FEBRUARY 24-26, 2020 | MIAMI, FL

Housing Opportunity Conference
Concurrent Session Seven:

Building for Families and Seniors
Building for Families and Seniors

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El Centro de la Raza

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1. SUBURBAN RENTAL APARTMENTS FOR FAMILIES
SOME SIGNS OF LIFE IN THIS SECTOR

Skye at Arbor Lakes; Maple Grove (Minneapolis), Minnesota

- 50%+ Two-bedrooms or more
- Average unit size of 1,200
- Rents $1.50 (compelling)
- Simple, durable finishes
- Family amenities!
2. SUBURBAN SINGLE-FAMILY HOMES FOR-RENT
SECTOR EMERGING IN THE FAST-GROWING SUNBELT REGION

Homestead at Hartness Cottage Homes; Greenville, South Carolina

- 70% three-bedrooms
- Average unit size of 1,650 SF
- Rents $1.16
- Low cost amenities focused on outdoor, active lifestyle
3. DETACHED/ATTACHED APARTMENTS
SOME MOVEMENT HERE AS DEVELOPERS FILL GAP FOR NEEDED TRANSITIONAL LIVING

Sunrise on the Monon; Carmel (Indianapolis), Indiana

- Stacked apartments, look like townhomes
- Attached one- and two-car garages
- Benefits from high-performing public schools in upscale suburban setting
- 46% two-bedroom or more
- Average unit size of 1,100 SF
- Rents $1.31

Source: Community Website
Affordable Housing

- 112 Units (75 2 and 3 bedroom)
- 294 total residents (122 school age children)
- 100% leased up
- Application process – tax credit program
- Retail Space
- Public Plaza & Festival Street

PLAZA ROBERTO MAESTAS
Child Development Classrooms

Jose Marti Child Development Program
- 7 additional classrooms
  - 148 Children
- 5 preschool - 2 toddler

304 children total at Plaza Roberto Maestas, El Centro Historic Building and Hirabayashi Place
Affordable-Housing Rentals:
Gap between Households Eligible and Units Available

Estimated Eligible Households lacking access, 2030
Affordable-Housing Rentals, Percentage of Eligible Households Unserved

- No gap
- 1%-19%
- 20%-29%
- 30%-39%
- 40%-49%
- 50%-59%
- 60%-69%
- 70%-79%
- 80%-89%
- 90%-100%
URBAN MIXED-USE

Belmont Village Lincoln Park in the Lincoln Common (Chicago, IL)

Fast Facts: 0.64 acres, 149 units, Opened July 2019
MIXED-USE & HEALTHCARE
Belmont Village Coral Gables (Miami, FL)
Fast Facts: 0.2 acres, 232 units, Opening 2021
200 apartments for Independent Living, Assisted Living, Memory Care

8 units each of 2-bedroom and 1-bedroom affordable housing on campus
Centilia Cultural Center

- 3100 sq ft
- 200 Banquet Style
- 350 Max Capacity
- Types of Events
- Revenue Stream
Networking Break
2:30pm - 3:00pm
Bayfront Foyer
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