

## **Development Activity**

### **Grischott Bunkhouse (Westley Development)**

Scheduled walk through with Modesto Gospel Mission for potential master lease as women's or senior housing.

### **Kestrel Ridge (416 E. Coolidge Ave, Modesto CA)**

The construction contract is being presented before the Board of Commissioners for consideration at this meeting. If approved the contractor will begin work on Monday September 15, 2020 and estimates the site work to be completed within 90-120 days weather permitting. The modular homes manufacturer has been notified and is scheduling the homes to be placed on the production schedule.

### **Edwards Estates at Village One (2313 Bellingham Way, Modesto CA)**

Staff continues to work with California Affordable Housing Association and the TRIO program to find qualified homeowners for the units. There are two applicants working with Trio to get through the qualification process. Initial plans for the remaining 33 units have been submitted to the City for comments.

### **Central Valley Homes includes King Kennedy Cottages Phase 1 (400 Vine Street in Modesto) (23 units), Palm Cottages in Turlock (4 units) and Park Cottages in Turlock (11 units) total of 38 units**

Staff continues to meet weekly with the City of Modesto and the City of Turlock planning teams. Final site and design plans are being prepared based on planning reviews and should be ready to begin the bidding process in October 2020.

### **Phase II Helen White Court (11 Affordable Senior Housing Units)**

The Housing Authority Architect (HMR) is preparing the Architectural Plans for the 11-unit complex. Housing Authority Staff is meeting with the city planning departments to review the initial design plans and integration with the King Kennedy and Vine St repair projects.

### **Foothill Terrace (9,10 &11 Foothill Terrace, San Andreas, Calaveras County)**

### **Foothill Terrace II (Gold Strike Rd, San Andreas, Calaveras County)**

HMR is incorporating the previous Calaveras Court site design into the Foothill Terrace project adding an additional 4 units to the overall project. The architect is reviewing the updated site design and preparing final plans for submission to Calaveras County planning department for approval. Once the plans are approved CalAHA staff will begin reviewing options for procurement, financing and construction.

### **Kansas House (722 Kansas Avenue, Modesto CA)**

Contractors continue to work on the non-residential components of the property such as the wrought iron fencing replacement, parking area seal coat and restriping, courtyard and playground construction and the completion of the community services room.

### **Project Homekey Applications (Modesto CA)**

The Housing Authority, in partnership with STANCO and Stanislaus County, has submitted two funding applications for the purchase and conversion costs of two motels in Modesto CA. The first project “Stanislaus Family Housing” located at 1128 S. 9th St. Modesto, CA is a proposed 23-unit permanent supportive housing complex similar to the Kansas House. The property will be owned by the Housing Authority with property management services contracted out.

The second project “Stanislaus CARE House” located at 581 S. 9<sup>th</sup> St. Modesto, CA is currently operating as the Budget Inn. This project is a proposed 23-unit transitional housing complex that will be owned and operated by Stanco. The Housing Authority has partnered to provide the development services for the project.