



New Affordable Housing Project Rises in the Tenderloin

Client: [Tenderloin Neighborhood Development Corporation \(TNDC\)](#)

Site Area: 4,770 S.F. / 0.11 acre

Density: 70 units - 636 DUA

Completion: January 2024

Construction est.: \$36.9M

Website: [VMWP](#)

Client Contact:

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180 Jones, located in the Tenderloin neighborhood of San Francisco, provides 70 units of affordable housing with a range of incomes including formerly homeless residents, 40% AMI and 80% AMI. The 9 story building includes a community room at the ground floor with studio apartments above, a tenant lobby, property management with 24 hour desk clerk, two social workers, and a courtyard at the second level opens to the street, providing much needed green relief to the dense urban neighborhood.

At 180 Jones, VMWP is pursuing the Living Building Challenge Materials Petal which involves a thorough vetting of all the contents of products that go into the building. The petal includes specifying 90% of the products in the building free of materials that are considered the worst in its class or red listed by the International Living Future Institute (ILFI), specifying products which are within 500 miles, and reducing construction waste by 75%.

Design Features

- Second level courtyard open to the street
- Community room located at ground level
- On site social workers
- 24 hour desk clerk

Green Features

- Seeking LEED Platinum
- 100% renewable energy through CleanPowerSF
- Living Building Challenge Case Study
- International Living Future Institute Affordable Housing Pilot Program