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San Francisco Redevelopment Agency

June 28, 2011

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Three New Projects Add Resources While Eliminating Blight

The Coronet senior living facility is the third redevelopment sponsored project to open in June

The San Francisco Redevelopment Agency and the City and County of San Francisco have had a busy month of community grand openings, including Armstrong Place in the Bayview, Westbrook Plaza in the South of Market, and last week the opening of the Coronet, a mixed-use low income senior living facility. The Coronet, located at 3575 Geary Boulevard, provides 150 units of rental housing for very low income seniors. Thirty-five percent of the units are targeted to seniors who are homeless or at risk of homelessness.

This is a joint project of the San Francisco Mayor's Office of Housing and the SFRA. The SFRA provided the project \$11.8 million through a tax increment loan agreement.

"Redevelopment projects have long been a beacon of hope to underserved areas of San Francisco," said Mayor Ed Lee. "These projects are increasingly important in the midst of the current economic climate in creating jobs, much needed affordable housing and growing a sense of community for many affected residents."



The old Coronet Theater

The first floor, and half of the second floor of the Coronet will house the Institute on Aging's state-of-the-art senior services facility. Above that will be the 150 affordable apartments for independent seniors operated by Bridge Housing, the developer. The Institute on Aging is a non-profit senior health and social service provider that has been involved with this project since the beginning. The Institute envisioned the development of supportive housing co-located with its Program of All-Inclusive Care for the Elderly (PACE) as well as independent living senior housing whose residents could benefit from the Institute's on-site senior services.



The new Coronet senior living facility

"The Coronet adds to an affordable housing stock developed by SFRA and the City exceeding 20,000 units citywide," said Fred Blackwell, SFRA Executive Director. "I would like to congratulate the co-developers of the project for providing much-needed homes and services for our senior citizens."

This month of openings began on June 2 with Armstrong Place and Townhomes. Armstrong Place provides 116 apartments for low-income seniors, including 23 units dedicated to formerly homeless seniors. Armstrong Place also features space for community services and retail shops. Adjacent to the senior building, Armstrong Townhomes consists of 124 for-sale affordable homes for first-time homebuyers. Amenities include a fitness center, community gardens, as well as a children's play area.

On June 9, Westbrook Plaza had its grand opening which marked the completion of a development that has been many years in the making. The development of this site was driven by a desire to provide the South of Market community both needed affordable housing and health care. The innovative, mixed-use project brings both affordable housing and accessible, quality healthcare under one roof. Westbrook Plaza includes 48 affordable housing units for low-income families, common space, and an expanded 20,000 square foot community health clinic. The new clinic at Westbrook Plaza incorporates the latest design and technological innovations to improve the provision of health services to the larger South of Market community. Unlike the old clinic, the new clinic will include an on-site pharmacy and a full-service dental clinic.

"With these three projects," Blackwell added, "we are providing homes for another 314 individuals and families for whom home ownership has been only a distant dream."

The San Francisco Redevelopment Agency has spent \$428 million creating low- and moderate-income housing, creating over 14,000 homes that families can afford.

The agency has created numerous economic plans for blighted neighborhoods, worked with community-based organizations to improve quality of life in redevelopment zones, and created employment opportunities for hundreds of residents.

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