



# Housing Authority of the City of Alameda

## FACT SHEET

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Established in 1940, the Housing Authority of the City of Alameda, in partnership with the entire community, advocates and provides quality, affordable safe housing; encourages self-sufficiency; and strengthens community inclusiveness and diversity in housing.

**TOTAL BUDGET FOR FISCAL YEAR 2012: \$33,193,610**      **AUTHORIZED STAFF POSITIONS: 46.7 FTE**

### INCOME LIMITS BY FAMILY SIZE:

	1	2	3	4	5	6	7	8
LOW	\$46,050	\$52,600	\$59,200	\$65,750	\$71,050	\$76,300	\$81,550	\$86,800
HOME LOWER	\$38,820	\$44,340	\$49,860	\$55,380	\$59,820	\$64,260	\$68,700	\$73,140
VERY LOW*	\$32,350	\$36,950	\$41,550	\$46,150	\$49,850	\$53,550	\$57,250	\$60,950
EXTREMELY LOW*	\$19,400	\$22,200	\$24,950	\$27,700	\$29,950	\$32,150	\$34,350	\$36,600

\* Also applies to HOME Program

### Housing Subsidy Programs

**Section 8 Programs:** This category includes the Housing Choice Voucher (HCV), Project-Based Voucher (PBV), and the Family Unification Programs, which allow the Housing Authority to subsidize the rent for 1845 households in Housing Authority-owned or privately owned units. The tenant's portion of rent equals 30 percent of household income. Rents are set at reasonable market rates.

**Bessie Coleman Court:** This privately-owned, Section 8 Moderate Rehabilitation Single Room Occupancy complex has 30 units. It is designed to serve formerly homeless single women. The Housing Authority administers the program.

**Shelter-Plus-Care Program:** This federally-subsidized program is funded through Alameda County and is partially administered by the Housing Authority. There are 14 service-supported units for families with specific disabilities.

### Owned and Managed Complexes and Units

**Anne B. Diament Plaza** (built 1975) is a 65-unit complex for very-low income seniors at Park Street and Otis Drive. Nearly all units are under a Section 8 PBV contract.

**China Clipper Plaza** (acquired in 1998) is a 26-unit complex on the 400 block of Buena Vista Avenue. Some units are under the PBV and HCV programs; others under the HOME program. HOME and Affordable units might be occupied by HCV participants. HOME units 3 very low and 8 Low) have rent limits set by HUD.

**Condominiums** (acquired 1996), these seven HOME program units are for very-low (6 units) and low income (1 unit) seniors. They are located in various condominium complexes throughout Alameda. HUD sets HOME unit rent limits.

**Eagle Village** (built 1983) is a 42-unit very-low income family complex, on Eagle Avenue between Webster and Constitution. Units are occupied by HCV participants.

**Esperanza** (built 1972) is a 120-unit housing complex for low-, very-low and extremely-low income families, at 3<sup>rd</sup> and Brush Streets. Nearly all units are in the PBV or HCV programs. Up to 61 units can be under the PBV contract.

**Independence Plaza** (built 1990) is a 186-unit senior complex at Atlantic and Constitution Avenues. It receives a local tax increment subsidy. There are three rent levels, 92 very low and 36 low income-based rents, and 58 market rate units.

**Lincoln House** (acquired in 2010) is a four-unit complex on the 700 block of Lincoln Avenue. All units are in the HOME Program for very-low seniors with rent limits established by HUD.

**Lincoln/Willow Complex** (acquired 1996) is a five-unit complex for very-low income seniors. This complex is under a PBV contract with all tenants under either the PBV or HCV programs.

**Parrot Gardens** (acquired in 1976) has eight units (6 single family homes and a duplex), is for very-low income families. It is located next to Parrot Village and the Community Garden. Units are occupied by HCV participants.

**Parrot Village** (built 1980) is a 50-unit complex for low- and very-low income families, located at the northern end of Wood, Chapin and St. Charles Streets. Nearly all units are under a PBV contract or have HCV voucher holders.

**Rosefield Village** (acquired 1976, 46<sup>th</sup> unit in 1999) consists of 46 units, 40 modular units, one triplex and three single-family homes, for very-low income families, on the 700 block of Eagle and Buena Vista Avenues. Units are occupied by HCV participants.

**Sherman Street** (acquired in 2010) is a nine-unit family complex on the 1400 block of Sherman Street. HUD rent limits apply to the eight HOME units (five very low and three low) and one affordable unit.

**Stanford House** (acquired 1996), located at 1917 Stanford, is a four-unit complex under PBV contract.

### Affordable Home Ownership Units

**Santa Clara Avenue/Walnut Street** (built 2001, 3 units) and **Regent Street** (acquired 1998, 3 units).

### Housing Development and Programs Division

**Housing Rehabilitation Programs** – Residential and rental rehab, disability modifications and soft-story ordinance assistance in the form of loans or grants are available for qualified owners or tenants.

**Down Payment Assistance Program** – First-time Homebuyers meeting the requirements are eligible for this program. Visit [www.alamedahsg.org](http://www.alamedahsg.org) for more information.

**Develop New Affordable Housing** – Using Redevelopment monies and other funding sources, develop affordable initial housing for very low- and low-income households (81 units in development).

