Reserve at Quebec Apartments

Cynthia Garcia
Assistant General Manager
Fort Worth Housing Finance Corporation

Development

- Partnership between Miller-Valentine Group and Fort Worth Housing Finance Corp. a partnership to develop a project
- Miller- Valentine founded in 1963. Came to Texas in 2011
    - Offices in
        - Dayton and Cincinnati, Ohio
        - Columbia and Charleston, South Carolina
        - Charlotte, North Carolina 2
        - Fort Worth, Texas
    - Own/manage 27 properties - 6,000 units
- Fort Worth Housing Finance Corporation
    - Board made up of Fort Worth City Council
    - Own 4 multi-family development

Reserve at Quebec
Surrounding Area
Reserve at Quebec
Eagle Mountain
Colleyville
Bedford
North Richland Hills
Euless
Grapevine
Haltom City
River Oaks
White Settlement
Fort Worth
Arlington
Grand Prairie
Benbrook
Forest Hill
Kennedale
Lake Worth
Google earth
7 mi

Reserve at Quebec
Site Neighborhood
Reserve at Quebec
Lake Worth
Chapel Ln
Circle Trail
Rocky Point Trail
Azle Ave
Malta St
Foster Dr
Ranch Rd
Ranch Dr
Lakewood Dr
Marina St
Telephone Rd
Marina Dr
Malaga Dr
Vinca Cir
Pueblo Trail
Shawnee Trail
Hiawatha Trail
Cahoba Dr
Plover Cir
Buda
Strawn
Royalty
NW Center Dr
Quebec St
Shady Oaks Manor Dr
Paul Meador Rd
Boat Club Rd
Graham St
Cowden St
Helms St
Corner Ln
Cut Off Rd
La Barran
199
820
Google earth
©2014 Google
3000 ft

Development Overview

- Approximately 15 acres located near Buda Drive and Northwest Centre Drive
  - Adjacent to a Lowes, a movie theater and a bus stop
- Construction of 230 unit multifamily complex with the following amenities:
  - Clubhouse, swimming pool, business center, accessible walking/jogging path,
  - Full perimeter fencing; laundry hook ups in all units and a central laundry room
- One, two, and three bedroom units ranging from 656 to 1050 sq. ft.

Development Overview-
Unit Mix

- In order to meet city goals, City staff has requested that the development contain market rate units and permanent supportive housing units
- Unit Mix – 230 units
  - 16 permanent supportive housing units
  - 16 market rate units
  - Remainder of the units affordable to residents at 80% and below AMI

Permanent Supportive Housing Services

- Supportive Services
  - HFC will contract with an entity to provide supportive services to the residents of the permanent supportive housing units

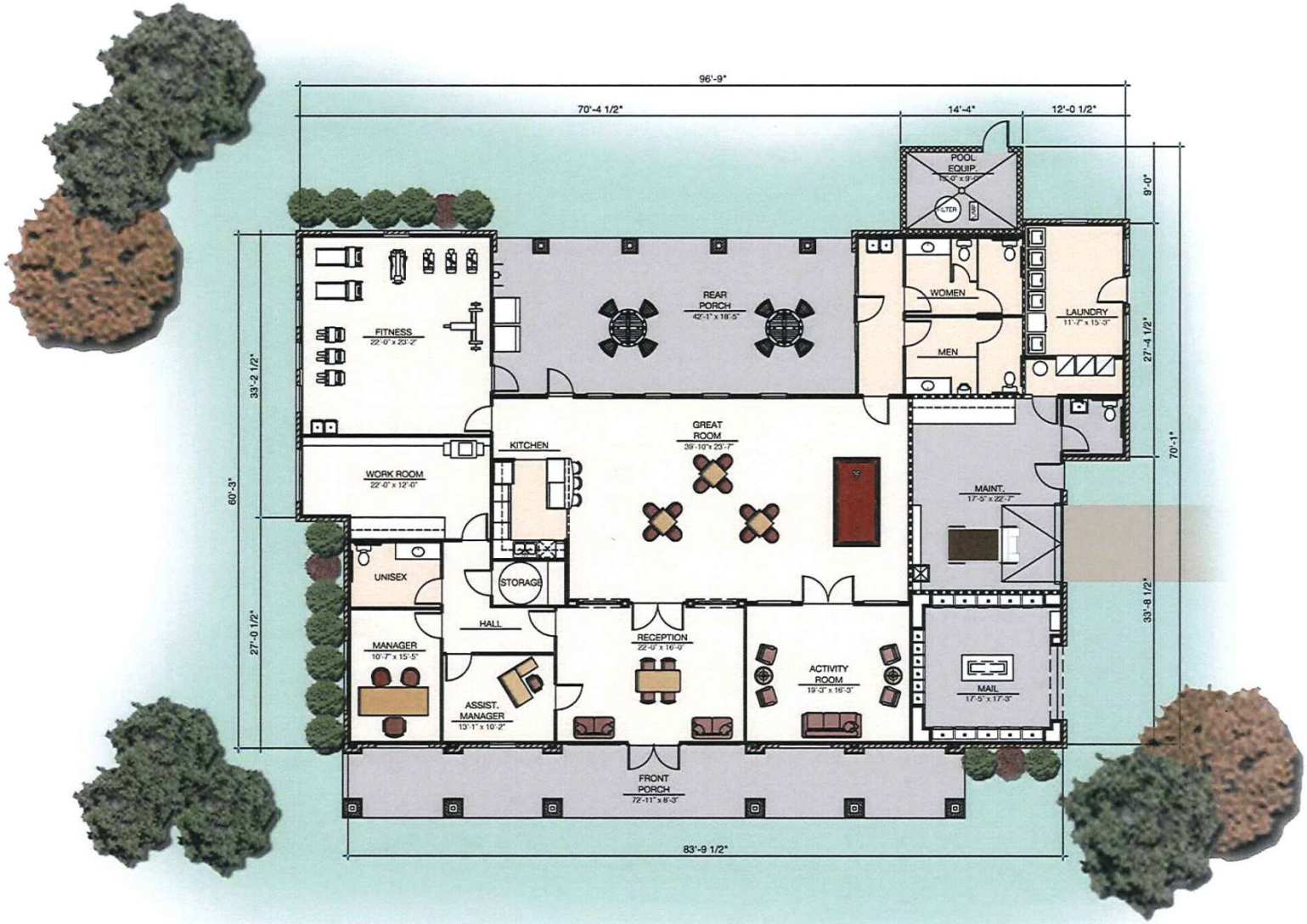
KELLY GROSSMAN
ARCHITECTS

THE RESERVE
CLUBHOUSE

KELLY GROSSMAN
ARCHITECTS

THE RESERVE
BLDG TYPE III

KELLY GROSSMAN
ARCHITECTS



THE RESERVE CLUBHOUSE

SCALE 1"=1/16"