

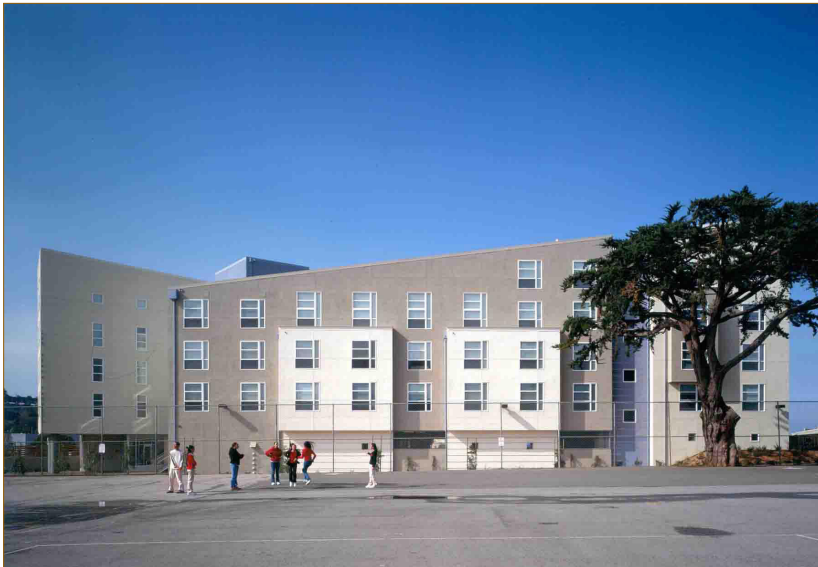
# SAN PEDRO COMMONS

MIXED-USE, SENIOR HOUSING

Colma, CA



**MidPen**  
HOUSING



The result of a collaboration among the County of San Mateo, the City of Daly City, the Archdiocese of San Francisco, and MidPen Housing, **San Pedro Commons** provides 74 affordable rental homes for senior households age 55+. Located one-half block from the Colma BART station and several major bus lines, the community is ideal for the population it serves. Residents can walk to community services and a large grocery store is less than one-half block from the apartments. Additionally, Seton Medical Center is less than one mile away.



The community boasts a modern design that mirrors the hillside terrain. Apartments on the higher

floors enjoy a hillside view. A triangular open-air courtyard is provided within the building, mimicking the unusual shape of the site area. A card room and library is on the ground level adjacent to an outdoor patio. The main community room is on the podium level and opens onto the courtyard. The third floor has a solarium. Additionally, San Pedro Commons includes ground-floor commercial space.

<b>Developer</b>	MidPen Housing Corp.		
<b>Property Management</b>	MidPen Property Management Corp.		
<b>Development Type</b>	2001 new construction of four-story apartment building with retail and garage parking		
<b>Construction Type</b>	Podium-style four story building with stucco siding		
<b>Site Area:</b>	1.2 acres		
<b>Density:</b>	62 units / acre		
<b>Parking Ratio:</b>	.76 : 1 – 56 spaces		
<b>Development Profile</b>	<b>Type</b>	<b>No.</b>	<b>Size Units (sf)</b>
	1 BR	68	553 - 682
	2 BR	6	798 - 1120
	<b>TOTAL</b>	<b>74</b>	
<b>Amenities</b>	Courtyard; community room; card room; library; parking garage		
<b>Services Offered</b>	Healthcare assistance Weekly food programs Computer training Financial literacy courses Connection to community resources		
<b>Resident Profile</b>	Senior households 55+ with incomes up to 50% of the Area Median Income		
<b>Funders</b>	<ul style="list-style-type: none"> <li>• G.E. Capital (tax credit investor)</li> <li>• County of San Mateo CDBG/HOME</li> <li>• CalFed</li> <li>• Wells Fargo Bank</li> </ul>		
<b>Architect</b>	Seidel/Holzman BDE Architecture		
<b>Contractor</b>	Dow Builders		

**San Pedro Commons** | 101 A Street, Colma, CA 94014

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