



CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE

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DATE: July 1, 2016

TO: 2016 Competitive Low Income Housing Tax Credit Applicants

FROM: Anthony Zeto, Development Section Chief

RE: Competitive Tax Credit Applications Received

The application deadline for 2016 second round low income housing tax credit applications was on Wednesday, June 29, 2016. The California Tax Credit Allocation Committee (TCAC) received a total of 87 nine percent (9%) applications and 2 four percent (4%) applications (requesting federal and state tax credits) in the second round of 2016. TCAC staff has provided a quick summary of the projects received. As you know, the project information provided on this document is “as applied” in the application and has not been verified by TCAC staff. **Please review the attached list to assure that if you did submit an application, it is on this list. If you notice that your application is not on the attached list or if there are any errors, please contact your regional analyst as soon as possible.**

TCAC staff will prepare a more detailed applicant list in Microsoft (MS) Excel format that is expected to be posted next week. In addition to the applicant list, TCAC will also be posting the following worksheets in portable document format (PDF) from the MS Excel version of all the applications submitted in the first round:

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

If you have any questions, please contact your regional analyst by phone or email at the following link: <http://www.treasurer.ca.gov/ctcac/assignments.pdf>

Enclosure

Nine Percent (9%) Applications
2016 Second Round (as applied unless noted) - REVISED

TCAC NUMBER	PROJECT NAME	HOUSING TYPE	ANNUAL FEDERAL CREDIT REQUESTED	TOTAL STATE CREDIT REQUESTED	POINTS SELF SCORE TOTAL	TIE-BREAKER SELF SCORE	SET ASIDE	REGION
CA-16-076	Promenade at Creekside II	Large Family	\$1,143,744	\$0	138.00	45.163% N/A		San Diego County
CA-16-077	Fontana Sierra Family Apartments	Large Family	\$1,453,219	\$0	138.00	46.643% N/A		Inland Empire Region
CA-16-078	180 W. Beamer Street Apartments	Large Family	\$1,551,104	\$5,170,348	138.00	45.043% Nonprofit		Capital and Northern Region
CA-16-079	Sierra Madre Cottages	Seniors	\$852,016	\$0	138.00	14.268% Nonprofit		Central Coast Region
CA-16-080	Solinas Village/Almond Court	Large Family	\$804,252	\$1,295,799	138.00	28.180% Rural		N/A
CA-16-081	Eagle Family Housing	Large Family	\$790,808	\$0	138.00	63.124% Nonprofit		North and East Bay Region
CA-16-082	Desert Horizon Apartments	Large Family	\$560,845	\$0	138.00	29.196% Rural		N/A
CA-16-083	Grass Valley Terrace Apartments	At-Risk	\$1,062,735	\$0	138.00	21.286% Rural		N/A
CA-16-084	Antelope Valley Veterans and Families	Special Needs	\$1,783,030	\$0	138.00	42.098% Special Needs/SRO		Balance of Los Angeles County
CA-16-085	Essex Tower	SRO	\$1,987,737	\$0	138.00	4.118% Special Needs/SRO		Balance of Los Angeles County
CA-16-086	Francisquito Senior Apartments	Special Needs	\$1,155,749	\$2,963,456	138.00	43.428% NPHA (2)		Balance of Los Angeles County
CA-16-087	Athens Vistas	Special Needs	\$1,506,424	\$3,859,831	138.00	40.307% Special Needs/SRO		Balance of Los Angeles County
CA-16-088	Pueblo Bonito Apartments	Special Needs	\$1,635,934	\$4,191,743	138.00	38.267% NPHA (2)		Balance of Los Angeles County
CA-16-089	Beacon Place	Special Needs	\$992,237	\$2,544,198	138.00	55.886% NPHA (1)		Balance of Los Angeles County
CA-16-090	Stevenson Place Apartments	Large Family	\$2,342,910	\$0	138.00	38.792% Nonprofit		North and East Bay Region
CA-16-091	95 Laguna Senior Housing	Seniors	\$2,492,088	\$0	121.00	39.162% N/A		San Francisco County
CA-16-092	Wasco Farmworker Housing Project	Large Family	\$1,261,485	\$0	138.00	29.528% Rural		N/A
CA-16-093	Celestina Garden Apartments	Seniors	\$1,358,608	\$0	138.00	24.490% Rural		N/A
CA-16-094	Fruitvale Transit Village II-A	Large Family	\$2,286,633	\$0	138.00	62.659% Nonprofit		North and East Bay Region
CA-16-095	Summer Park II Apartments	Large Family	\$1,242,843	\$0	138.00	8.137% Rural		N/A
CA-16-096	Truckee Artist Lofts	Large Family	\$1,910,812	\$0	138.00	20.905% Rural		N/A
CA-16-097	Parkview Apartments	At-Risk	\$1,419,500	\$0	138.00	14.584% At-Risk		Capital and Northern Region
CA-16-098	Delta Vista Manor	At-Risk	\$629,066	\$0	138.00	23.570% Rural		N/A
CA-16-099	Villa de San Joaquin	Large Family	\$586,155	\$0	138.00	23.924% Nonprofit		Central Valley Region
CA-16-100	Lynwood Senior Villas	Seniors	\$1,312,101	\$0	138.00	22.849% N/A		Balance of Los Angeles County
CA-16-101	La Playa-Sycamore	Large Family	\$998,538	\$0	138.00	38.035% Nonprofit		Central Coast Region
CA-16-102	Monte Vista Manor	At-Risk	\$680,555	\$0	138.00	22.270% Rural		N/A
CA-16-103	Walnut Grove Villa	At-Risk	\$480,832	\$1,641,893	138.00	23.315% Rural		N/A
CA-16-104	Tehachapi Manor II	Seniors	\$366,095	\$1,125,944	138.00	33.732% Rural		N/A
CA-16-105	Tegeler Hotel	SRO	\$691,414	\$0	138.00	27.822% Special Needs/SRO		Central Valley Region
CA-16-106	Villa Rita	At-Risk	\$780,578	\$2,696,597	138.00	26.577% At-Risk		Capital and Northern Region
CA-16-107	Castroville Farm Labor Center ("FLC")	Large Family	\$1,291,105	\$4,301,174	138.00	43.247% Rural (Section 514) ¹		N/A
CA-16-108	Snapdragon Apartments, Phase II	Special Needs	\$451,580	\$1,157,898	138.00	47.843% NPHA (1) ²		Central Coast Region
CA-16-109	Met South	Large Family	\$894,720	\$0	138.00	58.340% Nonprofit		South and West Bay Region
CA-16-110	Hacienda Del Norte Apartments	At-Risk	\$390,211	\$862,928	138.00	16.521% At-Risk		Central Coast Region
CA-16-111	Fullerton Family Housing	Large Family	\$1,536,840	\$0	138.00	35.765% N/A		Orange County
CA-16-112	PARC 55 Senior Apartments	Seniors	\$1,307,562	\$0	138.00	66.726% Nonprofit		North and East Bay Region
CA-16-113	Veterans Park Apartments	Large Family	\$1,307,459	\$0	138.00	36.386% N/A		Balance of Los Angeles County
CA-16-114	Finley Square	At-Risk	\$442,005	\$0	138.00	26.587% At-Risk		City of Los Angeles (No Letter of Support)
CA-16-115	Grace Village Apartments	Seniors	\$1,092,359	\$0	138.00	68.311% Nonprofit		Central Coast Region
CA-16-116	Baldwin Rose Family Veteran Housing	Large Family	\$2,084,601	\$0	138.00	39.550% Nonprofit		Balance of Los Angeles County
CA-16-117	Santa Ana Arts Collective	Large Family	\$1,790,841	\$0	138.00	30.185% N/A		Orange County
CA-16-119	Van Buren Senior Housing	Seniors	\$505,429	\$0	138.00	50.013% Nonprofit		Central Coast Region
CA-16-120	1701 ECR	SRO	\$1,308,295	\$4,360,984	138.00	65.422% NPHA (1)		South and West Bay Region
CA-16-121	Avena Bella, Phase 2	Large Family	\$1,005,053	\$3,350,177	138.00	33.004% Nonprofit		Central Valley Region
CA-16-122	Riverside Apartments	Large Family	\$342,595	\$878,414	138.00	31.941% N/A		Central Coast Region
CA-16-123	Parc Grove Commons Northeast Veterans	Special Needs	\$1,058,495	\$2,714,090	138.00	37.566% Nonprofit		Central Valley Region
CA-16-124	Magill Terrace	Large Family	\$1,429,749	\$4,765,829	138.00	23.265% Rural		N/A
CA-16-125	Memorial Village	Large Family	\$1,121,195	\$3,737,318	138.00	25.392% Rural		N/A
CA-16-126	El Dorado II Apts - 44 Unit Phase	Large Family	\$1,343,048	\$0	138.00	45.907% N/A		San Diego County

Nine Percent (9%) Applications
2016 Second Round (as applied unless noted) - REVISED

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CA-16-127	Rialto Metrolink South	Large Family	\$1,336,817	\$0	138.00	43.116% N/A	Inland Empire Region	
CA-16-128	Cesar Chavez Phase II	Large Family	\$1,298,434	\$0	138.00	52.563% N/A	Inland Empire Region	
CA-16-129	Pleasant Valley Pines Apartments	Large Family	\$634,144	\$2,113,004	138.00	27.365% Rural	N/A	
CA-16-130	Cottage Village Senior Apartments	Seniors	\$731,995	\$0	138.00	35.055% N/A	Central Valley Region	
CA-16-131	The Arroyo	Large Family	\$2,201,778	\$0	138.00	60.254% Nonprofit	Balance of Los Angeles County	
CA-16-132	Arc Village	Special Needs	\$904,833	\$2,538,914	138.00	27.333% Special Needs/SRO	Inland Empire Region	
CA-16-133	Calistoga Senior Apartments	Seniors	\$826,914	\$0	138.00	25.755% Rural	N/A	
CA-16-134	Coronel Apartments	Large Family	\$1,408,000	\$0	138.00	40.206% Nonprofit	City of Los Angeles (Letter of Support)	
CA-16-135	Paul Williams Apartments	Large Family	\$1,342,642	\$0	138.00	27.707% Nonprofit	City of Los Angeles (Letter of Support)	
CA-16-136	Weitzel Street Apartments	Special Needs	\$685,755	\$1,758,346	138.00	72.323% NPHA (1)	San Diego County	
CA-16-137	Mission Cove Family II	Large Family	\$1,405,281	\$0	138.00	46.582% Nonprofit	San Diego County	
CA-16-138	Edwina Benner Plaza	Large Family	\$2,078,143	\$0	138.00	50.248% Nonprofit	South and West Bay Region	
CA-16-139	Kingsburg Senior Village	Seniors	\$776,520	\$2,876,000	138.00	15.445% Rural	N/A	
CA-16-140	Vista del Puente	Special Needs	\$850,395	\$2,180,499	138.00	65.774% NPHA (1)	San Diego County	
CA-16-141	East 6th Street Family Apartments	Large Family	\$1,654,791	\$0	138.00	41.796% N/A	Inland Empire Region	
CA-16-142	MacArthur Park Apartments Phase B	Large Family	\$2,500,000	\$0	138.00	32.780% N/A	City of Los Angeles (Letter of Support)	
CA-16-143	Sierra Heights Apartments	Seniors	\$507,637	\$1,692,122	138.00	18.959% Rural	N/A	
CA-16-144	Gateway Villas	Large Family	\$636,222	\$2,120,740	138.00	18.452% Rural	N/A	
CA-16-145	Grayson Street Apartments	Special Needs	\$703,285	\$1,803,296	138.00	41.500% Special Needs/SRO	North and East Bay Region	
CA-16-146	Aster Place II	Large Family	\$345,751	\$0	138.00	25.143% Rural	N/A	
CA-16-147	30th Street Commons	Large Family	\$802,375	\$0	138.00	15.709% Rural	N/A	
CA-16-148	Fresno Edison Apartments Phase II	Large Family	\$1,094,460	\$0	138.00	35.378% N/A	Central Valley Region	
CA-16-149	Junsay Oaks Senior Apartments	Seniors	\$847,918	\$0	138.00	52.061% Nonprofit	Central Coast Region	
CA-16-150	Paseo De Los Heroes III	Large Family	\$2,382,424	\$0	138.00	20.963% Rural	N/A	
CA-16-151	Villa Hermosa Apartments Phase II	Large Family	\$1,634,468	\$0	138.00	49.654% N/A	Inland Empire Region	
CA-16-152	San Leandro Senior Apartments	Seniors	\$1,599,617	\$0	138.00	75.470% Nonprofit	North and East Bay Region	
CA-16-153	Boulder Ridge Family Apartments	Large Family	\$1,930,798	\$0	138.00	23.360% N/A	Inland Empire Region	
CA-16-154	Amaya Village	Large Family	\$610,705	\$2,035,685	138.00	14.541% Rural	N/A	
CA-16-155	Brawley Senior Apartments	Seniors	\$446,520	\$1,488,398	138.00	13.206% Rural	N/A	
CA-16-156	Cinnamon Villas II	Seniors	\$322,696	\$1,075,653	138.00	17.615% Rural	N/A	
CA-16-157	PATH Villas Eucalyptus	Seniors	\$908,500	\$0	138.00	44.606% N/A	Balance of Los Angeles County	
CA-16-158	Bow Street Apartments	Large Family	\$1,524,480	\$0	138.00	34.685% N/A	Capital and Northern Region	
CA-16-159	Napa Courtyards	Large Family	\$437,810	\$0	138.00	37.434% N/A	North and East Bay Region	
CA-16-160	Sanger Crossing Apartments II	Large Family	\$605,939	\$2,019,798	138.00	12.876% Rural	N/A	
CA-16-161	Healdsburg Family Apartments	Large Family	\$556,303	\$1,854,342	138.00	25.499% Rural	N/A	
CA-16-162	Walnut Street Family Apartments	Large Family	\$671,177	\$0	138.00	75.288% Nonprofit	Central Coast Region	
CA-16-163	Oakhurst Apartments	At-Risk	\$827,202	\$0	138.00	40.084% Rural ³	N/A	

¹ The application was submitted in the Rural set aside, but is eligible for the RHS and HOME program apportionment within the Rural set aside as defined in TCAC Regulation Section 10315(c)(1). The project will compete first in the RHS and HOME program apportionment pursuant to TCAC Regulations Section 10315(c)(1).

² The application was submitted under the Nonprofit set aside and is eligible as a homeless assistance project as defined in TCAC Regulation Section 10315(b). The application will compete as a homeless assistance project in the Nonprofit set aside.

³ The application was submitted under the RHS and HOME program apportionment in the Rural set aside, but is not eligible as defined in TCAC Regulation Section 10315(c)(1). The application will compete in the Rural set aside.

Tax-Exempt Bond Financed Projects (4%) Applications Requesting Federal and State Tax Credits
2016 Second Round (as applied unless noted)

TCAC NUMBER	PROJECT NAME	HOUSING TYPE	ANNUAL FEDERAL CREDIT REQUESTED	TOTAL STATE CREDIT REQUESTED	POINTS SELF SCORE TOTAL	TIE- BREAKER SELF SCORE	REGION
CA-16-927	The Crossings on Aston	Large Family	\$382,236	\$1,528,943	116.00	53.323%	North and East Bay Region
CA-16-928	Casa Carmen	Special Needs	\$392,025	\$1,205,482	116.00	69.305%	City of Los Angeles