

RESOLUTION NO. \_\_\_\_\_

RESOLUTION OF THE HOUSING AUTHORITY OF THE CITY OF SANTA ROSA  
APPROVING A MODIFICATION TO THE UNIT ALLOCATION FOR ORCHARD  
COMMONS (FORMERLY KNOWN AS BOYD STREET APARTMENTS) LOCATED AT  
811 BOYD STREET – LOAN NOS. 9031-3055-18, 9931-3065-18 AND 9931-3075-18

WHEREAS, the Housing Authority provided a loan in the amount of \$200,000 to Danco Communities to assist with construction of Orchard Commons (formerly known as Boyd Street Apartments), a 46-unit, multifamily, rental complex located at 811 Boyd Street; and

WHEREAS, on February 25, 2019, the Housing Authority approved the project with the following unit allocation: 8 units at 30% of Area Median Income (AMI), 37 units @ 50% of AMI, and one unrestricted manager's unit; and

WHEREAS, the unit mix approved by the Housing Authority in February 2019, was prior to the project obtaining all necessary financing to proceed with construction. After pursuing several funding sources, the project has secured tax credits, bonds, and funding from the State of California Department of Housing and Community Development's No Place Like Home (NPLH) program; the NPLH funding has resulted in the unit mix adjusting to include more units at 30% of AMI, fewer units at 50% of AMI, and the introduction of units at 60% of AMI.

WHEREAS, Danco Communities is requesting approval for a change in the unit allocation to the following: 10 units @ 30% of AMI, 5 units @ 50% of AMI, 30 units @ 60% of AMI, and one manager's unit; and

WHEREAS, the Project was reviewed for compliance with the California Environmental Quality Act (CEQA) and was determined by the Department of Planning and Economic Development to qualify for an exemption under the California Government Code Section 15183 (Projects Consistent with a Community Plan, General Plan, or Zoning) and a Class 32 Exemption under Section 15332 (In-fill Development Projects; and

WHEREAS, all other terms and conditions of the loan shall remain in effect.

NOW, THEREFORE, BE IT RESOLVED that the Housing Authority of the City of Santa Rosa hereby approves the change of unit allocation to the following: 10 units @ 30% of AMI, 5 units @ 50% of AMI, 30 units @ 60% of AMI, and one unrestricted manager's unit

BE IT FURTHER RESOLVED that the Housing Authority hereby authorizes the Executive Director to execute agreements and related loan documents for the Project consistent with this Resolution.

Reso. No. \_\_\_\_\_

DULY AND REGULARLY ADOPTED by the Housing Authority of the City of Santa Rosa this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

AYES:

NOES:

ABSENT:

ABSTAIN:

APPROVED: \_\_\_\_\_  
Chair

ATTEST: \_\_\_\_\_  
Secretary