

November 19, 2014

Kelvin Jeremiah
Executive Director
Philadelphia Housing Authority
12 South 23rd Street
Philadelphia, PA 19103

Dear Mr. Jeremiah:

Roberto Clemente Homes is a 38-unit, mixed-use project. Nueva Esperanza, Inc (Esperanza) respectfully requests a unit-based operating subsidy from PHA under its Annual Contribution Contract for all 28 two-bedroom units in the amount of \$500 per unit per month. Esperanza also requested project based Section 8 vouchers for the 10 three-bedroom units in an application submitted to PHA in the round that closed on September 30th.

The Roberto Clemente Homes development will partially demolish the former Roberto Clemente Middle School, located on an active commercial corridor at the cross streets of 5th and Luzerne. The remaining structure will be rehabbed and revitalized into a 38-unit, 3-story, affordable rental housing and commercial development. This development is consistent with the recommendations for promoting economic development on the commercial corridor and reinforcing affordable housing outlined in the Hunting Park Neighborhood Strategic Plan 2022. The Neighborhood Plan is a 10-year strategic plan completed by Esperanza in connection with 790 Hunting Park community residents. The Neighborhood Plan was officially approved by the Philadelphia City Planning Commission and is supported by Councilwoman Maria Quiñones-Sánchez and State Senator Christine Tartaglione.

Building directly from recommendations from community members, Roberto Clemente Homes includes laundry facilities in each apartment, on-site parking, space for community events, and an outdoor play area for children. The project is located on a major public transportation route, is across the street from a grocery store, and within a 10 mile walk of an 87-acre park and a community health center.

The project is designed to meet the high demand for affordable rental housing for low-income families and provide investment and job opportunities to the surrounding community. Leveraging its strategic location, Roberto Clemente Homes supports existing public and private investment and will bring jobs to the community. Funding commitments have been secured from The Reinvestment Fund, the Local Initiative Support Corporation, and the Federal Home Loan Bank of New York, and the project has attracted interest from several equity investors such as PNC Bank and the National Equity Fund.

The redevelopment of this site is a landmark event for the community. Esperanza looks forward to working with the Philadelphia Housing Authority on the Roberto Clemente project.

Sincerely,



Walter Toliver
Senior VP President & Legal Counsel
Nueva Esperanza, Inc