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## ***Excerpts from "Six 'Dreamers' Find a Home"***

*By Lisa Richardson, Times Staff Writer*

When New Economics for Women, or NEW, the nonprofit developer of Tierra del Sol, began accepting applications, it set off a stampede. More than 1,000 families applied for the 119 apartments. Today there are 600 families on the waiting list.

The rush is typical. When the Hollywood Community Housing Corp. accepted applications last February for its 56 affordable units at Sunset Boulevard and Western Avenue, 3,000 people lined up; some slept outside the night before.

### **Like winning the lottery**

That is why families such as the Reynosos view getting into Tierra del Sol as winning the lottery. Three-bedroom apartments there rent for as little as \$434, and four bedrooms, as little as \$486 — about \$1,200 below the fair-market value for similar apartments.

Tierra del Sol is the only affordable housing development in the state that offers apartments with five bedrooms. It is the first development to have a K-5 charter school. Also planned are a 10,000-square-foot gym, a child care center for 100 children and a community center with a computer lab and library.

### **A \$53-million investment**

The \$53-million project was financed with a mix of tax credits and loans from investors, the city Housing Department and the Community Redevelopment Agency of Los Angeles. The charter school was funded by \$23 million from Los Angeles Unified School District, said Bea Stotzer, a NEW board member. NEW built the school, then sold it to the school district, which then leased it back to the nonprofit for \$1 a year.

### **No shortage of qualified applicants**

The cramped apartment where the six Reynosos slept in two bedrooms is so close they could almost see the Tierra del Sol complex go up. They filled out an application to move in once it opened. Villalobos and her staff would make their decision based on who best fit the community, not just who deserved a break. If one family cannot meet its criteria, there is no shortage of others who can.

### **Looking for dreamers**

"We are looking for dreamers, for people who have a vision for themselves and for their

children," Villalobos said. "We want people, for example, who not only want education for their children but who when they talk can see their child getting a college diploma; they can picture them walking across the stage and describe it in detail."