

414 PETALUMA

FAMILY HOUSING

Petaluma, CA



The result of a partnership between the City of Petaluma, Sonoma County, and MidPen Housing, **414 Petaluma** represents the vision to transform a previously underutilized site into family housing for those most in need, including farmworker families and individuals who are experiencing homelessness. The affordable housing community began construction in April 2022 and will welcome residents in spring 2024.

414 Petaluma will provide 44 affordable rental apartments, including 18 units designated for farmworker families and 13 units with set-aside preference for households who are at risk or experiencing homelessness and have other supportive housing needs. Amenities include a multi-purpose community room, secured bicycle storage, and outdoor recreation areas.



Developer	MidPen Housing Corp.																								
Property Management Resident Services	MidPen Property Management Corp. MidPen Services																								
Development Type	New Construction of multi-family residential community																								
Construction Type	Type V - A																								
Site Area:	.66 acre																								
Density:	66 units / acre																								
Parking Ratio:	.48 : 1 – 21 spaces																								
Development Profile	<table border="1"><thead><tr><th>Type</th><th>No.</th><th>Unit Size (sf)</th><th>Rent Range</th></tr></thead><tbody><tr><td>studio</td><td>2</td><td>464</td><td>\$1099</td></tr><tr><td>1 BR</td><td>19</td><td>612</td><td>\$494 - 1,149</td></tr><tr><td>2 BR</td><td>12</td><td>820</td><td>\$574 - 1,359</td></tr><tr><td>3 BR</td><td>11</td><td>1,057</td><td>\$651 - 1,158</td></tr><tr><td>TOTAL</td><td>44</td><td></td><td></td></tr></tbody></table>	Type	No.	Unit Size (sf)	Rent Range	studio	2	464	\$1099	1 BR	19	612	\$494 - 1,149	2 BR	12	820	\$574 - 1,359	3 BR	11	1,057	\$651 - 1,158	TOTAL	44		
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Amenities	Community room; laundry facilities; staff offices; central courtyard; play structure; secured bicycle storage; pet relief area																								
Services Offered	<ul style="list-style-type: none">• Adult education services• Financial literacy classes• Employment preparation• ESL course opportunities• Computer technology courses• Onsite case management• Case management for supportive housing residents• Connection to community resources																								
Resident Profile	Households earning up to 60% of the Area Median Income																								
Funders	<ul style="list-style-type: none">• City of Petaluma• Sonoma County Community Development Commission• Sonoma County Housing Authority• California Department of Housing and Community Development (HCD)• California Tax Credit Allocation Committee (TCAC)• Bank of America• California Community Reinvestment Corporation• Federal Home Loan Bank - Affordable Housing Program																								
Architect	LPAS Architecture + Design																								
Contractor	Quiring General, LLC																								

MidPen Services will coordinate a broad array of onsite programming designed to empower residents to seek economic mobility, educational opportunity, and mentally and physically healthy lives. Case management for supportive housing residents will be delivered by third-party service providers and coordinated by the Sonoma County Department of Health Services. MidPen Property Management will provide onsite professional property management.

414 Petaluma | 414 Petaluma Blvd. North, Petaluma, CA 94952

For more information contact: MidPen Housing | www.midpen-housing.org

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