



# *The Residences at Matadero Creek*

October 17, 2022

# Project Overview

- 382 New Residential Rental Units
  - 44 (stu), 243 (1-bd), 86 (2-bd), 9 (3-bd)
  - Front/ECR Building w/ 316 units
  - Rear Corner Building w/ 66 units
- Fully Parked
  - 107 surface, 400 in 2-levels below grade
- PHZ - 20% BMR or 76 units
  - 5% each to VLI, LI, Mod & Workforce
- 4,000 sq ft retail

# Formal Application

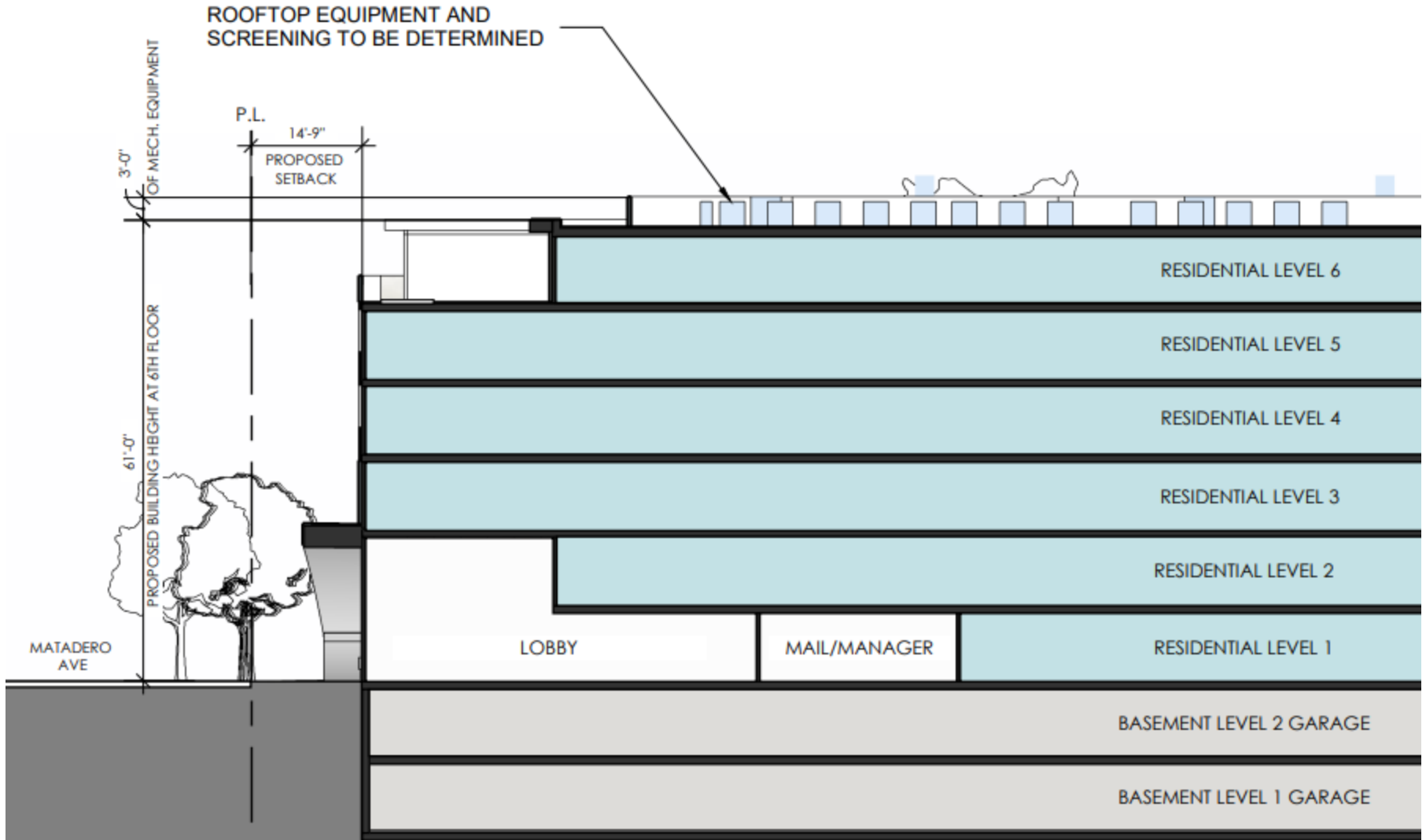
- Matadero Creek
  - City & Agency Review
- Environmental (COE, Varian)
  - Groundwater Flow
- Trees
  - Preservation & Screening
- Transportation
  - Impact Study, TDM
  - ECR/CalTrans
  - Safe Routes to School

EL CAMINO REAL

MATADERO AVE



# Building Height





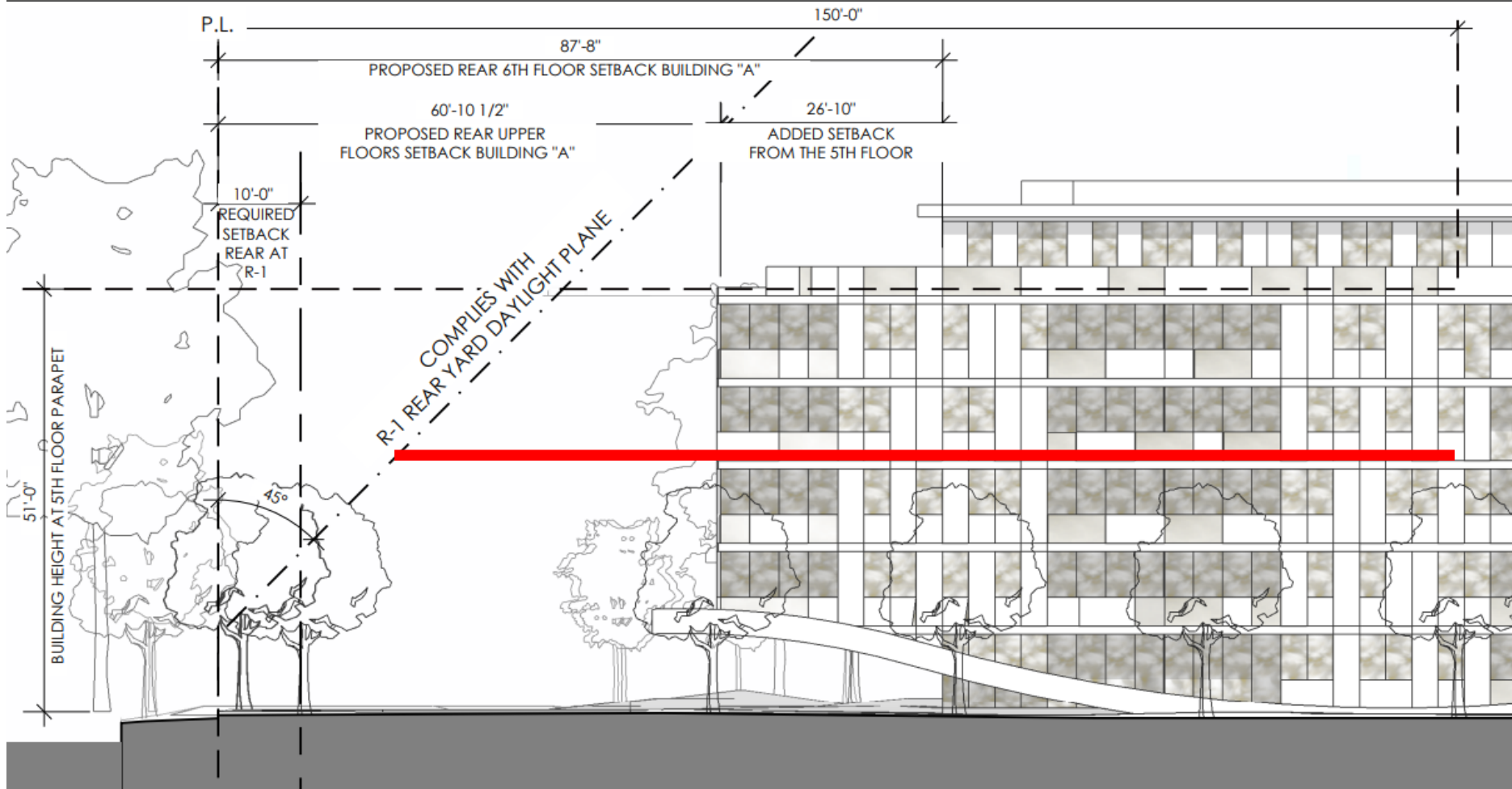
The Dean



Luna Vista



# Rear Setback, Bldg A



# Pre-Screening

- Planned Housing Zone
  - Building Height
  - Setbacks
- Project Feasibility
- Increased City Revenues
- Grand Boulevard Initiative, AB2011
- RHNA





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Thank You!