

Western Addition

SAN FRANCISCO REDEVELOPMENT AGENCY  
525 Golden Gate Avenue  
San Francisco, California

27 WESTERN ADDITION

MEMBERS

For Immediate Release

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JAN 30 1968

MORE A-2 HOUSING FOR AND BY A-2 PEOPLE

The San Francisco Redevelopment Agency announced today that it has conditionally selected ten additional groups in the Western Addition Area A-2 to sponsor housing there for families of moderate-income and elderly individuals and couples

The ten sponsoring groups were selected from a total of 27 proposals submitted by twenty Western Addition related groups in response to the Agency's invitation extended last fall to organizations interested in development of housing in the A-2 area.

With the selection of these ten additional sponsors, the Agency now has committed for development over 70 percent of the 3,000 socially oriented housing units scheduled for Western Addition Area A-2, including 2,000 units of moderate-priced private housing, 800 units for senior citizens, and 200 units for scattered public housing

Today's action supports the Agency's commitment to phase both relocations and rebuilding of housing for low- to moderate-income households in A-2. There are three general phases. Phase I, detailed in the attachment, identifies the first eight assignments of land for this purpose to A-2



related sponsors Phase II, described in this report, identifies the additional sponsorships and sites from the area Phase III has not been detailed yet

The ten sponsoring groups selected today represent a wide cross-section of the Western Addition community, including six churches, three Districts of the Western Addition Target Area Board (Economic Opportunity Council), two neighborhood associations, one construction union, one nonprofit medical foundation, and one individual (nonprofit)

The current selection of ten sponsors follows substantially the pattern used by the Agency in 1966 in selecting eight A-2-related sponsors to produce a strong inventory of new housing for residents of A-2 The first two housing projects encompassing 224 units are scheduled for start of construction in the spring and early summer of this year Demolition on both sites is already in progress

Following are the ten groups conditionally selected today to sponsor additional new A-2 housing

<u>Site</u>	<u>Sponsor</u>
8	Construction and General Laborers Union Local No 261
10	Bethel A M.E Church
11	Block 795-806 Association, composed of property owners and residents of the two blocks, with participation available to residents and property owners of District 5, Western Addition Target Area Board
12	El-Bethel Baptist Church
13	Dr Wesley Johnson, with participation available to residents and property owners of District 2, Western Addition Target Area Board
14	Jones Memorial Homes
15	Beale Eye Foundation
16	Japanese American Religious Federation of San Francisco
17	A to-be-formed corporation composed of property owners and residents of District 3, Western Addition Target Area Board, in association with Mt. Hermon Missionary Baptist Church
18	Community Estates (Seventh Day Adventist Church)

Sites may be identified on the attached map

The primary factors used to evaluate proposals submitted were.

- 1 The sponsor's relationship to the Western Addition Area A-2 community
- 2 The sponsor's commitment to provide housing for moderate-income persons and families of A-2.
- 3 The experience and qualifications of the sponsor's selected design team.
- 4 The financial capacity of the sponsor to undertake a housing project and his degree of past experience in community involvement

Maximum rents for nonsubsidized new units will range from \$120 monthly for a one-bedroom apartment to \$185 monthly for a four-bedroom unit, including utilities and parking. One-third of all units being built will be reserved for leasing to the Housing Authority as it obtains the necessary quota for use by low-income families. Families and individuals who must be relocated in the A-2 redevelopment area have priority privileges for renting or purchasing housing built in the A-2 area with federal financing aids.

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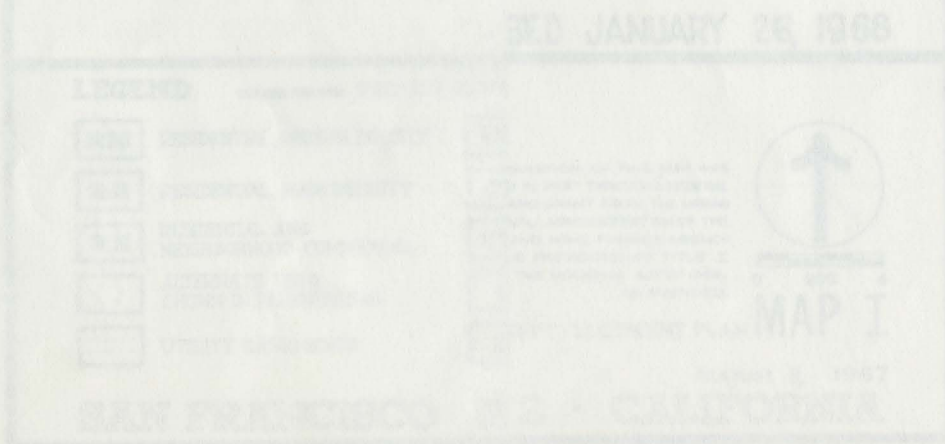
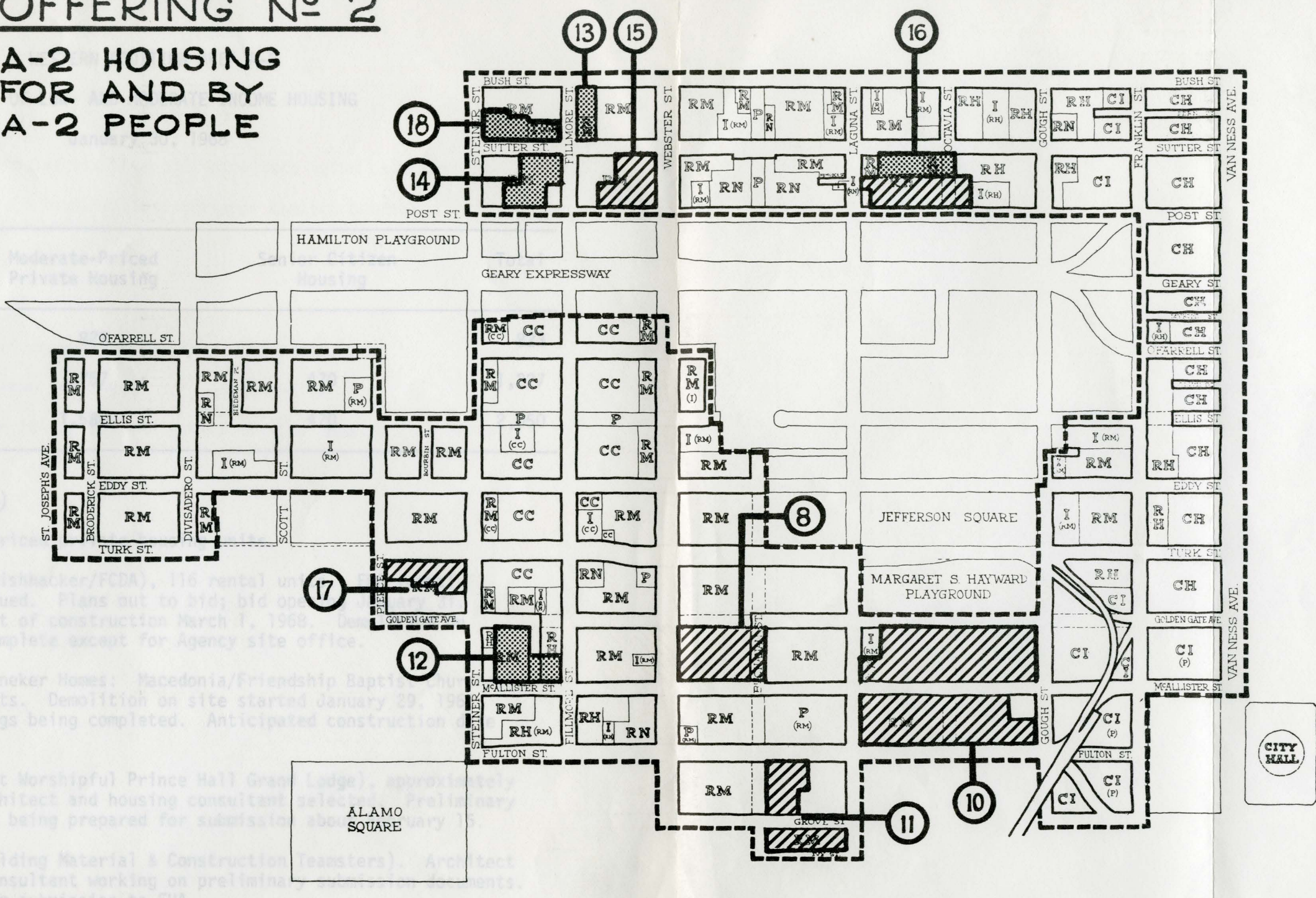


EXHIBIT A



# OFFERING No 2

## A-2 HOUSING FOR AND BY A-2 PEOPLE



**LEGEND**

<b>RM</b> RESIDENTIAL, MEDIUM DENSITY	<b>CC</b> COMMERCIAL, COMMUNITY SHOPPING
<b>RH</b> RESIDENTIAL, HIGH DENSITY	<b>CI</b> COMMERCIAL, GENERAL, INTERMEDIATE DENSITY
<b>RN</b> RESIDENTIAL AND NEIGHBORHOOD COMMERCIAL	<b>CH</b> COMMERCIAL, GENERAL, HIGH DENSITY
<b>( )</b> ALTERNATE USES SHOWN IN PARENTHESES	<b>I</b> INSTITUTIONAL
<b>---</b> UTILITY EASEMENTS	<b>P</b> PUBLIC

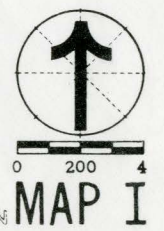
### WESTERN ADDITION AREA A-2

- SITE NUMBER
- SENIOR CITIZEN HOUSING
- MODERATE PRICED PRIVATE HOUSING

NOTE: LAND USE AREAS AND RIGHTS OF-WAY SHOWN ARE SCHEMATIC AND ARE SUBJECT TO ADJUSTMENTS TO ACCOMMODATE FINAL SURVEYS AND ENGINEERING DETAILS.

REVISED JANUARY 26, 1968

THE PREPARATION OF THIS MAP WAS FINANCED IN PART THROUGH A FEDERAL LOAN AND GRANT FROM THE URBAN RENEWAL ADMINISTRATION OF THE HOUSING AND HOME FINANCE AGENCY UNDER THE PROVISIONS OF TITLE I OF THE HOUSING ACT OF 1949, AS AMENDED.



THE REDEVELOPMENT PLAN **MAP I**

August 8, 1967

SAN FRANCISCO REDEVELOPMENT AGENCY • 525 GOLDEN GATE AVENUE • SAN FRANCISCO 2 • CALIFORNIA

EXHIBIT A



# WESTERN ADDITION AREA A-2

## STATUS OF LOW- AND MODERATE-INCOME HOUSING

January 30, 1968

### SYNOPSIS

	Moderate-Priced Private Housing	Senior Citizen Housing	Total
Phase I	823		823
Phase II	757	470	1,227
Phases I and II	1,580	470	2,050

### PHASE I (Offering No. 1)

Total = 823 moderate-priced private housing units.

- Site 1 - Block 751 (Fleishhacker/FCDA), 116 rental units. FHA formal commitment issued. Plans out to bid; bid opening January 31. Estimated start of construction March 1, 1968. Demolition on site nearly complete except for Agency site office.
- Site 2 - Block 796 (Banneker Homes: Macedonia/Friendship Baptist Churches), 108 rental units. Demolition on site started January 29, 1968. Working drawings being completed. Anticipated construction date July 1, 1968.
- Site 3 - Block 773 (Most Worshipful Prince Hall Grand Lodge), approximately 95 units. Architect and housing consultant selected. Preliminary FHA submission being prepared for submission about February 15.
- Site 4 - Block 758 (Building Material & Construction Teamsters). Architect and housing consultant working on preliminary submission documents. No date set for submission to FHA.
- Site 5 - Block 748 (Fillmore Community Development Association). Preliminary FHA application to be submitted approximately February 7.
- Site 6 - Block 730 (Fillmore Community Development Association), 94 cooperative units. Preliminary FHA application submitted January 30, 1968. Application will be held up pending workable program.

Site 7 - Block 771 (Third Baptist Church). Architect being selected.

Site 9 - Blocks 780-781 (Friendship Institutional Baptist Church).  
Architect being selected.

PHASE II (Offering No. 2)

Five sites - moderate-priced private housing - 697 units

Four sites - senior citizen housing - 350 units

One site - combined MPPH (60 units) and senior citizen housing (120 units)

San Francisco Redevelopment Agency  
January 30, 1968