

City of Newton



2Life
COMMUNITIES

Defiantly joyous aging.

**West Newton Armory
Affordable Housing Development
RFP #21-79**

October 28, 2021





Addressing a Critical Need Affordable Senior Supportive Housing

Developer - Operator - Service Provider



Aging in Community



High Capacity Team

PCA

 **DELLBROOK | JKS**

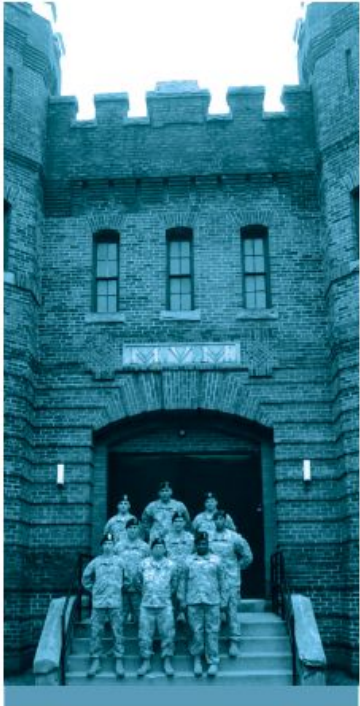
 **Stantec**

Klein Hornig LLP

Epsilon
ASSOCIATES INC.

 **SCHLESINGER AND
BUCHBINDER, LLP**

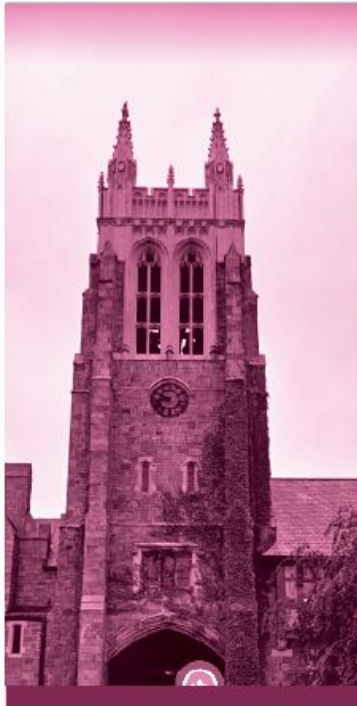
Project Values



HISTORY



CONNECTION



COMMUNITY



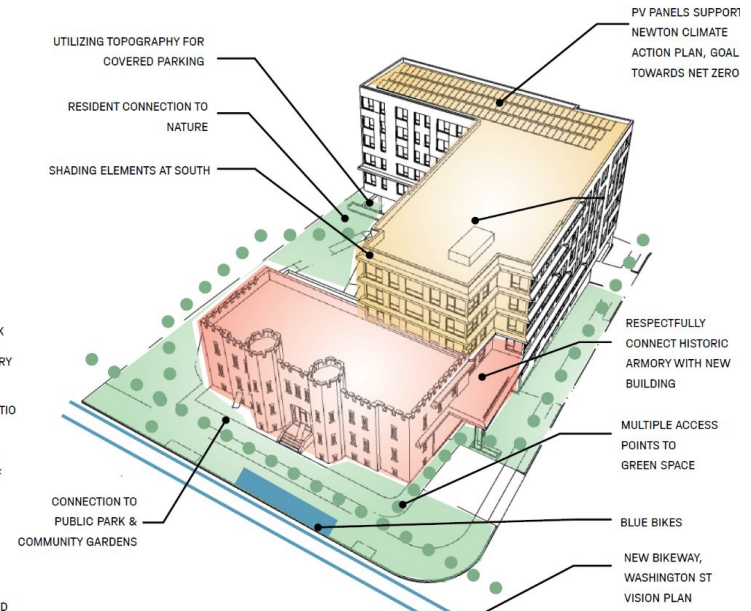
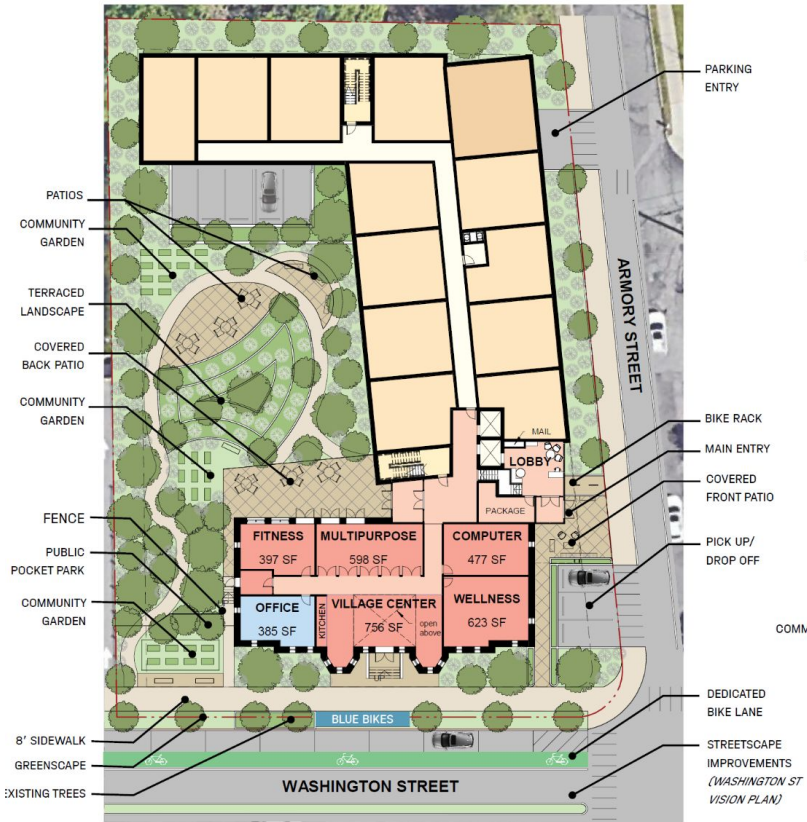
SCALE



NATURE

Development Plan

1" = 30'-0"



Local Impact

- 65 deeply affordable apartments
- 6:1 leverage of local resources
- 10,000 sf of community space
- Partnerships with local service providers
- Sustainable & resilient building



Ability to Deliver

Target Occupancy for
Newton Armory: Fall 2025

2Life Track Record:

- 345 apts in Newton
- 242 apts in development
- Newton permitting
- State funding
- Construction on-time and on-budget



An architectural rendering of a modern, multi-story building with a courtyard. The building features a mix of materials, including dark grey stone, light grey panels, and reddish-brown brickwork. Large windows are prominent, and the building has a contemporary, angular design. In the foreground, there is a lush courtyard with green grass, tall grasses, and clusters of purple flowers. Several people are depicted in the courtyard, some sitting on benches and others standing, suggesting a vibrant, community-oriented space. The sky is blue with scattered white clouds.

Questions and Answers