

Ten Fifty B

Project Summary

Housing Type: Family Rental

Location: 10th Ave. and B St. (East Village)

Lot Size: 19,994 sq ft

Total Units: 229

Affordable Units: 226

Income Mix:

Very Low	Low	Mod	Unrestricted
126	100	0	3

Affordable Unit Mix:

0 BD	1BD	2BD	3BD	4BD
68	56	33	69	0

Development Team

Developer: Affirmed Housing Group

Architect: Martinez + Cutri

Development Budget

Total Development Costs: \$88,682,000

CCDC Subsidy: \$33,975,000

CCDC Subsidy per Unit: \$150,000

CCDC Subsidy per Bedroom: \$84,000

Funding Sources: 4% Tax credits, MHP, Prop 1C, AHP



Project Description

The project is a 229-unit, 23-story building with 226 low-income apartments, ground floor retail and three-floors of subterranean parking. The project will comply with LEED environmental standards for a residential building and potentially become the tallest affordable housing project in San Diego County. Burger King has a lease on the existing site, and will be a tenant for the ground floor retail space. KB Homes was the original developer and received entitlements for a plan for 172 condominium units. Affirmed Housing will utilize the approved design with some revisions to the unit size, number of parking spaces and balconies.

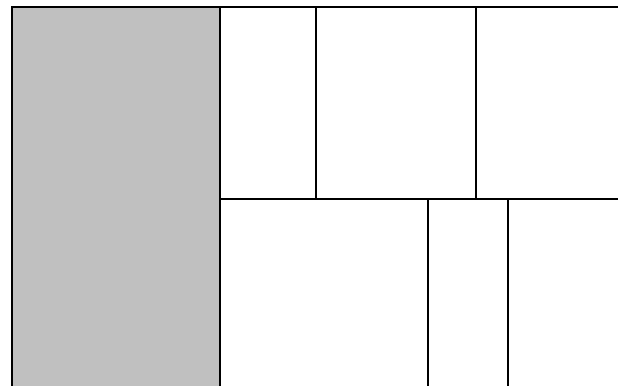
Notes

- Located North of Broadway
- Includes large units – Family oriented
- Developer will seek several non-traditional, new funding sources (Prop 1C: Transit Oriented Development and Infill Development programs)
- Requires multiple layers of financing and large amount of funds available from CCDC

10th Avenue

B Street

A Street



11th Avenue