

MIDWAY VILLAGE PHASE 1

FAMILY HOUSING

Daly City, CA



Midway Village Phase 1 marks the first phase of the redevelopment and expansion of an existing San Mateo County Housing Authority property that will replace 150 aging and outdated units with 555 new and sustainable apartment homes in Daly City. Midway Village will transform and revitalize an underutilized asset and create a new vibrant community to address the urgent need for more affordable housing in San Mateo County.

The community's overall design plan is the result of extensive communication and input from residents. It will be a vibrant neighborhood that will serve greater income ranges and offer set-asides for specific populations. In addition to new housing, Midway Village will include a 3.3-acre city park, a



a development center, and extensive amenities. Existing residents will have first opportunity to move into their new and improved homes as each phase completes.

Phase 1 began construction in fall 2021 and will welcome 147 resident households, including 20 transition-aged youth and 27 local education workers, in fall 2023. MidPen will provide property management and onsite resident services.

Developer	MidPen Housing Corp.			
Property Management Resident Services	MidPen Property Management Corp. MidPen Services			
Development Type	Multi-family residential in 2 four-story buildings			
Construction Type	Residential - Type V; Garage - Type I			
Site Area:	3.45 acres			
Density:	42.5 units / acre			
Parking Ratio:	1.26 : 1 – 190 spaces			
Development Profile	Type	No.	Unit Size (sf)	Rent Range
	Studio	29	340	\$843 - 1,743
	1 BR	24	575	\$901 - 2,125
	2 BR	58	835	\$1,889 - 2,491
	3 BR	30	1,100	\$2,162 - 2,890
	4 BR	8	1,300	\$2,391 - 3,230
	TOTAL	147		
Amenities	Community room with kitchen; learning center with outdoor play area; outdoor courtyard; elevator-served buildings; secured bicycle storage; in-unit laundry; property management and services offices			
Services Offered	Adult Services Programming: <ul style="list-style-type: none"> • Financial capabilities courses • Health and wellness programs Youth Services Programming: <ul style="list-style-type: none"> • Academically-based after school and summer programs • Career path and college exploration Case management for TAY households Connection to community resources			
Resident Profile	Families earning up to 70% of the Area Median Income; Transition-Aged Youth			
Funders	<ul style="list-style-type: none"> • San Mateo County Department of Housing • Housing Authority of the County of San Mateo • California Debt Limit Allocation Committee • California Municipal Finance Authority • California Tax Credit Allocation Committee • Freddie Mac • Wells Fargo 			
Architect	David Baker Architects			
Contractor	Devcon Construction, Inc.			

Midway Village Phase 1 | 80 and 88 Park Street, Daly City, CA 94014

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