

City of Oakland, Housing and Community Development
Housing Development Division
Affordable Housing Pipeline Projects
FY 2019-2020

Project Type	Project Name	Developer/Project Sponsor	Location/Address	2017-2019	2017-2019	2017-2018	2017-2018	Operating Subsidy			Total Project Units	Entitlement Status
				City of Oakland Funding Request	City of Oakland Funding Commitment	Alameda County Measure A1 Oakland Base Commitment	Alameda County Measure A1 Regional Pool Commitment (i.e. North County - Oakland projects)	Source	Units	Percent (%) of total units		
1 New Construction	1520 Harrison Senior Apartments	Christian Church Homes	1520 Harrison, Oakland	\$ 2,073,000	\$ -	\$ -	\$ -				60	To be determined
2 New Construction	285 12th Street	East Bay Asian Local Development Corporation	285 12th Street, Oakland	\$ 1,864,500	\$ 1,864,500	\$ -	\$ -	PBV	5	8%	65	Entitlements approved/ Seeking building permits
3 New Construction	3050 International	Satellite Affordable Housing Associates	3050 International Boulevard	\$ -	\$ -	\$ -	\$ -				76	Seeking planning entitlements
4 New Construction	34th Street & San Pablo Avenue	East Bay Asian Local Development Corporation	3419-3431 San Pablo Avenue, Oakland	\$ 6,474,000	\$ -	\$ -	\$ -	PBV	25	42%	60	Entitlements approved/ Seeking building permits
5 New Construction	7th & Campbell	Oakland & the World Enterprises	7th Street & Campbell Street, Oakland	\$ 3,000,000	\$ 801,900	\$ 12,688,996	\$ -	PBV	39	49%	79	Entitlements approved/ Seeking building permits
6 New Construction	95th & International	Related Companies of California & Acts Community Development	9409-9437 International Blvd, Oakland	\$ 10,147,000	\$ 6,868,659	\$ 956,341	\$ -	PBV	27	49%	55	Entitlements approved/ Seeking building permits
7 New Construction	Agnes Memorial Senior Apartments	Related Companies of California	2372 International Blvd, Oakland	\$ 9,750,000	\$ -	\$ -	\$ -				56	Seeking planning entitlements
8 New Construction	Ancora Place (aka San Antonio Terrace)	Satellite Affordable Housing Associates	2227-2257 International Blvd, Oakland	\$ 1,883,000	\$ -	\$ -	\$ 5,370,606	PBV	31	40%	77	Entitlements approved/ Seeking building permits
9 New Construction	Aurora Apartments (aka 657 W. Mac Arthur Apts)	Affirmed Housing	657 W. Mac Arthur Blvd, Oakland	\$ 2,900,000	\$ 2,600,000	\$ 6,447,872	\$ -	PBV	43	98%	44	Entitlements approved/ Seeking building permits
10 New Construction	Brooklyn Basin: Project 3 (Parcel A2)	Mid Pen Housing	TBD	\$ -	\$ 12,442,000	\$ -	\$ 9,698,000	PBV	TBD	TBD	130	Entitlements approved/ Seeking building permits
11 New Construction	Brooklyn Basin: Project 4 (Parcel A1)	Mid Pen Housing	TBD	\$ -	\$ 17,333,000	\$ -	\$ -	PBV	TBD	TBD	124	Entitlements approved/ Seeking building permits
12 New Construction	Dr. Kenneth Anderson Senior Living	Williams Chapel Senior Housing, L.P.	1003 E.15th Avenue, Oakland	\$ 4,840,000	\$ -	\$ -	\$ -				70	Seeking planning entitlements
13 New Construction	Filbert Promise (single family homeownership)	Richmond Neighborhood Housing Services, Inc.	3003-3019 Filbert Street, Oakland	\$ 126,890	\$ 126,890	\$ -	\$ -				6	Seeking planning entitlements
14 New Construction	Friendship Senior Rental Housing	Community Housing Development Corporation & Friendship CDC	1904 Adeline Street, Oakland	\$ 8,818,430	\$ 2,000,000	\$ -	\$ -	PBV	34	68%	50	Entitlements approved/ Seeking building permits
15 New Construction	Fruitvale Transit Village II-B	Bridge Housing & the Spanish Speaking Unity Council	E.12th Street & 35th Avenue, Oakland	\$ 8,500,000	\$ 5,229,000	\$ -	\$ 16,227,175	PBV	75	41%	181	Entitlements approved/ Seeking building permits
16 New Construction	Lakehouse Commons	East Bay Asian Local Development Corporation	101 E.12th Street, Oakland	\$ -	\$ -	\$ -	\$ -				91	Entitlements approved/ Seeking building permits
17 New Construction	Longfellow Corner (aka 3801 MLK Family Housing)	Resources for Community Development	3801, 3807, 3823, & 3829 MLK Jr. Way, Oakland	\$ 3,225,000	\$ -	\$ -	\$ -	PBV	16	24%	68	Seeking planning entitlements
18 New Construction	MacArthur Project	Construction Resource Center	7525-7533 Mac Arthur Blvd, Oakland	\$ 4,000,000	\$ -	\$ -	\$ -				19	Entitlements approved/ Seeking building permits
19 New Construction	Nova Apartments (aka Oak Hill)	Affirmed Housing	445 30th Street, Oakland	\$ 4,850,000	\$ 1,600,000	\$ -	\$ 13,766,776	PBV	56	98%	57	Entitlements approved/ Seeking building permits
20 New Construction	The Phoenix	East Bay Asian Local Development Corporation	801 Pine Street, Oakland	\$ 600,000	\$ 600,000	\$ -	\$ -				101	Seeking planning entitlements
20 New Construction	West Grand & Brush, Ph 1	East Bay Asian Local Development Corporation	760 22nd Avenue & 2201 Brush Street, Oakland	\$ 3,448,000	\$ 1,700,000	\$ -	\$ 5,266,428	PBV	28	47%	59	Entitlements approved/ Seeking building permits
21 New Construction	Wood Street Mixed-Tenure Proposal (partial homeownership)	MidPen Housing Corporation & Habitat for Humanity East Bay/SV	1707 Wood Street, Oakland	\$ -	\$ -	\$ -	\$ -				170	Seeking planning entitlements
subtotal				\$ 76,499,820	\$ 53,165,949	\$ 20,093,209	\$ 50,328,985					
1 Rehabilitation	Fruitvale Studios	Allied Housing & ABODE Services	2600 International Blvd, Oakland	\$ 3,300,000	\$ 2,300,000	\$ -	\$ 3,484,309	PBV	12	50%	24	Entitlements approved/ Seeking building permits
2 Rehabilitation	Howie Harp Plaza II	Community Housing Development Corp. & Dignity Housing West	430 28th Street, Oakland	\$ 3,000,000	\$ 3,000,000	\$ -	\$ -	PBV	19	95%	20	Entitlements approved/ Seeking building permits
3 Rehabilitation	James Lee Court	Community Housing Development Corp. & Dignity Housing West	690 15th Street, Oakland	\$ 3,000,000	\$ -	\$ -	\$ -				26	Entitlements approved/ Seeking building permits
4 Rehabilitation	The Courtyards at Acorn	Bridge Housing	923 Adeline Street, Oakland	\$ 3,162,477	\$ -	\$ -	\$ -	PBV	30	34%	87	Entitlements approved/ Seeking building permits
5 Rehabilitation	Town Center at Acorn	Bridge Housing	1143 10th Street, Oakland	\$ 4,656,775	\$ -	\$ -	\$ -	PBV	50	24%	206	Entitlements approved/ Seeking building permits
subtotal				\$ 17,119,252	\$ 5,300,000	\$ -	\$ 3,484,309					
1 Acquisition-Rehab	Mark Twain Senior Homes	Oakland & the World Enterprises, Inc.	3525 Lyon Avenue, Oakland	\$ 174,000	\$ 174,000	\$ -	\$ -				102	Seeking planning entitlements
subtotal				\$ 174,000	\$ 174,000	\$ -	\$ -					
grand total				\$ 93,793,072	\$ 58,639,949	\$ 20,093,209	\$ 53,813,294					

Notes:
1 Pipeline projects are defined as City of Oakland affordable housing projects (new construction & rehab) that applied and requested funding through an established City HCD funding program (not including Predevelopment and Health & Safety Loan Programs), in the 2017-2019 funding cycle, regardless of whether they received funding. In addition, projects to be built on City owned land are considered pipeline projects.

2 City funding commitments for Brooklyn Basin Projects 3 and 4 are subject to prior agreements (2006) with the former City of Oakland Redevelopment Agency.