



N E W S R E L E A S E

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LINC Housing Completes Energy Efficiency Upgrades at 40-Unit Mosaic Gardens at Holly Courts in West Sacramento

WEST SACRAMENTO, Calif., Dec. 15, 2014 – LINC Housing, a nonprofit builder of affordable housing for low-income working families, fixed-income seniors and people with special needs, recently finished several upgrades and repairs at Mosaic Gardens at Holly Courts, a 40-apartment complex LINC acquired in late 2013. The acquisition extended the property's affordability by 55 years while also providing the funds necessary for energy efficiency upgrades and needed maintenance.

"Preserving existing affordable housing is an important part of our work," said Rebecca Clark, LINC's president and CEO. "When we can extend the affordability of an apartment complex, and in the process, make needed repair and upgrades, we know we're supporting the community in a meaningful way. Residents are saving money on their utility bills, and their homes are healthier."

Each apartment received new Energy Star-rated refrigerators, dishwashers, hot water heaters, and light fixtures, as well as new HVAC units. All windows were replaced with dual-pane, low-e vinyl windows. The community building also got new low-e windows and glass doors, as well as additional attic insulation. The energy efficiency upgrades are expected to reduce the property's energy use by at least 10 percent.

To make the property more accessible for people with disabilities, the accessible parking stalls were upgraded to include an ADA-compliant ramp with access to the sidewalks. Two units received hardware upgrades and new cabinetry that can be modified to ensure adaptability. Visual and audio alarms were added to two apartments for residents with hearing or vision impairments.

SEED Partners, LINC's energy and water services company, also assisted on the project. The SEED team helped coordinate participation in the Energy Upgrade California program, a state initiative to help Californians take action to save energy and conserve natural resources. They focused on gathering all the necessary forms and ensuring understanding of the program requirements. They also worked with the LINC Cares resident services staff as they communicated with the residents about the program.

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In addition, LINC Cares launched an on-site after-school program as well other resident services programming. Activities include tutoring, mentorship, family nights, sustainability education, resource and referral.

Mosaic Gardens at Holly Courts, located at 420 & 425 Maple Street in West Sacramento, has 2-, 3- and 4-bedroom apartments and townhomes ranging in size from 870 to 1,310 square feet. The homes are set aside for families earning from 50 to 60 percent of the area median income for Yolo County, as established by HUD. Rents range from \$695 to \$953 per month depending on household income. Funding for the acquisition and renovation came from a number of sources including the City of West Sacramento. The total development costs were approximately \$6.5 million.

About LINC Housing Corporation

LINC Housing, one of California's most productive nonprofit developers of affordable housing, has helped create more than 7,500 homes in 73 communities throughout the state. The organization's properties are known for excellent design, outstanding management and life-enhancing services for its residents. LINC has more than 30 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.

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