



AGENDA REPORT

TO: Edward D. Reiskin
City Administrator

FROM: Shola Olatoye
Director, Housing and
Community Development

SUBJECT: SUPPLEMENTAL – Affordable
Housing for Mark Twain Homes

DATE: February 19, 2020

City Administrator Approval 

Date: Mar 11, 2021

RECOMMENDATION

Staff Recommends The City Council Adopt A Resolution Authorizing A Consolidated Affordable Housing Development Loan To Mark Twain Partners, LP, An Affiliate Of Oakland & The World Enterprises, Inc., And Memar Properties, Inc. In An Amount Not To Exceed \$4,826,000 For The Mark Twain Homes Acquisition, Rehabilitation, and Preservation Project And Making California Environmental Quality Act Findings.

REASON FOR SUPPLEMENTAL

After the Staff Report and Resolution for the February 2nd, 2021 meeting were published, Oakland & The World Enterprises informed staff that there was a \$174,000 over-the-counter acquisition loan that was not included in the total award in the resolution title. A copy of the commitment letter is included as **Attachment A**.

The developer's Fall 2019 Notice of Funding Availability (NOFA) request was a total of \$4,826,000, which included a prior \$50,000 predevelopment loan that was to be rolled into the full development loan amount, and an additional \$4,776,000 in NOFA development funding. A copy of the developer's NOFA application cover letter is included as **Attachment B**.

Total project funding, including the over the counter acquisition and predevelopment loans, totals \$5,000,000. These funds will be rolled into a 55-year loan term. **Table 1** below includes the timeline of funding applications for the project.

Table 1: Mark Twain Homes Acquisition/Rehabilitation Funding Request Timeline

<u>Action</u>	<u>Date</u>
Acquisition funding commitment letter issued to applicant (\$174,000).	11/6/2018
Applicant submitted application to acquire, rehabilitate and operate the existing affordable housing building (4,776,000).	9/29/2019
Applicant executes predevelopment loan (\$50,000) documents.	10/2/2019
Council adopts resolution no. 88039 to increase predevelopment loan to \$350,000.	2/18/2020

ACTION REQUESTED OF THE CITY COUNCIL

Staff Recommends That The City Council Adopt A Resolution Authorizing A Consolidated Affordable Housing Loan To Mark Twain Partners, LP, An Affiliate of Oakland & The World Enterprises, Inc., And Memar Properties, Inc. In An Amount Not To Exceed \$4,826,000 For The Mark Twain Homes Acquisition, Rehabilitation, and Preservation Project And Making California Environmental Quality Act Findings.

For questions regarding this report, please contact Christia Mulvey, Housing Development Manager, cmulvey@oaklandca.gov.

Respectfully submitted,



SHOLA OLATOYE
Director, Housing and Community Development
Department

Reviewed by:
Christia Katz Mulvey,
Housing Development Services Manager, HCD

Prepared by:
Vanessa Kennedy,
Housing Development Coordinator, HCD

Attachments (2):

- A. 2018 Acquisition Funding Commitment Letter
- B. 2019 NOFA Mark Twain Homes Application Cover Letter