

CALIFORNIA TAX CREDIT ALLOCATION COMMITTEE

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DATE: June 4, 2009
TO: Nine Percent Federal Only Equity Investors
FROM: William J. Pavão, Executive Director
SUBJECT: 2007 and 2008 Cash In Lieu of Credits Applicant Projects

Pursuant to Section 10323(d)(1) of the California Tax Credit Allocation Committee (TCAC) Regulations implementing the American Recovery and Reinvestment Act of 2009, TCAC may award cash in lieu of tax credits to projects unable to secure an equity partner. On May 12, 2009, TCAC released its first application for cash in lieu of credit awards, limited to projects with a current 2007 or 2008 reservation of federal credits only.

A total of 30 applications have been submitted thus far. All of the project applicants have submitted documentation to demonstrate an unsuccessful good faith effort to obtain investment commitments for the tax credits. TCAC is making the list of projects available to the public, and equity investors in particular, in furtherance of efforts to promote private investment in affordable housing.

As shown attached, the projects encompass the full range of tax credit projects with respect to geographical region, housing type, and sponsorship. We encourage tax credit investors to review the attached information and contact sponsors for additional information. Please also contact TCAC if you intend to pursue a listed project as an investment opportunity.

2007 and 2008 Cash In Lieu of Credits Applicant Projects - 6/4/2009

	TCAC #	Project Name	City	County	Housing Type	Applicant / Owner	Contact	Phone Number	Fax Number	Email Address	Current Annual Federal Credit Allocation
1	CA-2007-085	Ocean Breeze	Santa Monica	Los Angeles	Senior	Santa Monica Housing Investors, L.P.	Hunter Johnson	(562) 435-2124	(562) 684-1137	hunter@linchousing.org	\$397,043
2	CA-2007-102	The Commons of Landcaster	Lancaster	Los Angeles	Large Family	North Downtown Renewal LP	Carol Cromar	(801) 328-3644	(818) 304-7660	c.cromar@earthlink.net	\$629,112
3	CA-2007-106	New Carver	Los Angeles	Los Angeles	Special Needs	Skid Row Housing Trust	Cristian Ahumada	(213) 683-0522	(213) 683-0781	cristian@skidrow.org	\$1,774,298
4	CA-2007-115	Turk/Eddy	San Francisco	San Francisco	Single Room	Tenderloin Neighborhood Development Corporation	Adhi Nagraj or Diep Do	(415) 776-2151	(415) 614-9654	anagraj@tndc.org or diepdo@tndc.org	\$1,308,331
5	CA-2007-138	Villas de Amistad	Stockton	San Joaquin	Single Room	Villas De Amistad Investors, L.P.	Cyrus Youssefi	(916) 446-4040	(916) 446-4044	cfyinc@yahoo.com	\$1,143,591
6	CA-2008-019	The Sagebrush of Downtown	Lancaster	Los Angeles	Large Family	Lean Mean Fighting Machine, LP	Carol Cromar	(801) 328-3644	(801) 973-6870	c.cromar@earthlink.net	\$645,470
7	CA-2008-022	Arvin Apartments	Arvin	Kern	At-Risk	Arvin Square, a CA LP	Elva L. Grant	(916) 281-2472	(916) 554-7502	elvagrant@covad.net	\$737,422
8	CA-2008-024	My Town Homes	Los Angeles	Los Angeles	Large Family	My Town Homes, L.P.	Abhay Gokani	(323) 465-6611	(323) 465-6612	abhay@sbcglobal.net	\$528,751
9	CA-2008-027	Park Palace II	Mojave	Kern	Large Family	Park Palace II Investors, L.P.	Cyrus Youssefi	(916) 446-4040	(916) 446-4044	cfyinc@yahoo.com	\$1,180,104
10	CA-2008-047	Bell View Apartments	Anaheim	Orange	Large Family	622 S. Velare Street Associates, a CA LP	Darren Berberian	(949) 851-6993	(949) 851-8062	darren@globalpremierdevelopment.com	\$939,042
11	CA-2008-055	El Centro Senior Villas II	El Centro	Imperial	Senior	El Centro Senior Villas II, a CA LP	Alexis M. Gevorgian	(818) 380-2600	(818) 380-2603	agevorgian@amgland.com	\$324,451
12	CA-2008-066	Lindsay Senior Apartments	Lindsay	Tulare	Senior	Lindsay Pacific Associates, a CA LP	Caleb Roope	(208) 461-0022	(208) 461-3267	calebr@tpchousing.com	\$998,117
13	CA-2008-075	Seasons at Regency Place II	Anderson	Shasta	Senior	Anderson Regency II Associates, a CA LP	Alexis M. Gevorgian	(818) 380-2600	(818) 380-2603	agevorgian@amgland.com	\$1,169,660
14	CA-2008-077	Valley Oaks Apartments	Tulare	Tulare	Large Family	Tulare II Family Housing Partners, L.P.	Kevin P. Payne	(949) 542-8700	(949) 542-8702	kpayne@paynedevelop.com	\$959,963
15	CA-2008-102	Parkview on the Park	Los Angeles	Los Angeles	Senior	Los Angeles Housing Partnership	Mary Silverstein	(213) 629-9172	(213) 629-9179	msilverstein@lahousingpartnership.com	\$1,326,845
16	CA-2008-104	The Courtyards in Long Beach	Long Beach	Los Angeles	Single Room	Clifford Beers Housing, Inc.	Sarah White	(213) 316-0108	(213) 316-0111	swhite@mhala.org	\$564,792
17	CA-2008-111	The Sagebrush of Downtown II	Lancaster	Los Angeles	Large Family	Lean Mean Fighting Machine LP	Carol Cromar	(801) 328-3644	(818) 304-7660	carol@housingcorpofamerica.com	\$885,130
18	CA-2008-113	Magnolia Court	Manteca	San Joaquin	Senior	Manteca Senior Housing, LLC	James Silverwood	(858) 679-2828	(858) 679-9076	jim@affirmedhousing.com	\$772,878
19	CA-2008-124	Rancho Hermosa	Santa Maria	Santa Barbara	Special Needs	McClelland Santa Maria, L.P.	Frank Thompson	(805) 957-1301	(805) 957-1302	thompsonhc@aol.com	\$1,581,356
20	CA-2008-126	Cedar Gateway	San Diego	San Diego	Large Family	Cedar Gateway, L.P.	Gary Squier	(310) 850-9043	(310) 392-5831	gary@squierproperties.com	\$1,650,000
21	CA-2008-133	Maya Town Homes	Los Angeles	Los Angeles	Large Family	Maya Town Homes, L.P.	Abhay Gokani	(323) 465-6611	(323) 465-6612	abhay@sbcglobal.net	\$488,618
22	CA-2008-134	Nina Place Apartments	Bakersfield	Kern	Large Family	Nina Place Apartment Investors, L.P.	Cyrus Youssefi	(916) 446-4040	(916) 446-4044	cfyinc@yahoo.com	\$1,088,780
23	CA-2008-138	Sunny View II	Delano	Kern	Large Family	20th and 18th Avenue Associates	Andrew Hanna	(949) 222-9119	(949) 222-9014	andrew@globalpremierdevelopment.com	\$988,851
24	CA-2008-140	Mutual Housing at the Highlands	North Highlands	Sacramento	Special Needs	Sacramento Mutual Housing Association	Rachel Iskow	(916) 453-8400	(916) 453-8401	rachel@mutualhousing.com	\$1,575,104
25	CA-2008-141	Galt Place Senior Apts.	Galt	Sacramento	Senior	Downtown Galt Place Associates, a CA LP	Cyrus Youssefi	(916) 446-4040	(916) 446-4044	cfyinc@yahoo.com	\$1,196,609
26	CA-2008-149	New Genesis Apartments	Los Angeles	Los Angeles	Special Needs	New Genesis Apartments, L.P.	Cristian Ahumada	(213) 683-0522	(213) 683-0781	cristian@skidrow.org	\$1,819,676
27	CA-2008-150	Amorosa Village Phase 1	Santa Rosa	Sonoma	Large Family	Burbank Housing Development Corporation	Carrie Horton	(707) 526-1020	(707) 526-9811	chorton@burbankhousing.org	\$2,000,000
28	CA-2008-151	Hanford Family Apartments	Hanford	Kings	Large Family	Hanford Pacific Associates, a CA LP	Caleb Roope	(208) 461-0022	(208) 461-3267	calebr@tpchousing.com	\$970,559
29	CA-2008-155	Santa Fe Apartments	Bakersfield	Kern	Large Family	AMCAL Santa Fe Fund, L.P.	David Yarden	(818) 706-0694	(818) 865-1813	david@amcalhousing.com	\$712,960
30	CA-2008-190	Westside II	Inglewood	Los Angeles	Special Needs	Cloudbreak Inglewood, LLC	Randall Bishop	(310) 568-9100	(310) 568-9191	rbishop@cantwell-anderson.com	\$2,000,000