

	C&C Development	Jamboree	Meta	National CORE	Related
No. of Units / Density	49-units / 21.7 du/acre	55-units / 31.6 du/acre	62-units / 27.5 du/acre	59-units / 26.2 du/acre	55-units / 24.4 du/acre
Unit Mix	1 bedroom – 10 units 2 bedroom – 20 units 3 bedroom – 19 units	1 bedroom - 27 units 2 bedroom - 14 units 3 bedroom - 14 units	1 bedroom – 29 units 2 bedroom – 17 units 3 bedroom – 16 units	1 bedroom – 28 units 2 bedroom – 16 units 3 bedroom – 15 units	Studio - 8 units 1 bedroom – 17 units 2 bedroom – 16 units 3 bedroom – 14 units
Affordability Levels	30% -12 units 50% -12 units 60% -24 units	30% - 9 units 40% - 9 units 45% - 6 units 50% - 6 units 60% - 24 units	Less than 30% - 7 units 30%-50% - 7 units 51%-80% - 47 units	30% - 12 units 40% - 12 units 50% - 19 units 60% - 15 units	30% - 11 units 45% - 7 units 50% - 14 units 60% - 23 units
Parking Spaces Spaces per Unit	125 parking spaces 2.55 spaces per unit	83 spaces	102 spaces 1.65 spaces per unit	91 parking spaces 1.54 spaces per unit	98 parking spaces 1.78 spaces per unit
Financial Terms	Property Sale \$5 million, Loan paid through residual receipts	Property Sale \$3 million, Loan paid through residual receipts	Property Sale \$6 million, Loan paid through residual receipts (3% interest)	Property Sale \$1.5 million cash payment and \$3 million loan paid through residual receipts at (3% interest)	Based on property appraisal estimated at \$5,880,000 loan paid through residual receipts
Amenities	Examples include: Community Room with Kitchen, Social Service Office, BBQ Pavilion, Community Gardens, Fitness Room, Tech Lab, Tot Lot, green open space, a leasing office	Courtyards, BBQ areas, tot lot and other programmable spaces such as a community garden	Manager's office, laundry room, community room/kitchen. Open community amenities include a BBB area, picnic tables, courtyard seating, open family lawn area with tree canopy. Outdoor fitness equipment area, tot lot, garden area and a small dog run	Community center, swimming pool and hot tub, tot lot/playground, community gardens, laundry facilities, and outdoor courtyard with BBQ picnic areas	Pool, fitness circuit, outdoor play spaces, community garden, courtyards, community kitchen, multi-purpose/lounge area, computer room, tot lot, community garden, dog wash area and possibly a dog-park
Community Outreach / Engagement	C&C Development, Orange Housing Development	Jamboree	Areta will focus on Community Outreach and Entitlement process with Meta and Studio 111	National Core	Related, Greycomm Public Policy and Communications
Development Team	C&C Development Orange Housing Development Corporation Goldfarb Lipman Idea Arc - Architect	Jamboree Architecture Design Collaborative Quality Management Group	Meta Housing Corp Studio 111 Areta Group WSH Management Western Community Housing	National CORE RRM Design Group Pathways of Hope	Related California Foundation for Affordable Housing Lifestyle TCA RD Olson
Focus of Units	Family, 8 Permanent Supportive Housing, Veterans Preference for 20% of units,	Family	Family	Family	Family

	preference for Fullerton live or work				
Notes on proposals	Provided an alternative Senior 60-unit project or can increase the family project by 10 units if parking is reduced to 2.0 per unit.	Provided a 61-unit alternative and the initial 48-unit concept	Included plans to enhance the existing median along Commonwealth Avenue with street trees for sound barrier		