



N E W S R E L E A S E

FOR IMMEDIATE RELEASE

Media Contact: Holly Ferris, (562) 429-6456, holly@ferriscomm.com

GROUNDBREAK CELEBRATION HELD FOR 84-UNIT AFFORDABLE APARTMENT COMMUNITY IN COMPTON

New Complex to Serve Low-Income Seniors and Persons with Developmental Disabilities

COMPTON, Calif., June 17, 2010 – A groundbreaking ceremony was held today for an all-new 84-unit affordable apartment community in Compton that will serve limited-income seniors, seniors with developmental disabilities, or seniors who care for dependents with developmental disabilities - one of the few examples of integrating these underserved populations.

"SEASONS at Compton represents a resurgence in our city, and we're proud to have this development in our community," said Dr. Kofi Sefa-Boakye, director of redevelopment for the City of Compton. "The market doesn't always allow everyone access to good housing, so we're pleased to have this new affordable complex that will take care of some of those who have fallen through the cracks."

SEASONS at Compton is being developed by nonprofit LINC Housing Corporation. The new community, designed by architect Nardi Associates LLP, will offer 84 one- and two-bedroom apartments ranging from 614 to 752 square feet. A Community Center will include a large gathering room, meeting room with facilities for computer classes, laundry room, management offices, and support facilities. The complex will provide a beautiful, highly functional environment, while also emphasizing access for handicapped individuals, energy efficiency, use of natural light and ventilation, and reducing the property's carbon footprint.

Environmental features will include photovoltaic electricity for all common spaces, a solar hot water system, two calculated bio swales, passive cooling, low-flow water fixtures, and environmentally friendly landscaping. As a first step toward LEED Green Building Certification, SEASONS at Compton is registered with the U.S. Green Building Council to achieve LEED Gold certification.

Accessibility will be enhanced with wider doorways and hallways, adjustable height counters, lower light switches, ramps, and elevators. LINC also plans to bring three areas of services to the community: senior health and wellbeing programs; independent living skills training; and special services for residents with developmental disabilities.

- more -

"SEASONS at Compton has been a long time in the making," said Hunter L. Johnson, president and CEO of LINC Housing. "For more than seven years, we've been committed to finding a way to build this community for these underserved populations. With more than 15 sources of funding, SEASONS at Compton is proof that there are many advocates and partners who share our vision and passion. We appreciate everyone who has stuck with us to make this groundbreaking possible."

All units will be set aside for seniors age 62 and older earning from 30-50 percent of the area median income for Los Angeles County, as established by HUD. Rents will range from an estimated \$392 to \$1070 per month depending on household income.

Funding for the construction came from a number of sources including, a construction and permanent loan from Bank of America, and tax credit equity from the National Equity Fund. Public sources included grants and loans from the County of Los Angeles Community Development Commission, Compton Redevelopment Agency, City of Industry, the California Department of Housing and Community Development, and the federal American Recovery and Reinvestment Act. In addition, several vital private grants were provided by the Weingart Foundation, The Home Depot Foundation, the California Community Foundation, the Federal Home Loan Bank's Affordable Housing Program, Enterprise Communities, and LEED for Homes. Century Housing and the Housing Partnership Network provided bridge financing during the predevelopment period. The total cost for development was approximately \$25 million. CMSI/Advent Companies, Inc., is the general contractor for the site.

LINC Housing, one of California's most productive nonprofit developers of affordable housing, has helped create more than 6,000 homes in 54 communities throughout the state. The organization's properties are known for excellent design, outstanding management and life-enhancing services for its residents. LINC has 26 years of service to families, seniors, and local governments helping to create sustainable communities via new construction, acquisition and rehabilitation, and historic preservation. Visit www.linchousing.org for more information.

#