

# Gateway I

## Project Summary

**Housing Type: Multi Family Apartments**

**Location: Corner of Logan Ave and 16<sup>th</sup> St.  
(Barrio Logan Project)**

**Lot Size: 0.08 acres/34,802 sq ft**

**Total Units: 42 units**

**Affordable Units: 41 units**

**Income Mix:**

Very Low	Low	Mod	Unrestricted
10	31	0	0

**Affordable Unit Mix:**

0 BD	1BD	2BD	3BD	4BD
0	0	15	26	0

## Development Team

**Developer: Mohannad Mohanna, Gateway  
I Housing Investors Limited  
Partnership**

**Architect: Keith Minnie**

## Development Budget

**Total Development Costs: \$13,915,425**

**Agency Subsidy Requested: \$3,634,000**

**Agency Subsidy per Unit: \$88,634**

**Agency Subsidy per Bedroom: \$33,648**

**Funding Sources: 9% Tax credits, AHP  
grant. NOFA**



## Project Description

The proposed project is a 42-unit affordable housing development consisting entirely of new rental apartments for very low and low income (30% to 60% AMI) families with one unit for a manager. The project is located at the corner of Logan Ave and 16<sup>th</sup> Street. The vacant parcels were purchased by the Agency and then sold to the Housing Investors Partnership. The project hopes to greatly spur the addition of more affordable housing properties in the Barrio Logan Project Area. There development will have an underground and sub-terrain parking garage on the property.

## Notes

- Amenities will include a multi-purpose room with a full service kitchen for community meetings, activities and services.
- A media center, tech center for small conferences and educational workshops, and free internet service will be provided to all residents.
- The development will consist of 16 two bedroom/two bath units and 25 three bedroom/ two bath units.

