

TCAC 9%, 2016 Round 1 – Simulation Analysis

Premise

First off, a huge thank you to TCAC staff for being transparent administrators of a great program, including a special thank you to Mark and Anthony for clarifying information needed for this analysis to be accurate!

Each TCAC 9% competitive round my team performs a simulation of the award process assuming all applicants' self-scores are accurate and no applications are withdrawn/disqualified. In our 10 years of doing this, those assumptions have never been true; often applicants have their points/tiebreaker reduced. Inevitably, the actual awards will deviate slightly from the results of this simulation, which are merely hypothetical and unofficial.

I am sharing this information with you to help you better understand the 9% program in hopes you will be able to develop its much needed affordable housing more effectively. While we endeavor to make this analysis as accurate as possible, we provide it with no guarantees and accept no liability for how you use it—**use it at your own risk!**

Feel free to distribute this information as widely as you'd like. While some of our publications are intended only for clients/partners, this analysis is not. Furthermore, feel free to contact me if you'd like a special scenario run. We can adjust an application's score, tiebreaker, etc. then click a button to generate new hypothetical results.

If you see something awry with our simulation please notify me so I can make corrections if needed.

I hope this helps your organization in some way and it helps you develop more housing for California families.

-Will

P.S. I'm planning to do a survey this summer of affordable housing industry professionals regarding how the 9% allocation process could be improved. Please email me if you'd be willing to participate. Thanks!

William Leach

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Tiebreaker Analysis

TABLE 1.1 (Tiebreaker Statistics for All Applications)

	Overall (73)	Awarded (40)	Non-Awarded (33)
Highest tiebreaker	73.57%	73.57%	55.56%
Lowest tiebreaker	8.11%	20.05%	8.11%
Average tiebreaker	38.26%	43.37%	32.06%

TABLE 1.2 (Tiebreaker Statistics per Set-Aside/Region)

	Awards/Applicants	High Win	Avg. Win	Low Win	High Lose
NPHA	6 / 6 (100%)	64.37	50.81	42.03	-
Nonprofit General	0 / 14 (0%)	-	-	-	-
Rural HOME/RHS	1 / 2 (50%)	42.70	-	-	22.85
Rural Native American	1 / 1 (100%)	131 pts	-	-	-
Rural General	8 / 18 (44%)	37.46	30.44	24.02	24.02
At-Risk	3 / 4 (75%)	42.77	36.48	25.07	14.58
Special Needs/SRO	1 / 10 ¹ (10%)	73.57	-	-	68.24
San Francisco County	0 / 0 ² (0%)	-	-	-	-
Central Coast Region	1 / 3 (33%)	57.44	-	-	49.13
South and West Bay Region	1 / 2 (50%)	59.17	-	-	52.64
Capital and Northern Region	1 / 4 (25%)	45.68	-	-	42.98
Orange County	2 / 2 (100%)	50.06	38.87	27.68	-
Inland Empire Region	1 / 4 (25%)	53.57	-	-	44.52
San Diego County	3 / 5 (60%)	62.99	58.71	54.52	44.91
Central Valley Region	2 / 6 (33%)	50.87	42.50	34.14	32.40
North and East Bay Region	2 / 7 (29%)	73.11	64.69	56.27	55.56
Balance of Los Angeles County	4 / 6 (66%)	68.24	42.96	20.05	43.28
City of Los Angeles ³	3 / 3 (100%)	32.94	29.34	26.89	-
Overall	40 / 73 (55%)				

¹ Ignores qualifying projects that were previously funded.

² All geographic regions ignore project that were funded in the set-asides.

³ The City of Los Angeles region (and similarly the San Francisco region) is a controlled competition and therefore doesn't exhibit competitive behavior.

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TABLES 1.3 (Results of Geographic Regions Excluding Applicants Awarded in Set-Asides)
in alphabetical order

Balance of Los Angeles County Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
401 Sepulveda	CA-16-004	Seniors	46.54%	1,312,412	30%
Middleton Place	CA-16-066	Large Family	37.01%	530,324	43%
Courson Arts Colony East	CA-16-048	Large Family	20.05%	1,819,070	84%
Blue Hibiscus	CA-16-014	Special Needs	68.24%	789,610	103%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
Francisquito Senior Apartments	CA-16-005	Special Needs	43.28%	1,452,095	30%
Pueblo Bonito Apartments	CA-16-007	Special Needs	38.27%	2,055,108	73%

Capital and Northern Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
623 Vernon Street Apartments	CA-16-028	Large Family	45.68%	1,409,575	82%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
180 W. Beamer Street Apts	CA-16-027	Large Family	42.98%	2,140,710	96%
Horizons at New Rancho	CA-16-013	Seniors	41.16%	1,100,480	146%
Parkview Apartments	CA-16-025	At-Risk	14.58%	1,419,500	210%

Central Coast Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
Los Adobes de Maria III	CA-16-038	Large Family	57.44%	837,018	63%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
Grace Village Apartments	CA-16-057	Seniors	49.13%	1,298,279	66%
Riverside Apartments	CA-16-071	Large Family	28.94%	422,966	87%

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Central Valley Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
Anchor Village	CA-16-021	Special Needs	50.87%	1,553,369	75%
Cottage Village Senior Apts	CA-16-047	Seniors	34.14%	948,421	121%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
Hotel Fresno Apartments	CA-16-074	Large Family	32.40%	1,018,803	50%
Tegeler Hotel	CA-16-024	SRO	32.23%	691,414	85%
Villa de San Joaquin	CA-16-020	Large Family	23.92%	586,155	114%
Fresno Edison AptsPhase II	CA-16-051	Large Family	16.83%	1,298,200	178%

City of Los Angeles Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
RHF Crenshaw Gardens	CA-16-030	Large Family	32.94%	1,376,976	27%
Crenshaw Villas	CA-16-050	Seniors	28.19%	1,457,750	55%
Rolland Curtis East	CA-16-058	Large Family	26.89%	2,004,992	93%

Inland Empire Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
Loma Linda Veterans' Village	CA-16-054	Special Needs	53.57%	2,078,855	108%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
Villa Pacifica II	CA-16-009	Seniors	44.52%	973,626	44%
Villa Hermosa Apts Phase II	CA-16-034	Large Family	44.41%	1,640,618	118%
Fontana Sierra Family Apts	CA-16-003	Large Family	43.51%	1,705,079	195%

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North and East Bay Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
Del Monte Senior Housing	CA-16-006	Seniors	73.11%	821,371	30%
3706 San Pablo	CA-16-029	Large Family	56.27%	1,921,971	102%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
Eagle Family Housing	CA-16-010	Large Family	55.56%	881,520	29%
Redwood Hill Townhomes	CA-16-036	Large Family	51.79%	904,966	59%
PARC 55 Senior Apartments	CA-16-059	Seniors	51.36%	1,750,106	117%
Grayson Street Apartments	CA-16-037	Special Needs	40.95%	880,262	146%
Napa Courtyards	CA-16-064	Large Family	22.27%	649,553	167%

Orange County Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
Newport Veterans Housing	CA-16-023	Special Needs	50.06%	283,962	19%
Oakcrest Heights (Savi Ranch II)	CA-16-018	Large Family	27.68%	1,586,256	123%

San Diego County Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
Vista Hidden Valley Apartments	CA-16-046	Seniors	62.99%	589,590	21%
Villa Encantada	CA-16-070	Large Family	58.61%	998,203	57%
Mission Cove Seniors	CA-16-068	Seniors	54.52%	1,688,348	117%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
Promenade at Creekside II	CA-16-019	Large Family	44.91%	1,179,467	60%
El Dorado II Apts - 44 Unit Phase	CA-16-008	Large Family	44.14%	1,385,004	130%

San Francisco Region (no competitors)

South and West Bay Region

Awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of R1 2016
Met South	CA-16-049	Large Family	59.17%	905,407	66%
Non-awarded Applicants	Application #	Housing Type	Tiebreaker	Credits Requested	Cumulative % of Next Round
Morgan Hill Family - Scattered Site	CA-16-033	Large Family	52.64%	1,046,971	48%

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Looking Forward

TABLE 1.4 (Estimated Credits Available in Round 2—2016)

Set Aside	End Balance	Next Round⁴	Non-Awarded⁵	High TB⁶
Nonprofit (NPHA)	-534,231	4,428,789	0	-
Rural	-700,282	8,857,579	11	22.85
At Risk	-241,296	2,214,395	1	14.58
Special Needs/SRO	-86,607	1,771,516	4	43.28
Geographic	End Balance	Next Round	Non-Awarded	High TB
San Francisco County	2,420,798	3,475,190	0	-
Central Coast Region	495,044	1,976,892	2	42.98
South and West Bay Region	470,826	2,180,651	1	52.64
Capital and Northern Region	315,247	2,224,552	3	42.98
Orange County	-347,641	1,732,646	0	-
Inland Empire Region	-155,564	2,209,694	3	44.52
San Diego County	-473,144	1,977,605	2	44.91
Central Valley Region	-431,286	2,019,463	4	32.40
North and East Bay Region	-48,111	3,029,574	5	55.56
Balance of Los Angeles County	-115,810	4,785,688	2	43.28
City of Los Angeles	348,172	5,363,658	0	-

For the full set of simulation results, see attached “2016 Round 1 Simulation Results 3-8.”

Cheers!

⁴ Be careful, these numbers can shift dramatically if a project is disqualified/withdrawn/loses points.

⁵ Takes all awards into account regardless of where they were awarded (set-asides or regions).

⁶ The tiebreaker of the highest unsuccessful application in each set-aside or region after all awards.

TCAC 2016 Round 1 - Simluation Results

Award	Pool	Number	Short Description	Points	HousingType	TieBreaker	Set-Aside	Region	Federal Credits	State Credits
1	1	CA-16-067	King 1101	138	Special Needs	64.369%	NPHA	City of Los Angeles	736,560	-
2	1	CA-16-016	Canon Kip Community	138	Special Needs	62.808%	NPHA	San Francisco County	810,370	2,077,872
3	1	CA-16-073	Fullerton Heights	138	Special Needs	47.004%	NPHA	Orange County	868,553	2,227,060
4	1	CA-16-052	Palo Verde Apartment	138	Special Needs	44.776%	NPHA	Balance of Los Angeles County	1,385,741	3,553,206
5	1	CA-16-072	Snapdragon Apartment	138	Special Needs	43.903%	NPHA	Central Coast Region	484,321	1,241,848
6	1	CA-16-031	Illinois Avenue Apar	138	Special Needs	42.028%	NPHA	Inland Empire Region	899,961	2,307,592
7	2	CA-16-045	Cesar Chavez Phase I	138	Large Family	42.700%	Rural (RHS HOME)	N/A	1,654,601	-
8	2	CA-16-075	QHA Homes I	131	Large Family	16.585%	Rural (Native American)	N/A	1,257,285	-
9	2	CA-16-042	Adobe Villas Apartme	138	At-Risk	37.457%	Rural	N/A	408,832	-
10	2	CA-16-011	Solinas Village/Almo	138	Large Family	37.052%	Rural	N/A	784,785	1,264,441
11	2	CA-16-026	Tehachapi Manor II	138	Seniors	33.732%	Rural	N/A	366,095	1,125,944
12	2	CA-16-069	Pippin Apartments	138	Large Family	33.429%	Rural	N/A	1,774,715	-
13	2	CA-16-056	Rolling Hills II	138	Large Family	27.298%	Rural	N/A	794,415	-
14	2	CA-16-043	Villa del Comanche A	138	At-Risk	26.190%	Rural	N/A	475,463	-
15	2	CA-16-035	Haciendas 3	138	Large Family	24.348%	Rural	N/A	1,449,552	-
16	2	CA-16-055	Desert Hot Springs P	138	SRO	24.024%	Rural	N/A	1,537,088	-
17	3	CA-16-012	New Zion Manor	138	At-Risk	42.769%	At-Risk	Inland Empire Region	1,464,020	-
18	3	CA-16-060	Atwater Apartments	138	At-Risk	41.594%	At-Risk	Central Valley Region	461,155	1,583,314
19	3	CA-16-015	Westside Palm Apartm	138	At-Risk	25.073%	At-Risk	Central Valley Region	641,758	1,525,286
20	4	CA-16-040	Second Street Studio	138	Special Needs	73.570%	Nonprofit	South and West Bay Region	1,947,117	4,992,608
21	6	CA-16-038	Los Adobes de Maria	138	Large Family	57.442%	Nonprofit	Central Coast Region	837,018	-
22	7	CA-16-049	Met South	138	Large Family	59.170%	Nonprofit	South and West Bay Region	905,407	-
23	8	CA-16-028	623 Vernon Street Ap	138	Large Family	45.681%	Nonprofit	Capital and Northern Region	1,409,575	-
24	9	CA-16-023	Newport Veterans Hou	138	Special Needs	50.055%	Special Needs/SRO	Orange County	283,962	-
25	10	CA-16-054	Loma Linda Veterans'	138	Special Needs	53.569%	Special Needs/SRO	Inland Empire Region	2,078,855	-
26	11	CA-16-046	Vista Hidden Valley	138	Seniors	62.989%	N/A	San Diego County	589,590	-
27	12	CA-16-021	Anchor Village	138	Special Needs	50.867%	Special Needs/SRO	Central Valley Region	1,553,369	-
28	13	CA-16-006	Del Monte Senior Hou	138	Seniors	73.110%	Nonprofit	North and East Bay Region	821,371	-
29	14	CA-16-004	401 Sepulveda	138	Seniors	46.536%	N/A	Balance of Los Angeles County	1,312,412	-
30	15	CA-16-030	RHF Crenshaw Gardens	138	Large Family	32.944%	N/A	City of Los Angeles	1,376,976	-
31	9	CA-16-018	Oakcrest Heights (Sa	138	Large Family	27.683%	Nonprofit	Orange County	1,586,256	-
32	11	CA-16-070	Villa Encantada	138	Large Family	58.613%	N/A	San Diego County	998,203	-
33	12	CA-16-047	Cottage Village Seni	138	Seniors	34.138%	N/A	Central Valley Region	711,391	2,370,300
34	13	CA-16-029	3706 San Pablo	138	Large Family	56.269%	N/A	North and East Bay Region	1,921,971	-
35	14	CA-16-066	Middleton Place	138	Large Family	37.014%	N/A	Balance of Los Angeles County	530,324	-
36	15	CA-16-050	Crenshaw Villas	138	Seniors	28.187%	N/A	City of Los Angeles	1,457,750	-
37	11	CA-16-068	Mission Cove Seniors	138	Seniors	54.524%	N/A	San Diego County	1,688,348	-
38	14	CA-16-048	Courson Arts Colony	138	Large Family	20.048%	N/A	Balance of Los Angeles County	1,819,070	-

TCAC 2016 Round 1 - Simulation Results

Award	Pool	Number	Short Description	Points	HousingType	TieBreaker	Set-Aside	Region	Federal Credits	State Credits
39	15	CA-16-058	Rolland Curtis East	138	Large Family	26.886%	N/A	City of Los Angeles	2,004,992	-
40	14	CA-16-014	Blue Hibiscus	138	Special Needs	68.237%	Nonprofit	Balance of Los Angeles County	628,465	1,611,448
		CA-16-005	Francisquito Senior	138	Special Needs	43.280%	Special Needs/SRO	Balance of Los Angeles County	1,155,749	2,963,457
		CA-16-007	Pueblo Bonito Apartm	138	Special Needs	38.267%	Special Needs/SRO	Balance of Los Angeles County	1,635,934	4,191,743
		CA-16-027	180 W. Beamer Street	138	Large Family	42.983%	Nonprofit	Capital and Northern Region	1,605,532	5,351,775
		CA-16-013	Horizons at New Ranc	138	Seniors	41.157%	N/A	Capital and Northern Region	828,383	2,720,969
		CA-16-025	Parkview Apartments	138	At-Risk	14.584%	At-Risk	Capital and Northern Region	1,419,500	-
		CA-16-057	Grace Village Apartm	138	Seniors	49.129%	Nonprofit	Central Coast Region	1,298,279	-
		CA-16-071	Riverside Apartments	138	Large Family	28.937%	N/A	Central Coast Region	422,966	-
		CA-16-074	Hotel Fresno Apartme	138	Large Family	32.398%	N/A	Central Valley Region	1,018,803	-
		CA-16-024	Tegeler Hotel	138	SRO	32.233%	Special Needs/SRO	Central Valley Region	691,414	-
		CA-16-020	Villa de San Joaquin	138	Large Family	23.924%	Nonprofit	Central Valley Region	586,155	-
		CA-16-051	Fresno Edison Apartm	138	Large Family	16.827%	N/A	Central Valley Region	1,298,200	-
		CA-16-009	Villa Pacifica II	138	Seniors	44.518%	N/A	Inland Empire Region	973,626	-
		CA-16-034	Villa Hermosa Apartm	138	Large Family	44.410%	N/A	Inland Empire Region	1,640,618	-
		CA-16-003	Fontana Sierra Famil	138	Large Family	43.514%	N/A	Inland Empire Region	1,705,079	-
		CA-16-063	Stony Creek Senior A	138	Seniors	24.020%	Rural	N/A	595,055	1,983,518
		CA-16-062	Vista de Oro Apartme	138	Large Family	22.845%	Rural (RHS HOME)	N/A	1,672,801	5,576,005
		CA-16-041	Grass Valley Terrace	138	At-Risk	20.806%	Rural	N/A	1,069,350	-
		CA-16-044	Oakhurst Apartments	138	At-Risk	20.417%	Rural	N/A	907,435	-
		CA-16-061	Cinnamon Villas	138	Seniors	19.766%	Rural	N/A	327,196	1,090,653
		CA-16-053	Magill Terrace	138	Large Family	19.056%	Rural	N/A	1,431,379	4,771,266
		CA-16-017	Bridge View Apartmen	138	Large Family	18.472%	Rural	N/A	749,647	-
		CA-16-032	Sierra Heights Apart	138	Seniors	16.106%	Rural	N/A	610,792	2,098,940
		CA-16-065	Sanger Crossing Apar	138	Large Family	14.669%	Rural	N/A	614,039	2,046,798
		CA-16-039	Brawley Senior Apart	138	Seniors	13.966%	Rural	N/A	456,420	1,521,398
		CA-16-022	Summer Park II Apart	138	Large Family	8.112%	Rural	N/A	1,242,843	-
		CA-16-010	Eagle Family Housing	138	Large Family	55.563%	Nonprofit	North and East Bay Region	881,520	-
		CA-16-036	Redwood Hill Townhom	138	Large Family	51.794%	Nonprofit	North and East Bay Region	904,966	-
		CA-16-059	PARC 55 Senior Apart	138	Seniors	51.361%	Nonprofit	North and East Bay Region	1,750,106	-
		CA-16-037	Grayson Street Apart	138	Special Needs	40.946%	Special Needs/SRO	North and East Bay Region	700,617	1,796,454
		CA-16-064	Napa Courtyards	138	Large Family	22.269%	N/A	North and East Bay Region	649,553	-
		CA-16-019	Promenade at Creeksi	138	Large Family	44.908%	N/A	San Diego County	1,179,467	-
		CA-16-008	El Dorado II Apartme	138	Large Family	44.135%	N/A	San Diego County	1,385,004	-
		CA-16-033	Morgan Hill Family -	138	Large Family	52.640%	Nonprofit	South and West Bay Region	785,228	2,617,425

TCAC 2016 Round 1 - Simulation Results

Award	Note
1	#1: 067 Rank: 11138.64 in Nonprofit
2	#2: 016 Rank: 11138.63 in Nonprofit
3	#3: 073 Rank: 11138.47 in Nonprofit
4	#4: 052 Rank: 11138.45 in Nonprofit
4	- Awardee CA-16-052 is within 1 tiebreaker point of another eligible competitor
5	#5: 072 Rank: 11138.44 in Nonprofit
6	#6: 031 Rank: 11138.42 in Nonprofit
6	- Nonprofit set aside ran out
7	#7: 045 Rank: 1138.43 in Rural
8	#8: 075 Rank: 1131.17 in Rural
9	#9: 042 Rank: 1138.37 in Rural
9	- Awardee CA-16-042 is within 1 tiebreaker point of another eligible competitor
10	#10: 011 Rank: 1138.37 in Rural
11	#11: 026 Rank: 1138.34 in Rural
11	- Awardee CA-16-026 is within 1 tiebreaker point of another eligible competitor
12	#12: 069 Rank: 1138.33 in Rural
13	#13: 056 Rank: 1138.27 in Rural
14	#14: 043 Rank: 1138.26 in Rural
15	#15: 035 Rank: 1138.24 in Rural
15	- Awardee CA-16-035 is within 1 tiebreaker point of another eligible competitor
16	#16: 055 Rank: 1138.24 in Rural
16	- Awardee CA-16-055 is within 1 tiebreaker point of another eligible competitor
16	- Rural set aside ran out
17	#17: 012 Rank: 1138.43 in At Risk
18	#18: 060 Rank: 1138.42 in At Risk
19	#19: 015 Rank: 1138.25 in At Risk
19	- At Risk set aside ran out
20	#20: 040 Rank: 1138.74 in Special Needs/SRO
20	- Special Needs/SRO set aside ran out
21	#21: 038 Rank: 1138.57 in Central Coast Region
22	#22: 049 Rank: 1138.59 in South and West Bay Region
23	#23: 028 Rank: 1138.46 in Capital and Northern Region
24	#24: 023 Rank: 1138.5 in Orange County
25	#25: 054 Rank: 1138.54 in Inland Empire Region
25	- Inland Empire Region region ran out
26	#26: 046 Rank: 1138.63 in San Diego County
27	#27: 021 Rank: 138.51 in Central Valley Region
27	- Special Needs housing type ran out
28	#28: 006 Rank: 1138.73 in North and East Bay Region
29	- CA-16-014 was skipped due to housing type tiebreaker
29	#29: 004 Rank: 1138.47 in Balance of Los Angeles County
30	#30: 030 Rank: 1138.33 in City of Los Angeles
31	#31: 018 Rank: 1138.28 in Orange County
31	- Orange County region ran out
32	#32: 070 Rank: 1138.59 in San Diego County
33	#33: 047 Rank: 1138.34 in Central Valley Region

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Award	Note
33	- Central Valley Region region ran out
34	#34: 029 Rank: 1138.56 in North and East Bay Region
34	- Awardee CA-16-029 is within 1 tiebreaker point of another eligible competitor
34	- North and East Bay Region region ran out
35	- CA-16-014 was skipped due to housing type tiebreaker
35	- CA-16-005 was skipped due to housing type tiebreaker
35	- CA-16-007 was skipped due to housing type tiebreaker
35	#35: 066 Rank: 1138.37 in Balance of Los Angeles County
36	#36: 050 Rank: 1138.28 in City of Los Angeles
37	#37: 068 Rank: 138.55 in San Diego County
37	- Seniors housing type ran out
37	- San Diego County region ran out
38	- CA-16-014 was skipped due to housing type tiebreaker
38	- CA-16-005 was skipped due to housing type tiebreaker
38	- CA-16-007 was skipped due to housing type tiebreaker
38	#38: 048 Rank: 1138.2 in Balance of Los Angeles County
39	#39: 058 Rank: 1138.27 in City of Los Angeles
40	#40: 014 Rank: 138.68 in Balance of Los Angeles County
40	- Balance of Los Angeles County region ran out