

Farm Labor Housing Loan Program



Farm Labor Housing Loan Program



Build partnerships and provide resources to enable farmers and agricultural landowners to improve housing and expand housing opportunities for the County's very low-income farm laborers that are engaged in full-time agricultural work in San Mateo County during the agricultural season.

Phased Approach: Prioritizing Housing Preservation

Phase I:

Housing Preservation -
Enhance Quality of Existing
Housing Stock

- Rehabilitation or renovation
- Replace dilapidated mobile home units
- Legalize or improve units to achieve code compliance
- Maximum Loan: \$100K per property

Phase II:

Housing Preservation
and Creation

- Construction of new housing units (pending unallocated funding from Phase I)
- Maximum Loan:
 - \$250K per unit for the first two units
 - \$200K per unit for each subsequent unit

Questions



Post Red House (2017)



Guisti Farms (2023)



Blue House Farm (2018)

An architectural rendering of a new housing development. The scene shows a paved road curving through a row of modern, single-story houses. The houses have light-colored siding and dark roofs. A blue car is parked on the left, and a white car is parked on the right. In the background, there are green hills and a blue sky with light clouds. The text 'Stone Pine Cove' is overlaid in large white letters.

Stone Pine Cove

830 Stone Pine Cove
Half Moon Bay, CA

COUNTY OF SAN MATEO



DOH
DEPARTMENT
OF HOUSING
COUNTY OF SAN MATEO



Stone Pine Cove - Overview

- **46 brand new affordable manufactured homes for sale**
 - 12 1-Bedroom Homes**
 - 22 2-Bedroom Homes**
 - 12 3-Bedroom Homes**
- **Short walk to downtown Half Moon Bay**
- **Amenities**
 - **On-Site Property Management**
 - **Community Garden**
 - **Access to City-owned Playground**
- **Construction Completion: Summer 2025**



Stone Pine Cove – Eligibility

Community Priorities/ Preferences

- 1. Households displaced by 2023 shooting.**
- 2. Households whose living conditions were deemed uninhabitable by the County’s Farmworker Housing Compliance Task Force.**
- 3. Other Households that are at significant risk of displacement from their homes.**
 - Paying more than 50% of gross household income towards housing
 - Living in overcrowded housing.
 - Pending eviction.
 - Pending redevelopment.
 - Living in substandard housing.
 - Other



Stone Pine Cove – Application Update

- **Pre-Application Period Closed on April 18th, 2025**
 - 314 unduplicated pre-applications received
- **Lottery Process**
 - 5/2/25 - Lottery Notifications Sent
 - Lottery will determine the order that program applications are reviewed by the County
- **Raw Rank versus Preference Number:**
 - Raw rank is a random number and may not be the order in which your application is reviewed.
 - Community Preferences will be processed first

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Here are your lottery results

40 applications were submitted for 2 units

Your raw rank
13

Raw rank is the basic randomized order of all applications received for the listing before the preferences are applied. For example, if 1,000 applications are submitted, each will be assigned a raw rank of 1 to 1,000.

What is raw rank?

Your lottery preference(s)

Lottery preferences for your application are shown here in priority order. If you do not qualify for any lottery preferences, you will be part of the general lottery category. The general lottery category is the last group processed.

What are lottery preferences?

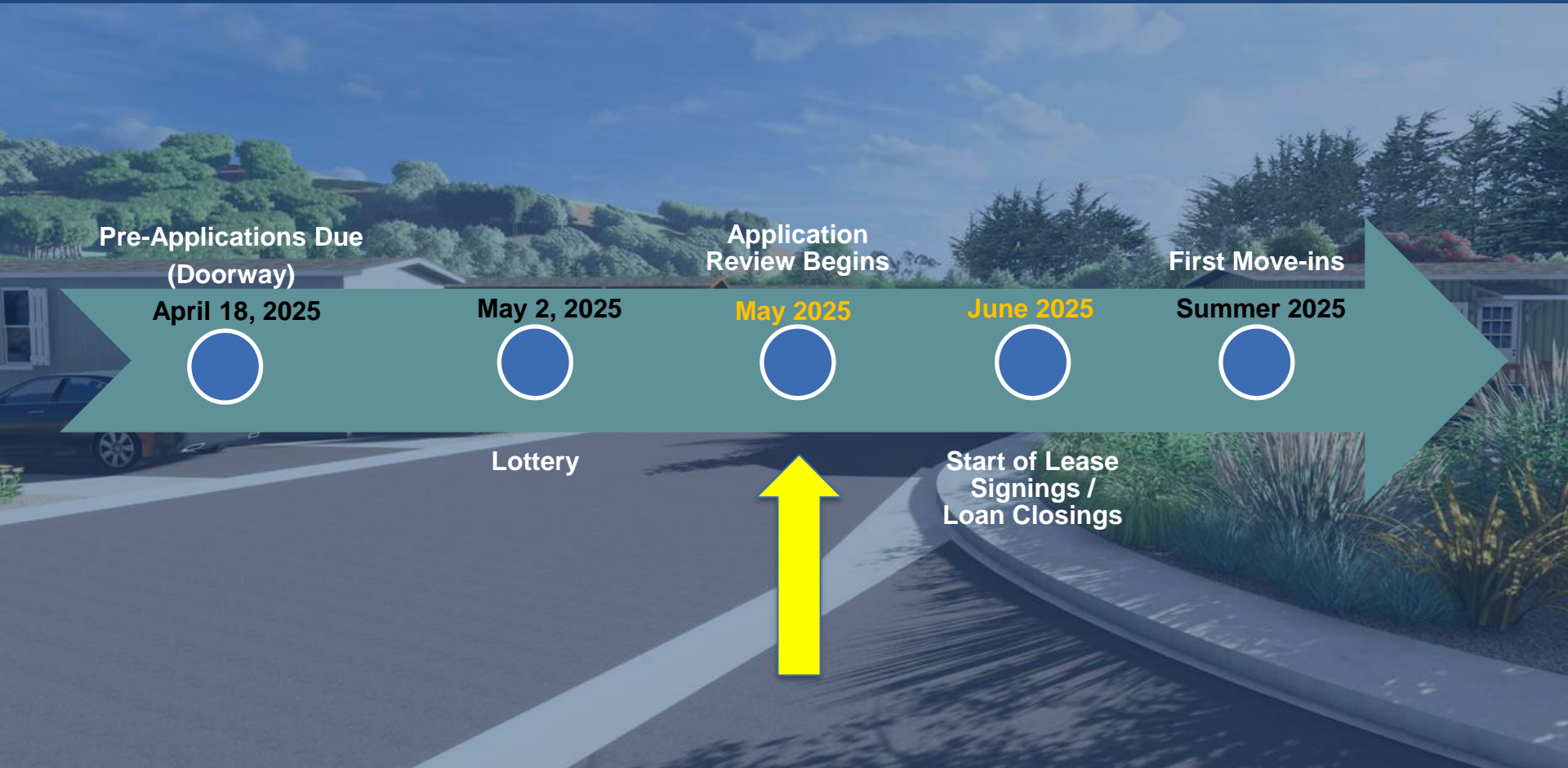
Estos resultados se basan en la información que proporcionó en su solicitud. La elegibilidad para la preferencia está sujeta a cambios una vez que se verifique su información.

#17 Tiroteo en Half Moon Bay en 2023
De 21 solicitantes en esta lista

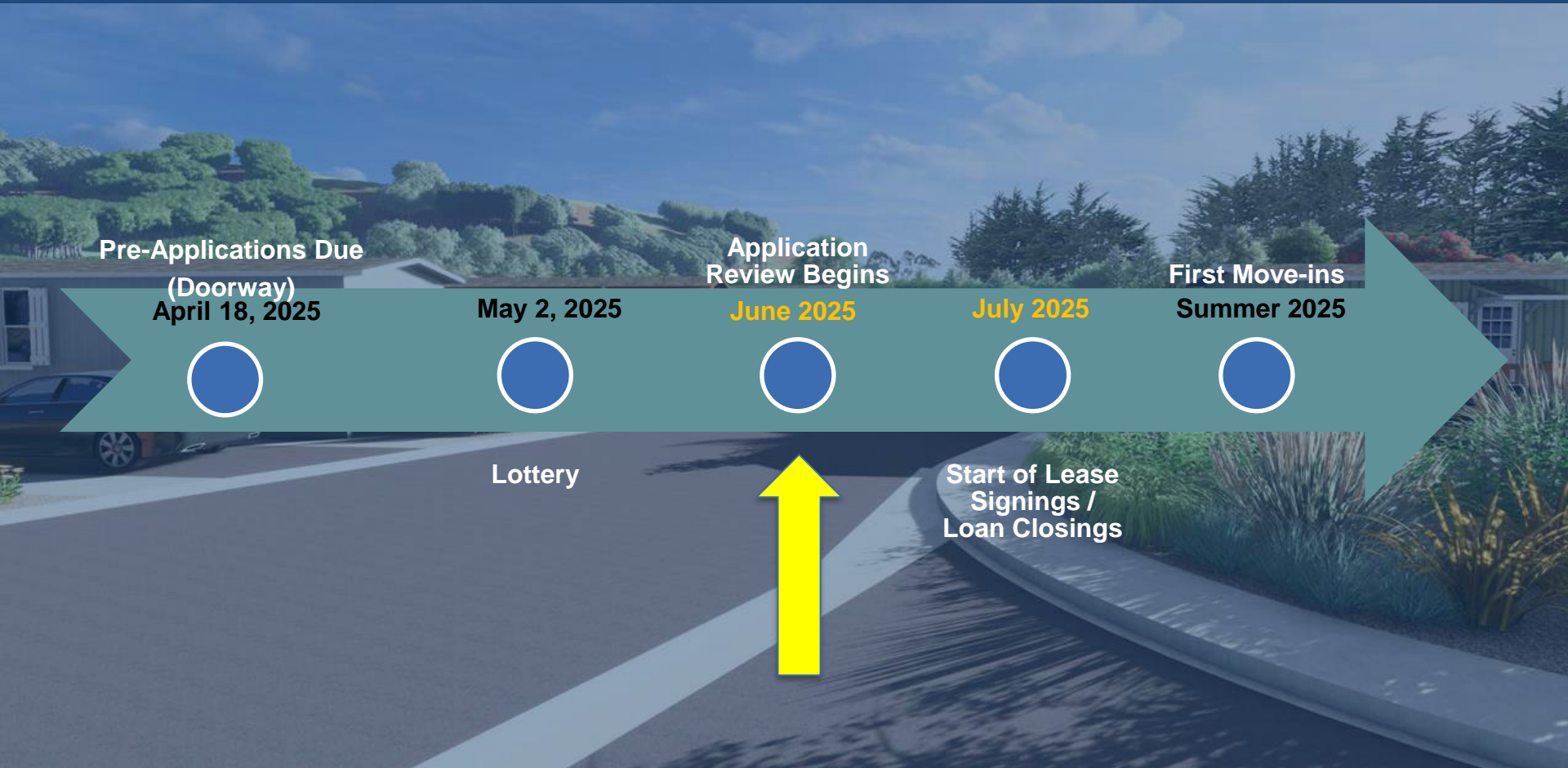
¿Qué pasa después?

El administrador de la propiedad se comunicará con los solicitantes en orden de preferencia. Comenzarán con la prioridad más alta. Si el administrador de la propiedad se comunica con usted, le pedirá que proporcione documentación para respaldar lo que respondió en la solicitud. Esa documentación podría incluir recibos de sueldo, por ejemplo. También es posible que necesiten recopilar más información pidiéndole que complete una solicitud complementaria.

Stone Pine Cove – Application Process (Preference 1 Applicants)



Stone Pine Cove – Application Process (Remaining Applicants)



Questions

