

Housing Development Team, LLC

Senior Housing



The Community Builders, Inc., in partnership with Beulah Land Development Corporation, developed this 12-unit senior housing facility named Walter S. Brooks Elderly Homes at Ormont Court, located in the Dixwell neighborhood of New Haven, CT. The development process consisted of major renovations to a dilapidated 1910 three-story brick structure, converting it into 12 one-bedroom units. New mechanical, electrical and life safety systems including sprinklers were also installed. The main entrance was enhanced to allow on-grade handicapped access with elevator that allows access to all floors. The building includes community space that features a lounge, kitchenette, laundry room, storage space, lavatory and office space. The design of the units and common areas supports the concept of "aging in place" and handicap accessibility. The building was completed and occupied in 2004.

<i>Project:</i>	Ormont Court 810 Orchard Street New Haven, CT
<i>Sponsor:</i>	The Community Builders Inc. Beulah Land Development Corp.
<i># of Units/Type:</i>	12 /Senior
<i>Construction:</i>	Historic Rehabilitation
<i>Total Development cost:</i>	\$1.7 million
<i>Funding:</i>	HUD Section 202 State of Connecticut Bond City of New Haven CDBG City of New Haven HOME City of New Haven (Donated Land)