## **OROYSOM VILLAGE**

FAMILY HOUSING
Fremont, CA





 Developer
 MidPen Housing Corp.

 Property Management
 MidPen Property Management Corp.

 Development Type
 1999 new construction: three-bedroom townhouses and two- and three-bedroom flats

 Construction Type
 Wood frame with composition shingle roofs

 Site Area:
 4.71 acres

 Density:
 12.7 units / acre

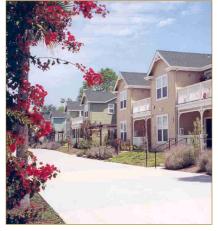
 Parking Ratio:
 2.2:1-134 spaces

 Development Profile
 Type
 No.
 Size Units (sf)

**Oroysom Village** and Avelina Senior Housing share a site in the upscale Mission San Jose section of Fremont. The site was offered to MidPen Housing

in 1993 when the Sisters of the Holy Family agreed to sell a site for building affordable family housing. Completed in 1999, Oroysom is a model for intergenerational and multiethnic community integrated into the surrounding neighborhood.

Oroysom consists of 60 two- and three- bedroom townhouses for families who earn up to 60% of area



Density:	12.7 units / acre		
Parking Ratio:	2.2 : 1 - 134 spaces		
Development Profile	Туре	No.	Size Units (sf)
	2 BR	28	819 - 920
	3 BR	32	1092 - 1180
	TOTAL	60	
Amenities	Courtyard; playground; community room; computer center; on-site services		
Services Offered	After school programs "Girls for a Change" youth program Community food programs Job training Health, wellness, and fitness programs Financial literacy courses Connection to community resources		
Resident Profile	Families earning up to 60% of the Area Median Income		
Funders	<ul> <li>Union Bank</li> <li>SAMCO</li> <li>Fremont Bank Foundation</li> <li>CA Families to Work funds</li> <li>City of Fremont Housing Department</li> <li>Federal Home Loan Bank</li> </ul>		
Architect	David Baker + Partners		
Contractor	J.R. Roberts Construction		
nate in the City of Fremont's Housing Scholarship Program			

median income. Six units are reserved for single-parent families who participate in the City of Fremont's Housing Scholarship Program, a collaborative among service providers to link low-income families in the CALWorks program with case management, job training, childcare, and affordable housing.

The youth of Oroysom Village actively participate in a homework assistance program and use the computer center, recently recognized by HUD as a national model. The youth also participate in a summer program. Oroysom was awarded a Gold Nugget Grand Award of Merit for Best Affordable Housing by the Pacific Coast Builders Conference (PCBC) and the 2001 - 2002 Maxwell Award of Excellence from the FannieMae Foundation.

