Non Profit
Based in Irvine, California
Founded in 1990

Mission
Jamboree delivers high quality affordable housing and services that transform lives and strengthen communities

Vision
Every person will live in a strong, healthy, sustainable community
25 years of affordable housing

Jamboree Profile

Units: 7,300+
Properties: 81 (35 in OC)
Current Residents: 17,350+
Average Household Size: 2.4
Average Household Income: $24,790
Average Apartment Rents: $500-$1,200/month (1BR-3BR)
Development Pipeline: $300 Million
Mendocino at Talega San Clemente
186 Units  2003

$32.2MM Total Development Cost
$9.9  U.S. Bank
$8.1  4% LIHTC
$7.7  HCD-MHP
$3.65  County of Orange
$1.15  Land Donation*
$ .964  City of San Clemente
$ .837  FHLB of San Francisco-AHP

*Master Developer, Talega Associates, donated land
Granite Court *Irvine*
77 units  2008

$32MM Total Development Cost

$12.3  4% LIHTC
$ 7.7  City of Irvine*
$ 6.3  HCD-MHP
$ 3    Union Bank
$ 2.5  OC HCS

* Fulfilled entitlement requirement for three market rate developments
Birch Hills Apartments *Brea*

115 units  2013

$31.5MM Total Development Costs

- $10.8  9% LIHTC
- $7.25  Land Donation*
- $6.7   Union Bank
- $4.75  City of Brea
- $2     HUD & County of Orange-HOME

*Master Developer, Chevron, donated land
Diamond Apartments  
Anaheim  
25 Units  
2008

$9.6MM Total Development Cost

- $0.770 Cal HFA (construction & permanent)
- $3.18  GHI*
- $1.03  OC MHSA
- $3.70  4% LIHTC
- $0.120 FHLB of San Francisco-AHP
- $0.582 Owner Contributed Capital
- $0.180 Rent Subsidy Grant

- 24 Section 8 PBVs through the Anaheim Housing Authority (AHA)
- AHA holds ground lease on land worth $500,000

*HCD-Multifamily Housing Program: Governor’s Homeless Initiative
Wesley Village
Garden Grove
16 senior and 31 family units
2017

$15MM Total Development Costs

$6.3  4% LIHTC
$4.2  CCRC/US Bank
$3.7  HUD & City of Garden Grove HOME
$.8   Jamboree Developer Fee

Garden Grove United Methodist Church-Ground Lessor for 60 years
Rockwood Apartments  
Anaheim  
70 Units  2016  
15 Units set aside for MHSA clients

SOURCES:
$2.7    HUD and City of Anaheim
$21.9   9% tax credit equity
$5.7    Bank of America
$1.9    County of Orange-MHSA Funds

USES:
$ 4.6   Land
$ 3.5   Development
$24     Construction
$32     Total Development Costs

48 Section 8 PBVs for families served by the Anaheim School District's Homeless Assistance Pilot Program (HAPP).
Questions

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