

## PRESERVATION OF AFFORDABLE HOUSING

Examples of Gorman & Company's Preservation and Rehabilitation of Affordable Housing

Revitalizing Communities and Building Neighborhoods Since 1984



**Lindsay Commons**—Gorman & Company dramatically rebuilt and repositioned a dilapidated Section 8 property working with HUD, city government, the state Housing Authority and three neighborhood organizations. Taking a design that was described as “bombshelter architecture” and “the worst of barracks-style housing,” 16 buildings and 115 units were transformed into modern, open, livable apartments. The reborn community also contains a new community center, computer lab and playground facilities.



**Windsor Court**—At the request of city housing authority, Gorman & Company rebuilt and repositioned a 239 unit Section 8 property. Working with HUD, city government, the state housing authority, and the local housing authority, Gorman & Company is employing an innovative and unique financing to transform the development. Windsor Court will preserve and improve existing, affordable Section 8 housing in an area that will be rapidly gentrifying.



**Cudahy Commons**—At the request of a city, Gorman & Company took on a very troubled, poorly designed 142-unit apartment project. The redevelopment and repositioning of the property were dramatic. 96 undersized, 3-bedroom units were converted to 2-bedroom units to lower the density. The development now serves as important affordable workforce housing for nearby office parks. The development centers around a new community building with computer center, swimming pool and exercise facility.



**Golden Domes**—Working in a challenged urban neighborhood, community leaders approached Gorman & Company to acquire and revitalize a very troubled apartment complex. Dilapidated conditions, overcrowding, gang violence, prostitution, and drug trafficking made the development the scourge of the community. A demanding, well-funded property management plan was put in place. Community amenities such as a swimming pool, community room, computer room and exercise facility were added. The 106 modernized, affordable apartments are now viewed as an attractive asset in the community.



At **Seminary Park**, Gorman & Company preserved and rehabilitated 24 spacious, affordable “family” apartments in a rural, Midwestern community. Working with the state housing authority, the local housing authority and the county, Gorman & Company preserved high-quality, affordable units as a unique housing opportunity in the community.



**Baker's Block** Apartments was the first development done by Gary Gorman in 1985. Located at a prominent corner in downtown Evansville, WI, Baker's Block is only 20 miles south of Madison. Originally financed by municipal bonds, Gary turned a local eyesore into an attractive centerpiece in a warm community.

