



ANNUAL REPORT 2025

About CADA

CADA is a city-state joint powers authority formed in 1978 by the City of Sacramento and the State of California through the Department of General Services (DGS). CADA was created with the core mission to implement the objectives of the Capitol Area Plan, specifically those objectives related to the upkeep and provision of a variety of housing types and thriving retail. This mission was later expanded to include community development work on R Street. CADA receives two primary types of revenue: (1) rent proceeds from CADA-managed rental properties, and (2) property tax revenue collected within CADA’s focus areas. With the creation of its Middle Income Program, CADA is providing contributing support to the downtown core and major commercial corridors.

Vision

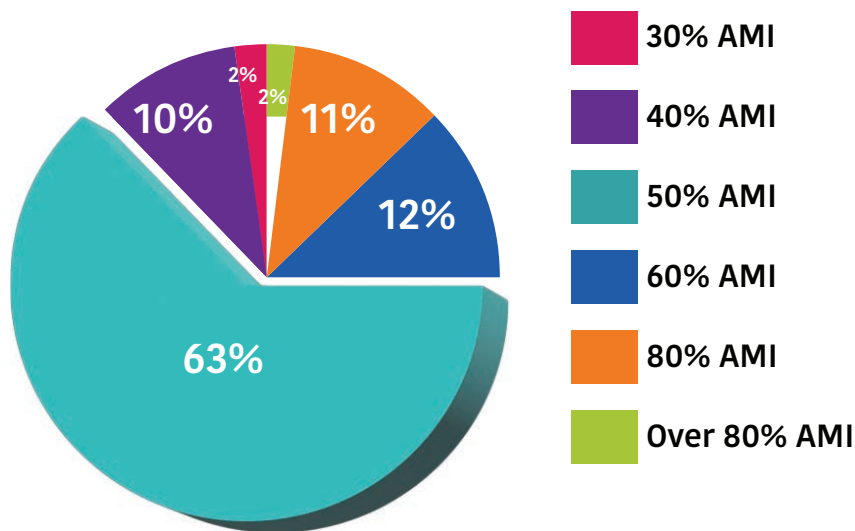
The CADA vision is that through innovative partnerships and creative community development solutions, businesses and residents thrive.

Mission

Our mission is to build and maintain vibrant, sustainable, mixed-use neighborhoods that support California’s capital city.

Affordability Snapshot of 779 CADA-managed Units

*Based on 2024 Area Median Income (AMI)



CADA Development Projects Update



Monarch Groundbreaking (May 2025)
241 Affordable Units



Sakura Groundbreaking (Oct 2025)
134 Affordable Units



Cypress Opened (Sept 2025)
98 Units

In 2025, CADA preserved **803** affordable housing units in South Natamos under the Middle Income Program. CADA developed and partnered in the construction of **842** housing units in 2025, including: Cypress (98), Esperanza (132), The Gateway (196), Grace (41), Monarch (241), and Sakura (134).

Statement of Revenues & Expenses

2025 Revenues

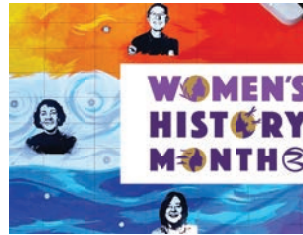
Rental of property and equipment	\$ 10,862,122
Less: low-income rent assistance	(962,874)
	<u>9,899,248</u>
Tax increment revenue	8,228,101
Interest on investments	1,489,898
Development revenue and grants	3,334,602
Gain on sale of property	-
Other (with remaining intergov rev)	102,742
Total Revenues	23,054,591

2025 Expenses

Employee services and benefits	5,384,636
Services and supplies	4,065,936
Development projects	18,740,828
Repairs and maintenance	2,653,532
Bad debt expense	44,624
Depreciation and amortization	1,341,733
Interest & financing expenses	1,342,563
Total Expenses	33,573,852

Net Results	(10,519,261)
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Public Art & Events



March CNRA Mural
Artists: Pastel Rae Corbett-Neal, Jaya King, Gabe Lopez, & Mario Lopez



August CNRA Mural
Artists: AJ Kute & Jorge Rodriguez Gonzalez



December CNRA Mural
Artists: Chloe Orrick & Jose Di Gregorio



808 O St Mural
Artists: Uli Smith & Ellie Gainey

Commercial Activity



Capital YMCA



Iron Roots Fitness



Meza California



Sapha Kafae



“Come to Your Senses” Immersive Art Show (Winter)
Artists: Keia Kodama, Karen Ulep, Gabe Lopez, Micah Kearns, George Holden, Northern Light Productions, We Are Sacramento, & MusicLandria



Sponsored the September Our Street Night Market Live Art Activation



Sponsored the Westbound Nocturnal Creative Conference (October)

Sustainability

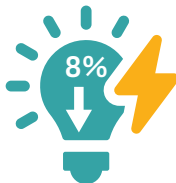
CADA has seen the following energy and water reduction across its portfolio:

Year Range: 2003-2023



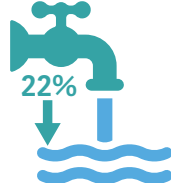
GAS

2023-2024



ELECTRICITY

2010-2024



WATER



Hosted “The Princess Bride” Movie in Fremont Park in partnership with Councilmember Pluckebaum & Midtown Association (October)

