

THE COURTYARDS AT ARCATA



Project Location: 1101
Guintoli Lane, Arcata, CA
95521

Description: 3 Buildings,
2-Story 64-unit Apartment
Complex

Owner: Arcata Humboldt
Associates—Dan Johnson/
Caleb Roope

Square Feet: 44,400

Project Size: \$5M

Start Date: November 2002

Completion Date: July 2004

Architect: Fred Brave

PROJECT OBJECTIVES

When the median home price in California was reported to be \$428,000, the news meant that only 21% of Californians could afford a median priced home. Pacific West Communities (PWC), an affiliate of the Danco Group of Companies and the Pacific Companies, strives to meet this challenge by developing Affordable Housing communities for lower income families and singles. Danco Builders partners with PWC to build each community as designed and to specification. PWC and Danco Builders work to rise above expectations of the average Affordable Housing community by creating a development that is not only functional, but aesthetically pleasing as well. Residents say they are proud to call these communities "home."



PROJECT HIGHLIGHTS

The Courtyards at Arcata is a 64-unit Multi-Family Affordable Housing Community, featuring two, three and four-bedroom apartments. A Community Building houses a Fitness Room, Computer Learning Center and a common living room and kitchen that can be reserved for gatherings. Outdoor amenities include a basketball court and a playground. Covered parking and additional storage are also available on site.



Tenants are thrilled to have a place to call home and give it their own personal touch.

EMPLOYEE COMMENTARY

"This project is unique in Multi-Family units due to the Community Gardens that were incorporated into the design as well as the edible landscape plants for tenants' use. These buildings were also carefully placed on the site plan to allow for maximum solar exposure. All of the domestic hot water is provided by solar panels located on the roofs with a gas powered back-up system to help lower utility bills for the tenants."

—Joe Nickols
Project Manager



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