library: Yes  Public library: Yes  Public library: Yes  Public library: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  University or Junior College: No  Funds Leveraged \$107(f) - 4 Points Max  Park-accessible to general public: Yes  University or junior college: No  Non-AHSC EFCs as a % of Above San Francisco, Calendary San Francisco, Ca	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes Place of Worship: Yes  HSC Requested: 223%  # of Strategies Implemented  need to be supplied by	3.0 4 No
Project withing a Affirmative Funding a Affirmative AHSC. The	High Speed Rail Area  Efficiency - Walkability - 3 points is or corridor:  Efficiency to Key Destinations (FD)  meets CalFresh requirements: accepts Medi-Cal payments: tary, middle or high school:  precable Funding Commitments (EFC)  mat either implement strategies or displacement of local community auntarily Implemented by Applicant community multi-lingual tenant leger marketing strategies or plans target community based organization with application must include an execution of the community Based Org Agrmn  Community Based Org Agrmn	Yes	Document Project being within environmentally cleared High Speed Rail Station Planning Area.  Jon Efficiency and Access to Destinations §107(e) - 6 Points Max  Enter Project address (or Project's center most point if no specific address) on US EPA Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Walkability Index: Above San Francisco, CA 94134 (approximate address)  Licensed child care facility: Yes Public library: Yes Office park: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Park-accessible to general public: Yes University or junior college: No Anti-Displacement Strategies §107(f) - 4 Points Max  \$47,234,434 AHSC Funds Requested: \$21,205,299 Non-AHSC EFCs as a % of Anti-Displacement Strategies §107(g) - 6 Points Max  Trans, or are located in jurisdictions with policies, strategies or programs that currently exist dents from the area surrounding the Project - 1 point per strategy - 4 points max  Tryes" for each strategy implemented). These Strategies must be funded by the AHSC Applicant. Seling service. These funds do not need to be supplied by AHSC.  Pearby neighborhoods, a Disadvantaged Community or a Low-Income Community.  Performance of the funds of	Uploaded to HCD?  Index to determine Walkale  Ve Average Walkable  Ons are within 1/2  Bank or Post Office: Yes Place of Worship: Yes  HSC Requested: 223%  # of Strategies Implemented  14  need to be supplied by unded work.  Uploaded to HCD?	3. 4 N/ N/ N/

	Sunnyd	lale HOPE SF Block 3A Quantitative	Policy Scoring §107 PIN 47838	4/27/21
•	ent requirements in targeted growth	areas such as transit stations, transit corridor	rs, job and housing rich areas, downtowns and revitalization areas or	r policies on sites No
	ursuant to Gov. Code §65583.2(g)(			
		quired by California Civil Code 1946.2. tenant stability beyond what is required by Ca	lifornia Civil Code 1946 2	Yes Yes
		(SRO) housing or mobile home parks.	illorrila Givii Code 1940.2.	Yes
	um conversion restrictions.	(erte) heading of module home parter		Yes
Land banki	ing programs actively receiving fund	ding with a cumulative value of at least \$1,000	0,000. If Yes, provide details below.	No
For each land b	banking program totalling at N/A			
	00 in allocations, enter the			
	followed by program type.			
	/ benefit zoning and/or other land va			No
	facilitate the development of new a	re assistance, or multi-lingual tenant legal cou	unseling services.	No No
	nus ordinances that expand on stat			No
			d how it relates to the AHSC Project; how strategies exceed	
File Name	Anti-Displacement Resident		ho will implement any strategies under "Voluntarily Up	ploaded to HCD? Yes
this Project to be given for a p be given for tw	prevent the displacement of loc policy, strategy, or program that eith popolicies, strategies, or programs,	or programs that either currently exist or ally-owned businesses from the area surrener currently exists or is newly implemented the either as one currently existing and one newly 1 point per strategy - 2 points max	bunding the Project. One point will Number of rough this Project. Two points will Existing  Vimplemented through this Project Strategies:	mber of Newly mented ategies:
	Implementation of an overlay zone	e to protect and assist small businesses	Existing Strategy Establishment of a small business advocate office are small business owner	nd single point of contact
	Creation and maintenance of a sn	nall business alliance	Increased visibility of the jurisdiction's small business	s assistance programs
	Formal program to ensure that so goods and services come from loc	me fraction of a jurisdiction's purchases of cal businesses	Will be Prioritization of Minority and Women Business Enter contracting	prises (MWBE) for public
File Name	Anti-Displacement Business	The state of the s	strategy, policy, or program claimed and include either a pplicant/Local Jurisdiction's implementation or requirement  Up	ploaded to HCD? Yes
	L	ocal Workforce Development & Hiring I	Practices §107(g) - 3 Points Max	3
cannot legally in A. Funding wor	implement local hire or workforce de	evelopment strategies must include an explan	strategy, projects in which every AHSC project component ation detailing these barriers in order to receive full points.  # o	of Strategies 2 ent rates for Yes
File Name	Workforce Strategy A, B, C, D	· · · · · · · · · · · · · · · · · · ·		ploaded to HCD? Yes
	artnership with a workforce develop es from Disadvantaged Communition	oment board that has a track record of succes	s serving disadvantaged populations and can demonstrate significan	nt job placement No
File Name	Workforce Development	Must submit program metrics detailing trained, and placed into state-certified a	the demographics and numbers of individuals recruited, apprenticeships or related jobs.	ploaded to HCD? Yes
C. Project is bo	ound by a Skilled and Trained workf	•		No
File Name	Skilled Workforce		the developer and the certified apprenticeship program	ploaded to HCD? N/A
D. Projects the	t have developed a Project labor or	outlining the mechanism to deliver on the	ie term of that commitment.	No
File Name	Workforce Agreement	Provide agreements, including a plan to	p pull a defined set of pre-apprentices from local programs	ploaded to HCD? N/A
E Projects that	t are located in jurisdictions with loc	with close and demonstrable connection call hire ordinances that directly apply to the Pr	···	Yes
rojecto tria	t are located in jurisdictions with loc		and a concrete plan to comply, including a specific number	163
File Name	Workforce Local Hires			ploaded to HCD? Yes
		Housing Affordability §107	(h) - 5 Points Max	5
Total AHD Unit	ts Restricted to Extremely Low Inco		HD Units: 80 ELI Restricted AHD Units as a % of Total AHD	Units: 21%
		Programs §107(i) - 2	Points Max	2
` '	ded Eligible Program - 1 point			
Proposed Eligil	· ·	Ridership Programs		1
` '		n - 1 point (if Yes, attach documentation) d the term of the AHSC Program grant (three	vears)?	Yes 1
File Name	Program Continuation		perator will sustain the program beyond the term of the	ploaded to HCD? Yes
		, a loo i rogiam grant (anob yours).		

	Sunnydale HOPE SI	F Block 3A Narrative-Based Scoring §107(k)(l)(m)(n) - 15 Points Max PIN 47838	4	/27/21
isted below fo	or each section of the write-up; the qu	tachment of a write-up that addresses the following questions and prompts below and in the Guidelines. Puestions should not be re-stated in the write-up. The total write-up may not exceed six pages, not including nation for each section is included either in the response for that section, or the required documentation for	g required documentatior	
File Name	Narrative	Provide a response to each prompt listed below. Each prompt is designated by *Narrative. The responses must be uploaded as a PDF and must not exceed 6 pages. See Narrative Scoring Rubric document for guidance in completing Narratives.	Uploaded to HCD?	Yes
		Collaboration & Planning - §107(k) - 4 Points		
(1) Local Pla	nning Efforts *Narrative		•	
•		lements, and if applicable, describe what particular components of the Project are derived from a local pla the Project. Refer to Section 107(m)(1) of the Guidelines for further guidance.	n. Explain how local gove	rnmen
File Name	Local Planning Efforts	Indicate the applicable section or elements of the local planning document Project will implement.	Uploaded to HCD?	Yes
(2) Housing a	and Transportation Collaboration *	*Narrative		
		ants or partners that worked together to create the proposed AHSC Project. Explain the process involved in the integration of housing, transportation, and urban greening infrastructure components in creating a component component in creating a component co		ate a
File Name	Site Plan & Project Map	Provide a site plan and Project area map (or context plan) detailing housing and transportation collaboration.	Uploaded to HCD?	Yes
		Community Benefits & Engagement - §107(I) - 6 Points		
(1) Communi	ity Engagement and Leadership *N	larrative Samuel Control of the Cont		
	ichibers and obos have been and w	ill be engaged. Describe efforts to involve Disadvantaged and/or Low-Income Community residents, include	ding how meetings were	
advertised an	nd made accessible.			Yes
advertised an File Name		Provide a completed AHSC Round 6 Community Engagement Tracker.	Uploaded to HCD?	Yes
advertised an File Name (2) Addressir Demonstrate process, a local For projects to needs that the	Community Tracker ng Community Needs *Narrative how the proposed AHSC Project medical needs assessment, as part of a loocated in a Disadvantaged Communication.	ets one or more identified community needs, articulating how these needs were identified (e.g. through the local health department plan or other city/county plan, etc.). Address community needs beyond the provision nity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvironts, applicants are encouraged to cite key factors contributing to less healthy community conditions from the second contributions.	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as con	it ortatio
advertised an File Name (2) Addressir Demonstrate process, a local For projects to needs that the	Community Tracker ng Community Needs *Narrative how the proposed AHSC Project medical needs assessment, as part of a located in a Disadvantaged Communicity projects will address. For all Projects	ets one or more identified community needs, articulating how these needs were identified (e.g. through the local health department plan or other city/county plan, etc.). Address community needs beyond the provision nity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvironts, applicants are encouraged to cite key factors contributing to less healthy community conditions from the second contributions.	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as con	it ortatio nmuni c score
advertised an File Name (2) Addressing Demonstrate process, a local For projects to needs that the as community	Community Tracker  ng Community Needs *Narrative  how the proposed AHSC Project medical needs assessment, as part of a loocated in a Disadvantaged Communicity projects will address. For all Projecty needs that their Project will address	ets one or more identified community needs, articulating how these needs were identified (e.g. through the local health department plan or other city/county plan, etc.). Address community needs beyond the provision nity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvironts, applicants are encouraged to cite key factors contributing to less healthy community conditions from the	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as continuity their Healthy Places Index	nt ortatio nmunit
advertised an  File Name (2) Addressir  Demonstrate process, a loc For projects to needs that the as community  File Name	Community Tracker  ng Community Needs *Narrative  how the proposed AHSC Project medical needs assessment, as part of a loocated in a Disadvantaged Communicity projects will address. For all Projecty needs that their Project will address	Provide a completed AHSC Round 6 Community Engagement Tracker.  ets one or more identified community needs, articulating how these needs were identified (e.g. through the call health department plan or other city/county plan, etc.). Address community needs beyond the provision ity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvirouts, applicants are encouraged to cite key factors contributing to less healthy community conditions from the community conditions from the community engagement process and how feedback from local residents was incorporated into the Project.	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as continuity their Healthy Places Index	ortatio nmunit
File Name (2) Addressing Demonstrate process, a local For projects to needs that the as community File Name  (1) Climate A Fill out the Cli	Community Tracker  Ing Community Needs *Narrative  In the proposed AHSC Project medical needs assessment, as part of a located in a Disadvantaged Community Projects will address. For all Projecty needs that their Project will address  Community Needs  Adaptation Assessment Matrix  Itimate Adaptation Assessment Matrix	Provide a completed AHSC Round 6 Community Engagement Tracker.  ets one or more identified community needs, articulating how these needs were identified (e.g. through the call health department plan or other city/county plan, etc.). Address community needs beyond the provision ity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvirouts, applicants are encouraged to cite key factors contributing to less healthy community conditions from the community conditions from the community engagement process and how feedback from local residents was incorporated into the Project.	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as contineir Healthy Places Index  Uploaded to HCD?	ortation nmuni c score
File Name Demonstrate Demonstrate Drocess, a location projects to the second that the second projects are community File Name  (1) Climate A Fill out the Climate community Project is con	Community Tracker  Ing Community Needs *Narrative  In the proposed AHSC Project medical needs assessment, as part of a located in a Disadvantaged Community Projects will address. For all Projecty needs that their Project will address  Community Needs  Adaptation Assessment Matrix  Itimate Adaptation Assessment Matrix	ets one or more identified community needs, articulating how these needs were identified (e.g. through the local health department plan or other city/county plan, etc.). Address community needs beyond the provision ity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvirouts, applicants are encouraged to cite key factors contributing to less healthy community conditions from the community engagement process and how feedback from local residents was incorporated into the Project.  Community Climate Resiliency - §107(m) - 3 Points  (link below) with climate Projections for the listed impacts and with technical descriptions of adaptive meaning the community engagement process.	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as contineir Healthy Places Index  Uploaded to HCD?	ortation nmunic score
File Name  (2) Addressing Demonstrate perocess, a local period of the community  File Name  (1) Climate A Fill out the Cliproject is confident out the Cliproject out the Cliproje	Community Tracker  ng Community Needs *Narrative  how the proposed AHSC Project medical needs assessment, as part of a located in a Disadvantaged Community Projects will address. For all Projecty needs that their Project will address  Community Needs  Adaptation Assessment Matrix  limate Adaptation Assessment Matrix  nsidering climate Projections from data	ets one or more identified community needs, articulating how these needs were identified (e.g. through the cal health department plan or other city/county plan, etc.). Address community needs beyond the provision ity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvirouts, applicants are encouraged to cite key factors contributing to less healthy community conditions from the community engagement process and how feedback from local residents was incorporated into the Project.  Community Climate Resiliency - §107(m) - 3 Points  ((link below) with climate Projections for the listed impacts and with technical descriptions of adaptive mean target sources besides those listed below, state where the data are from and if they use different assumptions	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as contheir Healthy Places Index  Uploaded to HCD?  The asures to be employed. If it is (e.g. time horizon).	the
File Name (2) Addressing Demonstrate process, a local process, a local process, a local process and the community  File Name (1) Climate A Fill out the Climate A Project is considered by Climate A Describe how pricks posed by cor county has section 65302	Community Tracker  Ing Community Needs *Narrative  In the proposed AHSC Project medical needs assessment, as part of a located in a Disadvantaged Community Projects will address. For all Projecty needs that their Project will address  Community Needs  Adaptation Assessment Matrix imate Adaptation Assessment Matrix insidering climate Projections from data Climate Matrix  Adaptation *Narrative  In the risk posed from changing climate by changing climate conditions, and contains added adaptation measures to the Climate Matrix (19) (19) (19) (19) (19) (19) (19) (19)	ets one or more identified community needs, articulating how these needs were identified (e.g. through the cal health department plan or other city/county plan, etc.). Address community needs beyond the provisionity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvirous, applicants are encouraged to cite key factors contributing to less healthy community conditions from the calculations.  Letter of support from local community-based, grassroots organization describing the community engagement process and how feedback from local residents was incorporated into the Project.  Community Climate Resiliency - §107(m) - 3 Points  (link below) with climate Projections for the listed impacts and with technical descriptions of adaptive meats sources besides those listed below, state where the data are from and if they use different assumptions AHSC Round 6 Climate Adaptation Assessment Matrix.  The conditions will be reduced by strategies listed in the Climate Adaptation Assessment Matrix. Consider the onsequences of those risks (impacts to occupant health and safety, structural integrity, heating and cooling General Plan or other local planning documents, describe how the Project conforms to the implementation to incorporate climate considerations in the Safety Element of the General Plan or other local plan or documents.	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as contheir Healthy Places Index  Uploaded to HCD?  The lifetime of Project eleming systems, etc.). If your least of that plan (Government)	the Years, ocal of
File Name (2) Addressing Demonstrate process, a local process, a local process, a local process and the community  File Name (1) Climate A Fill out the Climate A Project is considered by Climate A Describe how pricks posed by cor county has section 65302	Community Tracker  Ing Community Needs *Narrative  In the proposed AHSC Project medical needs assessment, as part of a located in a Disadvantaged Community Projects will address. For all Projecty needs that their Project will address.  Community Needs  Adaptation Assessment Matrix limits Adaptation Assessment Matrix asidering climate Projections from date Climate Matrix  Adaptation *Narrative  In the risk posed from changing climate by changing climate conditions, and continue added adaptation measures to the Ca (g)(4)), requires cities and counties to ponses according to climate impacts.	ets one or more identified community needs, articulating how these needs were identified (e.g. through the cal health department plan or other city/county plan, etc.). Address community needs beyond the provisionity or Low-Income Community, applicants are also encouraged to cite top burdens from their CalEnvirous, applicants are encouraged to cite key factors contributing to less healthy community conditions from the calculations.  Letter of support from local community-based, grassroots organization describing the community engagement process and how feedback from local residents was incorporated into the Project.  Community Climate Resiliency - §107(m) - 3 Points  (link below) with climate Projections for the listed impacts and with technical descriptions of adaptive meats sources besides those listed below, state where the data are from and if they use different assumptions AHSC Round 6 Climate Adaptation Assessment Matrix.  The conditions will be reduced by strategies listed in the Climate Adaptation Assessment Matrix. Consider the onsequences of those risks (impacts to occupant health and safety, structural integrity, heating and cooling General Plan or other local planning documents, describe how the Project conforms to the implementation to incorporate climate considerations in the Safety Element of the General Plan or other local plan or documents.	Uploaded to HCD?  The community engagement ons of housing and transposcreen 3.0 score as contheir Healthy Places Index  Uploaded to HCD?  The lifetime of Project eleming systems, etc.). If your least of that plan (Government)	the  Year

Air Pollution Exposure Mitigation Strategies: Identify pollutants of concern and/or known sources of pollution affecting the Project Area. Report the PM2.5, Diesel PM, Toxic Releases to Air, and Traffic Density percentiles as described in CalEnviroScreen 3.0 for the census tract in which the Project will be sited.\* Describe how air pollution mitigation strategies are utilized in the design of the Project, how they were selected, and how they address pollution sources.

		Overview worksheet Uploads						
FAAST FILE:	AB1550	Applicable CARB Priority Population Benefit Criteria Tables.	Uploaded to HCD?	Yes				
		Items marked with (PAM) in this application must be identified on the Project Area Map (PAM). This includes						
FAAST FILE:	Project Area Map  Quantitative Policy Scoring worksheet Active Transportation Improvements §107(b)(1), (4) & (5) and Location Efficiency and Access to Destinations §107(e)(2). Narrative Based Policy worksheet Collaboration & Planning §107(m)(2) must also be identified on the PAM. Refer to the Project Area Mapping Guidance.							
FAAST FILE:	Transit Service Map	Transit Service Map supporting the Qualifying Transit. Quantitative Policy Scoring worksheet Active Transportation Improvements §107(b)(2) must also be identifed on the Map. Refer to the Project Area Mapping Guidance.	Uploaded to HCD?	Yes				
FAAST FILE:	Transit Service Schedule	All documentation transit service schedule supporting the transit service area. All transit service schedules should be uploaded to "Transit Service Schedule" as one document.	Uploaded to HCD?	Yes				
FAAST FILE:	MPO Support Doc	Document from MPO identified in cell Y9 above confirming consistency with SCS or similar sustainable planning document in non-MPO regions, per §106(a).	Uploaded to HCD?	Yes				
FAAST FILE:	SCS or Equiv Regional Plan	Indicate the applicable section or elements of the SCS or equivalent regional plan detailing regional government involvement.	Uploaded to HCD?	Yes				
FAAST FILE:	Reloc Plan	Applicants must provide a Relocation Plan or documentation supporting no relocation.	Uploaded to HCD?	Yes				
FAAST FILE:	Hsng Element Letter	A jurisdiction's current housing element status is obtainable thru HCD's website	Uploaded to HCD?	Yes				
FAAST FILE:	Indian Tribe	If applicable, for all Federally recognized Indian Tribe Applicants, upload documentation to support requirements as described in Appendix B.	Uploaded to HCD?	N/A				
FAAST FILE:	STI TRA Agrmnt	If applicable, an applicant may provide an executed agreement with a specific Locality or transportation agency non-applicant for the completion of STI or TRA components for which funding is sought.	Uploaded to HCD?	Yes				
	App1 Cert & Legal Disclosure	See Certifications & Legal worksheet.	Uploaded to HCD?					
	App1 Resolution	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?	_				
	App1 OrgDoc1, App1 OrgDoc2, etc.	See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App1 OrgChart	See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App1 Signature Block	See Applicant Documents worksheet.  See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App1 Payee Data Record App1 FISCAL TIN FORM	See Applicant Documents worksheet.	Uploaded to HCD? Uploaded to HCD?	_				
		Dated 30 days or less from the application due date.	Uploaded to HCD?					
	App1 Cert of Good Standing App1 Tax-Exempt Status	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD?					
	App2 Cert & Legal Disclosure	See Certifications & Legal worksheet.	Uploaded to HCD?	_				
	App2 Resolution	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?					
FAAST FILE:	App2 OrgDoc1, App2 OrgDoc2, etc.	See Applicant Documents worksheet.	Uploaded to HCD?	Yes				
	App2 OrgChart	See Applicant Documents worksheet.	Uploaded to HCD?	Yes				
FAAST FILE:	App2 Signature Block	See Applicant Documents worksheet.	Uploaded to HCD?	_				
	App2 Payee Data Record	See Applicant Documents worksheet.	Uploaded to HCD?					
	App2 FISCAL TIN FORM	See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App2 Cert of Good Standing	Dated 30 days or less from the application due date.	Uploaded to HCD?					
	App2 Tax-Exempt Status	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.  See Certifications & Legal worksheet.	Uploaded to HCD?	+				
	App3 Cert & Legal Disclosure App3 Resolution	Signature required; see Applicant Documents worksheet.	Uploaded to HCD? Uploaded to HCD?					
		See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App3 OrgChart	See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App3 Signature Block	See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App3 Payee Data Record	See Applicant Documents worksheet.	Uploaded to HCD?	N/A				
FAAST FILE:	App3 FISCAL TIN FORM	See Applicant Documents worksheet.	Uploaded to HCD?	Yes				
	App3 Cert of Good Standing	Dated 30 days or less from the application due date.	Uploaded to HCD?					
	App3 Tax-Exempt Status	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD?					
	App4 Cert & Legal Disclosure	See Certifications & Legal worksheet.	Uploaded to HCD?	+				
	App4 Resolution	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?	+				
	App4 OrgDoc1, App4 OrgDoc2, etc.	See Applicant Documents worksheet.	Uploaded to HCD?					
	App4 OrgChart App4 Signature Block	See Applicant Documents worksheet.  See Applicant Documents worksheet.	Uploaded to HCD? Uploaded to HCD?					
	App4 Signature Block App4 Payee Data Record	See Applicant Documents worksheet.	Uploaded to HCD?	+				
	App4 FISCAL TIN FORM	See Applicant Documents worksheet.	Uploaded to HCD?					
	App4 Cert of Good Standing	Dated 30 days or less from the application due date.	Uploaded to HCD?					
	App4 Tax-Exempt Status	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD?					
		See Certifications & Legal worksheet.	Uploaded to HCD?					
	App5 Resolution	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?					
	App5 OrgDoc1, App5 OrgDoc2, etc.	See Applicant Documents worksheet.	Uploaded to HCD?					
	App5 OrgChart	See Applicant Documents worksheet.	Uploaded to HCD?					
	App5 Signature Block	See Applicant Documents worksheet.	Uploaded to HCD?	_				
	App5 Payee Data Record	See Applicant Documents worksheet.	Uploaded to HCD?					
-	App5 FISCAL TIN FORM	See Applicant Documents worksheet.	Uploaded to HCD?	_				
	App5 Cert of Good Standing App5 Tax-Exempt Status	Dated 30 days or less from the application due date.  Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD? Uploaded to HCD?	-				
	Owner Cert & Legal	See Certifications & Legal worksheet.	Uploaded to HCD?					
	Owner Resolution	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?					
	Owner OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.	Uploaded to HCD?					
	Owner OrgChart	See Applicant Documents worksheet.	Uploaded to HCD?					
	Owner Signature Block	See Applicant Documents worksheet.	Uploaded to HCD?					
	Owner Payee Data Record	See Applicant Documents worksheet.	Uploaded to HCD?	4				
	Owner FISCAL TIN Form	See Applicant Documents worksheet.	Uploaded to HCD?	_				
	Owner Cert of Good Standing	Dated 30 days or less from the application due date.	Uploaded to HCD?					
	Owner Tax-Exempt Status	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD?	N/A				
LAAOI LILE: I		See Certifications & Legal worksheet.	Uploaded to HCD?	Yes				
	Legal		<u> </u>					

FAAST FILE:	Managing General Partner Reso	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?	Yes
	Managing General Partner OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.	Uploaded to HCD?	Yes
		See Applicant Documents worksheet.	Uploaded to HCD?	Yes
LAASI EILE	Managing General Partner Signature Block	Uploaded to HCD?	Yes	
FAAST FILE:	Managing General Partner Payee Data Record	See Applicant Documents worksheet.	Uploaded to HCD?	Yes
	Managing General Partner TIN	See Applicant Documents worksheet.	Uploaded to HCD?	N/A
	Managing General Partner Cert of Good Standing	Dated 30 days or less from the application due date.	Uploaded to HCD?	Yes
FAAST FILE:	•	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD?	Yes
FAAST FILE:		See Certifications & Legal worksheet.	Uploaded to HCD?	Yes
FAAST FILE:	Administrative General Partner Reso	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?	Yes
FAAST FILE:	Administrative General Partner OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.	Uploaded to HCD?	Yes
FAAST FILE:	9	See Applicant Documents worksheet.	Uploaded to HCD?	Yes
FAAST FILE:	Administrative General Partner Signature Block	See Applicant Documents worksheet.	Uploaded to HCD?	Yes
FAAST FILE:	0	See Applicant Documents worksheet.	Uploaded to HCD?	Yes
		See Applicant Documents worksheet.	Uploaded to HCD?	N/A
FAAST FILE:	Administrative General Partner Cert of Good Standing	Dated 30 days or less from the application due date.	Uploaded to HCD?	Yes
FAAST FILE:	<u>_</u>	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD?	N/A
FAAST FILE:	Cert & Legal	See Certifications & Legal worksheet.	Uploaded to HCD?	
FAAST FILE:	Reso	Signature required; see Applicant Documents worksheet.	Uploaded to HCD?	
FAAST FILE:	OrgDoc1, OrgDoc2, etc	See Applicant Documents worksheet.	Uploaded to HCD?	
FAAST FILE:	OrgChart	See Applicant Documents worksheet.	Uploaded to HCD?	ı.
FAAST FILE:	Signature Block	See Applicant Documents worksheet.	Uploaded to HCD?	
FAAST FILE:	Payee Data Record	See Applicant Documents worksheet.	Uploaded to HCD?	
FAAST FILE:	TIN	See Applicant Documents worksheet.	Uploaded to HCD?	
FAAST FILE:	Cert of Good Standing	Dated 30 days or less from the application due date.	Uploaded to HCD?	
FAAST FILE:	Tax-Exempt Status	Evidence of tax-exempt status from IRS and from Franchise Tax Board for Corporations.	Uploaded to HCD?	
		Certification and Legal		
FAAST FILE:	Cert & Legal Explanation	Letter of explanation for any "Yes" answers or red shaded items above.  AHD-HRI	Uploaded to HCD?	N/A
FAAST FILE:	Net Density Verification	Letter and sealed site map certified by a California State-licensed professional (e.g., an engineer, surveyor, or	Uploaded to HCD?	Ves
	·	landscape architect) confirming the net density.  Documentation from a Locality, transit agency or special district that capital improvements are required	Uploaded to HCD?	
		§106(a)(5) Smoke Free Housing Lease Addendum, must be submitted prior to construction close.	Uploaded to HCD?	_
		Copy of all environmental clearances (e.g. Environmental Impact Report) or Notice of Exemption.	Uploaded to HCD?	
	AHD Auth to Use Grant Funds	For NEPA only, copy of the HUD 7015.16 "Authority To Use Grant Funds" or clarify the current status of the issuance of the HUD form.	Uploaded to HCD?	
	AHD Market Study AHD Site Control	Provide a completed market study prepared within one year of the application due date.  Appropriate documentation to demonstrate the form of site control indicated above.	Uploaded to HCD? Uploaded to HCD?	
		PTR, that is no more than 6 months old for the AHD Project.	Uploaded to HCD?	_
	·	Certificates of Occupancy for two recently completed affordable housing developments.	Uploaded to HCD?	_
FAAST FILE:		Demonstrate the AHD site is not within land designated as agricultural land per FMMP tool.  Applicants seeking an exemption to the FMMP determination must demonstrate that the AHD Project site	Uploaded to HCD?	Yes
FAAST FILE:	AHD Ag Infill  Applicants seeking an exemption to the FMMP determination must demonstrate that the qualifies as an Infill Site (as defined in Appendix A).		Uploaded to HCD?	N/A
FAAST FILE:	HRI Environmental	Copy of all environmental reports and clearances (e.g. EIR, Phase 1 Notice of Exemption).	Uploaded to HCD?	N/A
	HRI Auth to Use Grant Funds	For NEPA only, copy of the HUD 7015.16 "Authority To Use Grant Funds" or clarify the current status of the issuance of the HUD form.	Uploaded to HCD?	
	HRI Market Study	Completed market study prepared within one year of the application due date.  Appropriate documentation to demonstrate the form of site control indicated above.	Uploaded to HCD?	+
	HRI Site Control Past Exp HRI1, Past Exp HRI2	Appropriate documentation to demonstrate the form of site control indicated above.  Certificates of Occupancy for two recently completed affordable housing developments.	Uploaded to HCD? Uploaded to HCD?	_
FAAST FILE:		Demonstrate the HRI site is not within land designated as agricultural land per FMMP tool.	Uploaded to HCD?	
FAAST FILE:	•	Demonstrate that HRI Project site qualifies as an Infill Site (as defined in Appendix A).	Uploaded to HCD?	
	-			

FAAST FILE: Article XXXIV Attorney Opinion Demonstrate legal requirements of Article XXXIV and relevant Project facts have been considered. Uploaded FAAST FILE: Article XXXIV Authority Opinion Opinion of Article XXXIV Authority Opinion Opinion of Article XXIV and relevant Project facts have been considered. Uploaded FAAST FILE: I Utility Allowance Ucoral housing authority document showing current utility allowance hart, with relevant components circled. Uploaded Dev Sources  FAAST FILE: Utility Allowance Ucoral housing authority documents showing current utility allowance chart, with relevant components circled. Uploaded Dev Sources  FAAST FILE: STI Cap Project Costs  FAAST FILE: STI Cap Project Costs  Documentation of the 0 non-AHSC AFID & HRI funding commitments.  Documentation showing Capital Project costs are required as a condition of local approval for STI. Uploaded AFAST FILE: STI Ferrormonental properties of the Non-AHSC STI funding commitments.  FAAST FILE: STI Cap Project Costs  Documentation showing Capital Project costs are required as a condition of local approval for STI. Uploaded AFAST FILE: STI Auth to Use Grant Funds  FAAST FILE: STI Auth to Use Grant Funds  FAAST FILE: STI Auth to Use Grant Funds  FAAST FILE: STI Authority of Use Grant Funds  FAAST FILE: STI Stip Control  Appropriate documentation to demonstrate the form of site control indicated above.  Uploaded  PAAST FILE: STI No Ag  Demonstrate the HUID form.  Applicants seeking an exemption to the FIMMP determination used demonstrate that the STI site qualifies as an Initi Ste (as defined in Appendix A).  Stip Again Initial Approvals  Applicants seeking an exemption to the FIMMP determination must demonstrate that the STI site qualifies as an Initi Ste (as defined in Appendix A).  Statement from entity indicating the STI State and an applicable local rules, regulations, uploaded the STI State and Initial Step Ass defined in Appendix A).  Statement from entity indicating the STI Again Project costs are required as condition of local approv	Farticle XXXIV and relevant Project facts have been considered.  Uploaded to HCD? Yes uploaded to HCD? Yes a tax credit reservation, upload documentation.  Uploaded to HCD? N/A  Indis & Unit Mix  Showing current utility allowance chart, with relevant components circled.  Uploaded to HCD? Yes  Ves Sources  C & non-AHSC AHD & HRI funding commitments.  Uploaded to HCD? Yes  STI  Opect costs are required as a condition of local approval for STI.  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD
FAAST FILE:   Tax Credit Reservation   If the Project has already received a tax credit reservation, upload documentation.   Uploaded	a tax credit reservation, upload documentation.  Juploaded to HCD? Yes a tax credit reservation, upload documentation.  Juploaded to HCD? N/A  Juploaded to HCD? N/A  Juploaded to HCD? Yes  STI  Digical costs are required as a condition of local approval for STI.  Juploaded to HCD? N/A  Juploaded t
FAAST FILE: Tax Cradit Reservation   If the Project has already received a tax credit reservation, upload documentation.   Uploaded   Max Funds & Unit Mix   FAAST FILE:   Utility Allowance   Local housing authorily obcument showing current utility allowance chart, with relevant components circled.   Uploaded   Dev Sources   Dev Sources   Uploaded   Dev Sources   Development   FAAST FILE:   EFC AHD HR11; EFC AHD HR12; EFC   AHD HR12; EFC   AHD HR12; EFC   AHD HR12; EFC   Documentation for the 0 non-TACA & non-AHSC AHD & HR1 funding commitments.   Uploaded   FAAST FILE:   EFC STI1; EFC STI2; EFC STI3; etc.   Supporting documentation showing Capital Project costs are required as a condition of local approval for STI.   Uploaded   FAAST FILE:   STI Expromentation   Copy of all environmental clearances (e.g. Environmental impact Report) or Notice of Exemption.   Uploaded   FAAST FILE:   STI Auth to Use Grant Funds   For NEPA only, copy of the HUD 7015.16 "Authority" To Use Grant Funds" or clarify the current status of the susuance of the HUD form.   FAAST FILE:   STI Sia Control   Appropriate documentation to demonstrate the form of site control inclated above.   Uploaded   Where the party making improvements funded by AHSC is not a public entity, an executed agreement from a public agency certifying the satisfactory completion of similar infrastructure improvements.   FAAST FILE:   STI No Ag   Demonstrate the STI site is not within land designated as a gricultural land per FMMP tool.   Uploaded   FAAST FILE:   STI Aga Infill   Applicants seeking an exemption to the FMMP determination must demonstrate that the STI site qualifies as an Infill Site (as defined in Approxids   Statement from entity indicating the STI Capital Project is consistent with all applicable local rules, regulations, codes, policies and plane enforced or implemented by that entity.   FAAST FILE:   TRA Cap Project Costs   Documentation showing Capital Project costs are required as condition of local approval for TRA.   Uploaded   FAAST FILE:   TR	a tax credit reservation, upload documentation.  Inds & Unit Mix  showing current utility allowance chart, with relevant components circled.  Uploaded to HCD? Yes  av Sources  C & non-AHSC AHD & HRI funding commitments.  Uploaded to HCD? Yes  STI  Onon-AHSC STI funding commitments.  Uploaded to HCD? Yes  es (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? Yes  in Indian designated as a gricultural land per FMMP tool.  Or ton-AHSC TRA funding commitments that the STI site qualifies as it is a condition of local approval for TRA.  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded
FAAST FILE:   Ubility Allowance   Local housing authority document showing current utility allowance chant, with relevant components circled.   Uploaded	Ands & Unit Mix  Showing current utility allowance chart, with relevant components circled.  Uploaded to HCD? Yes  STI  Operatory Components are required as a condition of local approval for STI.  Uploaded to HCD? Yes  STI  Operatory Components Circled.  Uploaded to HCD? Yes  STI  Operatory Components Circled.  Uploaded to HCD? Yes  STI  Operatory Components are required as a condition of local approval for STI.  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? N/A  Uploaded to HCD? N/A  Uploaded to HCD? N/A  Uploaded to HCD? Yes  U
FAAST FILE: Utility Allowance   Local housing authority document showing current utility allowance chart, with relevant components circled.   Uploaded   Dev Sources   FAAST FILE:   EFC AHD HR11; EFC AHD HR12; EFC   AHD HR12; EFC   AHD HR13; etc.   STI   FAAST FILE:   STI Cap Project Costs   Documentation for the 0 non-TAGC & non-AHSC STI funding commitments.   Uploaded   FAAST FILE:   STI Cap Project Costs   Documentation showing Capital Project costs are required as a condition of local approval for STI.   Uploaded   FAAST FILE:   STI Cap Project Costs   Documentation for the 0 non-AHSC STI funding commitments.   Uploaded   FAAST FILE:   STI Levi to fuse frant Funds   Copy of all environmental clearances (e.g. Environmental Impact Report) or Notice of Exemption.   Uploaded   FAAST FILE:   STI Auth to Use Grant Funds   Fon NEPA only, copy of the HUD 7015-16 "Authority To Use Grant Funds" or clarify the current status of the susuance of the HUD form   FAAST FILE:   STI Site Control   Appropriate documentation to demonstrate the form of site control indicated above.   Uploaded   FAAST FILE:   STI No Ag   Demonstrate the STI site is not within land designated as agricultural land per FMMP root.   Uploaded   FAAST FILE:   STI Local Approvals   Sti Local Approv	showing current utility allowance chart, with relevant components circled.  Uploaded to HCD? Yes  STI  Digical costs are required as a condition of local approval for STI.  Uploaded to HCD? N/A  Upl
PAST FILE:   EFC AHD HRIT; EFC AHD HRIZ; EFC	STI  Toject costs are required as a condition of local approval for STI.  Uploaded to HCD? Yes Uploaded to HCD? Yes (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? Yes (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? N/A  Uploaded to HCD? Yes (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? N/A  Uploaded to HCD? Yes (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? Yes (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? Yes (e.g. Environmental Impact Report) or Notice of Exemption.  TRA  Uploaded to HCD? Yes (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? N/A  Uploaded to HCD
FAAST FILE:  FAAST FILE:  FAT Cap Project Costs  Documentation showing Capital Project costs are required as a condition of local approval for STI.  Uploaded CASAST FILE:  FAAST FILE:  FATI:  EFC STI1:  EFC STI2:  EFC STI2:  EFC STI3:  ECC.  SUpporting documentation for the 0 non-AHSC STI funding commitments.  Uploaded CASAST FILE:  STI Levitronmental  FAAST FILE:  STI Levitronmental Impact Report) or Notice of Exemption.  Uploaded FAAST FILE:  STI Levitron Leve Grant Funds  FAAST FILE:  STI Site Control  Appropriate documentation to demonstrate the form of site control indicated above.  Uploaded FAAST FILE:  STI Levitron Leve Striat Exp STI2  Where the party making improvements funded by AHSC is not a public agency certifying the satisfactory completion of similar intrastructure improvements from a public agency certifying the satisfactory completion of similar intrastructure improvements.  Uploaded PAAST FILE:  STI No Ag  Demonstrate the STI site is not within land designated as agricultural land per FMMP tool.  Uploaded Applicants seeking an exemption to the FMMP determination must demonstrate that STI site qualifies as an Infill Site (as defined in Appendix A).  Statement from entity indicating the STI Capital Project is consistent with all applicable local rules, regulations, codes, policies and plans enforced or implemented by that entity.  TRA  Documentation showing Capital Project costs are required as condition of local approval for TRA.  Uploaded Statement from entity indicating the STI Capital Project is consistent with all applicable local rules, regulations, codes, policies and plans enforced or implemented by that entity.  TRA  Documentation showing Capital Project costs are required as condition of local approval for TRA.  Uploaded Statement from entity indicating the STI Capital Project costs are required as condition of local approval for TRA.  Uploaded Statement from entity indicating the STI Capital Project costs are required as condition of local approval for TRA.  Uploaded Statement from en	STI  Oject costs are required as a condition of local approval for STI.  Uploaded to HCD? N/A  On-AHSC STI funding commitments.  Uploaded to HCD? N/A  O15.16 "Authority To Use Grant Funds" or clarify the current status of the Incents funded by AHSC is not a public entity, an executed agreement from a completion of similar infrastructure improvements.  In the FMMP determination must demonstrate that the STI site qualifies as it in improvements.  In one-AHSC TRA funding commitments.  Uploaded to HCD? N/A  One-AHSC TRA funding commitments.  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes
FAAST FILE: STI Cap Project Costs Documentation showing Capital Project costs are required as a condition of local approval for STI. Uploaded FAAST FILE: STI Cap Project Costs Supporting documentation for the 0 non-AHSC STI funding commitments. Uploaded FAAST FILE: STI Error STI2; EFC STI3; etc. Supporting documentation for the 0 non-AHSC STI funding commitments. Uploaded FAAST FILE: STI Auth to Use Grant Funds For NEPA only, copy of the HUD 7015.16 "Authority To Use Grant Funds" or clarify the current status of the issuance of the HUD form.  Appropriate documentation to demonstrate the form of site control indicated above. Uploaded Where the party making improvements funded by AHSC is not a public entity, an executed agreement from a public agency certifying the satisfactory completion of similar infrastructure improvements.  FAAST FILE: STI No Ag Demonstrate the STI site is not within land designated as agricultural land per FMMP tool. Uploaded PAST FILE: STI Local Approvals  Statement from entity indicating the STI Capital Project is consistent with all applicable local rules, regulations, codes, policies and plans enforced or implemented by that entity.  **TRA**  FAAST FILE: TRA Cap Project Costs  FAAST FILE: TRA Cap Project Costs  FAAST FILE: TRA File Control  FAAST FILE	STI  Toject costs are required as a condition of local approval for STI.  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Total (e.g. Environmental Impact Report) or Notice of Exemption.  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A  Uploaded to HCD? Yes  Uploaded to HCD? N/A
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and demonstrable connections to state-certified apprenticeships.							
Workforce Local Hires	Documentation of those requirements and a concrete plan to comply, including a specific number of targeted workers or apprenticeships to be hired, the mechanism for doing so, and the programs from which they will be pulled.	Uploaded to HCD?	Yes				
Program Continuation	grant (three years).						
	Narrative Policy	•					
Narrative	Provide a response to each prompt listed below. Each prompt is designated by *Narrative. The responses must be uploaded as a PDF and must not exceed 6 pages. See Narrative Scoring Rubric document for guidance in completing Narratives.	Uploaded to HCD?	Yes				
Local Planning Efforts	Indicate the applicable section or elements of the local planning document Project will implement.	Uploaded to HCD?	Yes				
Site Plan & Project Map	Provide a site plan and Project area map (or context plan) detailing housing and transportation collaboration.	Uploaded to HCD?	Yes				
Community Tracker	Provide a completed AHSC Round 6 Community Engagement Tracker.	Uploaded to HCD?	Yes				
Community Needs	Letter of support from local community-based, grassroots organization describing the community engagement process and how feedback from local residents was incorporated into the Project.	Uploaded to HCD?	Yes				
Climate Matrix	AHSC Round 6 Climate Adaptation Assessment Matrix.	Uploaded to HCD?	Yes				
	GHG & Co-Benefits Quantification						
GHG Benefits Calculator Tool	Completed AHSC Benefits Calculator Tool, with worksheets applicable to the project and all fields in the GHG Summary and Co-benefits Summary tabs populated. Click here for instructional video.	Uploaded to HCD?	Yes				
GHG Affordable Housing	Documentation of affordable housing development inputs, including the following:  - Number and type of dwelling units;  - Number of affordable unit (per Guidelines definition);  - Number of stories; and  - Net density	Uploaded to HCD?	Yes				
GHG Distance to CBD	Map documenting distance to central business district, determined using the CARB tool available at: www.arb.ca.gov/cc/capandtrade/auctionproceeds/kml/jobcentermap.htm	Uploaded to HCD?	Yes				
GHG Mixed-Used Development	Documentation of mixed-use development inputs, including proposed uses and total areas of each type of space	Uploaded to HCD?	Yes				
GHG Parking	Documentation of parking inputs, including the following: - Number of residential parking spaces; and - Calculations of unbundled monthly parking cost	Uploaded to HCD?	Yes				
GHG Transit Subsidy	Documentation of transit subsidy program, including the following:  - Number of dwelling units to receive transit subsidies; - Type and annual value of transit subsidies to residents; and - Number of years for which subsidies will be funded						
GHG Average Daily Traffic							
Letter from bike share partner (on bike share organization letterhead and signed by bike share organization							
CHG Transit Component (Submit documentation for each service or capital improvement and number according to order on Transit Inputs tab)  Letter from transit agency partner (on transit agency letterhead and signed by transit agency staff)  documenting the following for each new or expanded service or capital improvement:  - Type of service, vehicle, fuel, and engine;  - Days of operation;  - Adjustment factor and length of average auto trip reduced, if different from default;  - Tolls avoided & parking costs at transit facility; &  - Calculations of increase in ridership& vehicle miles traveled or fuel consumption of transit vehicle							
GHG Transit Map	Map documenting new or expanded transit routes or capital improvements	Uploaded to HCD?					
GHG PVWatts Results	PVWatts Calculator results spreadsheet, generated via pvwatts.nrel.gov/	Uploaded to HCD?	Yes				
Documentation of solar PV system, including the following:  - Number of solar PV panels; - Watts per panel							
	Project Area Map Data Layers (Optional)	•	-				
Project Area Map Data Layers	Optional: In a single file or as multiple files, provide the mapping data layers used to create the Project Area Map. Acceptable file formats include: ArcGISgeodatabase (.gdb), layer package (.lpk), map package (.mpk), zipped shapefile (including the .shp, .dbf, .prj and .shx files); Google Maps or Google Earth (.kml or .kmz); and	Uploaded to HCD?	No				
	Workforce Local Hires  Program Continuation  Narrative  Local Planning Efforts  Site Plan & Project Map  Community Tracker  Community Needs  Climate Matrix  GHG Benefits Calculator Tool  GHG Distance to CBD  GHG Mixed-Used Development  GHG Parking  GHG Transit Subsidy  GHG Average Daily Traffic  GHG Bike Share  GHG Transit Component (Submit documentation for each service or capital improvement and number according to order on Transit Inputs tab)  GHG Transit Map  GHG Solar PV System	workforce Local Hires  Documents on apprendiceships to be hired, the mechanism for doing so, and the programs from which they will be pulled.  Document showing how the Program Operator will sustain the program beyond the term of the AHSC Program grant (three years).  Narrative Policy  Provide a response to each prompt issed below. Each prompt is designated by "Narrative. The responses must be uploaded as a PDF and must not exceed 6 pages. See Narrative Scoring Rubric document for guidance in completing Narratives.  Local Planning Efforts  Provide a response to each prompt issed below. Each prompt is designated by "Narrative. The responses must be uploaded as a PDF and must not exceed 6 pages. See Narrative Scoring Rubric document for guidance in completing Narratives.  Local Planning Efforts  Provide a site pien and Project area map (or context plan) detailing housing and transportation collaboration.  Community Tracker  Provide a site pien and Project area map (or context plan) detailing housing and transportation collaboration.  Community Tracker  Provide a site pien and Project area map (or context plan) detailing housing and transportation collaboration.  Community Tracker  Provide a site pien and Project area map (or context plan) detailing housing and transportation collaboration.  Community Tracker  Community Tracker  Provide a site pien and Project area map (or context plan) detailing housing and transportation collaboration.  Community Tracker  Provide a site pien and Project area map (or context plan) detailing housing and transportation collaboration.  Community Tracker  Provide a site pien and Project area map (or context plan) detailing housing and transportation collaboration.  Community Tracker  Provide a site pien and Project area map (or context plan) detailing housing and transportation described and tracker.  Community Tracker  Community Tracker  Provide Seales Association of the	productions Agreement  months and demonstratible connections to state-certified apprenticisatings.  Documentation of those requirements and a concrete plan to empty, including a specific number of targeted workers or apprenticeships to be hired, the mechanism for doing so, and the programs from which they will be publed.  Documents showing how the Program Operator will sustain the program beyond the term of the AHSC Program garint (three yeasts).  Narrative Policy  Provide a response to each prompt issue below. Each prompt is designated by "Narrative. The responses must be upbased as a PDF and must not exceed 6 pages. See Narrative Scoring Ruther document for guidance in completing Narratives.  Marrative Policy  Provide a see pan and Project area may for context plan) destiling housing and stransportation. Uploaded to HCD? Community Tracker  Provide a see pan and Project area may for context plan) destiling housing and stransportation collaboration. Provide a set pan and Project area may for context plan) destiling housing and stransportation collaboration. Provide a set pan and Project area may for context plan) destiling housing and stransportation collaboration. Provide a set pan and Project area may for context plan) destiling housing and stransportation collaboration. Provide a set pan and Project area may for context plan) destiling housing and stransportation collaboration. Provide a set pan and Project area may for context plan) destiling housing and stransportation collaboration. Provide a set pan and Project area may for context plan (plan) and provided and provided and provided as the project and all fields in the GPC Community Project Provided as the project and all fields in the GPC Community Project Provided as the project and all fields in the GPC Community and Coloraboration and provided as the project and all fields in the GPC Community and Coloraboration and provided and provided as the project and all fields in the GPC Community and Coloraboration and provided as the project and all fields in				

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Please complete the "yellow" cells in the form below and email a copy to: AppSupport@hcd.ca.gov. A member of the Application Development Team will respond to your request within ASAP.											
Full Nam	ie: <mark>Kaitlin R</mark>	oth				Date Requested:	5/24	/21		plication on Date:	4/27/21
Organization: The Related Companies of California, LLC			Email:	kroth@related.com			Con	tact Phone:	(925) 4	30-9622	
ustification: The Related Companies of California (Applicant #1) and Mercy Housing California (Applicant #2) are co-developers of the AHD Project and co-applicants f the AHSC application. Cell R105 of the Overview tab does not include "Developer" as an option to select under the Applicant #2 Eligibility drop-down list, and no there options from the list apply.											
Issue #	Program Name &	Tab	Section	Cell#	Upda	te/Comment			Urgency	ADT Status	Status Date
1	AHSC	Overview	Applicant Information Section 105	R105	The drop down menu option to choose for A		veloper"		High		
2	AHSC										
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