



Parkside Apartments
515 13th Street
San Diego, CA 92101

At a Glance

Developer: Wakeland Housing and Development Corporation

Redevelopment agency: San Diego Redevelopment Agency

Total development cost:
\$30,953,011

L&M housing funding: \$13,800,000

Architect: Benson and Bohl

Contractor: Harper Construction

Total number of homes: 77

Income targeting: \$41,300 - \$49,560
(very low- to low-income, based on a family of four)

Parkside Apartments

Developed by the Wakeland Housing and Development Corporation, Parkside provides 77 apartment homes to very low- and low-income families in San Diego. In 2010, Parkside was the first affordable home development in San Diego to be awarded the Leadership in Energy and Environmental Design (LEED) Platinum certification, the highest level possible, for its achievement in green home building and design.

Not Possible Without L&M Housing Funding

Redevelopment's Low and Moderate (L&M) housing funding is crucial in the development of for-sale and apartment homes affordable to lower- and moderate-income Californians. Statewide, L&M housing funding provides an average of \$1 billion annually for this purpose.

L&M housing funding has played a significant role in developing apartment homes such as the Parkside apartments. With an L&M housing investment of \$13.8 million, developers were able to ensure completion of Parkside apartments, thus providing 77 homes to San Diegans in need.

How the Community Benefits

Besides stable homes for families with children and other very low- and low-income individuals, Parkside provides other benefits to the surrounding neighborhood and community such as:

- Removal of a blighted area and incentive for other improvements in the area
- Computer training courses, after-school programs, and resident-specific trainings
- Reduction in environmental impact through energy-efficient appliances, water-saving fixtures and proximity to public transportation, jobs, and other amenities

Redevelopment's L&M housing funding plays a critical role in building desperately needed affordable homes and construction jobs, while improving our neighborhoods and communities.

