

# Sun Valley

SVCC

12/1/2020



# Sun Valley SVCC



## Infrastructure and Housing Update

# Sun Valley – Phasing

## Phase 1: Gateway North & South

- 187 units
- 70 replacement units

## Phase 2: Greenhaus, Thrive, 13<sup>th</sup> Ave

- 264 units
- 13<sup>th</sup> Ave realignment & Bryant St. connection

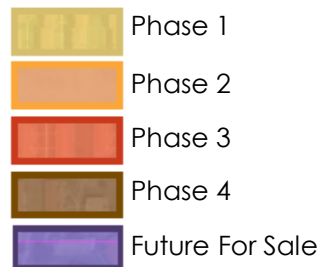
## Phase 3: Sol & Joli

- 271 units
- Bryant St. & 10<sup>th</sup> Ave

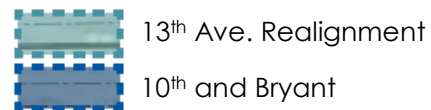
## Phase 4: Flo

- 80 - 180 units

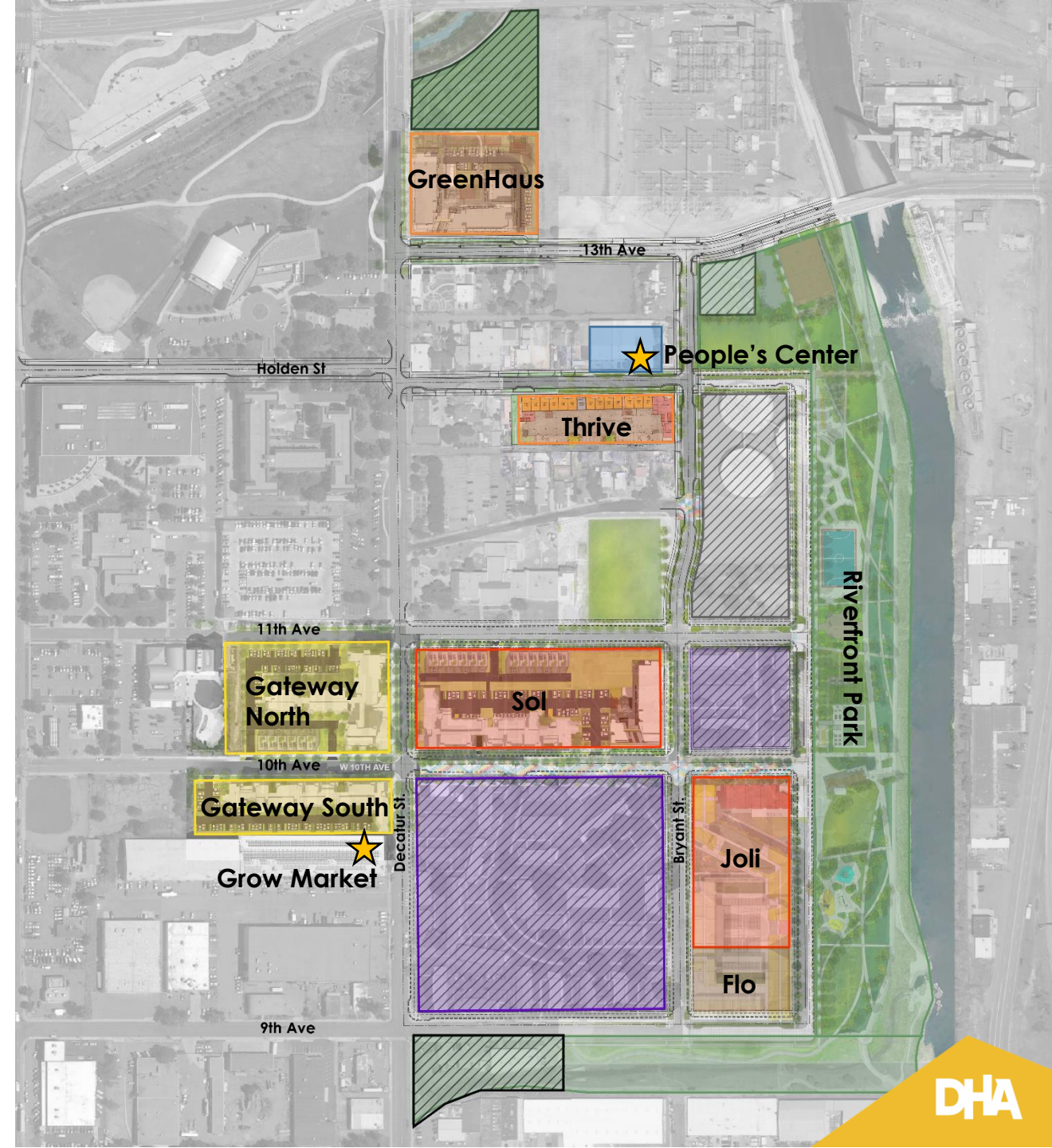
### Housing Phasing



### Infrastructure Phasing



### Parks and Open Space



# Sun Valley – Timeline

			2018				2019				2020				2021				2022				2023				2024				2025			
			Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2	Qtr 3	Qtr 4
HOUSING	Phase 1																																	
	Gateway North																																	
	Construction	April 2019	October 2020																															
	Lease-Up	December 2019																																
	Gateway South																																	
	Construction	April 2019	December 2020																															
	Lease-Up	December 2020																																
	Phase 2																																	
	Thrive																																	
	Construction	October 2020	October 2022																															
Lease-Up	December 2022																																	
Greenhaus																																		
Construction	October 2020	October 2022																																
Lease-Up	December 2022																																	
Phase 3																																		
Sol																																		
Construction	November 2021	November 2023																																
Lease-Up	December 2023																																	
Joli																																		
Construction	November 2021	November 2023																																
Lease-Up	December 2023																																	
Phase 4																																		
Flo Senior																																		
Construction	April 2023	April 2025																																
Lease-Up	June 2025																																	
DHA Land Sales																																		
	December 2023																																	
INFRASTRUCTURE																																		
	13th Ave Realignment																																	
	November 2020	December 2022																																
Onsite Infrastructure																																		
	April 2021	December 2022																																
RELOCATION																																		
	Zone A																																	
	Tenant Relocation Zone A	February 2018	August 2018																															
Zone B																																		
Tenant Relocation Zone B	May 2020	April 2021																																
Zone C																																		
Tenant Relocation Zone C	December 2023	June 2024																																

# Sun Valley

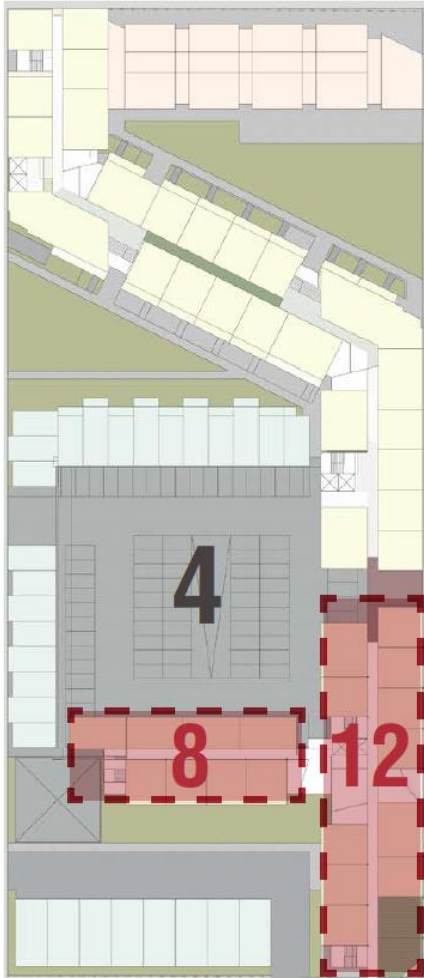
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Flo Rezone



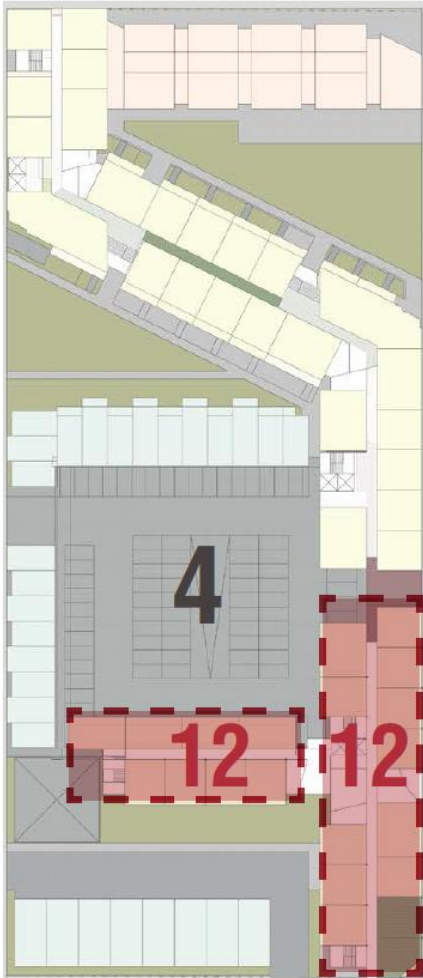


# Sun Valley – Joli and Flo



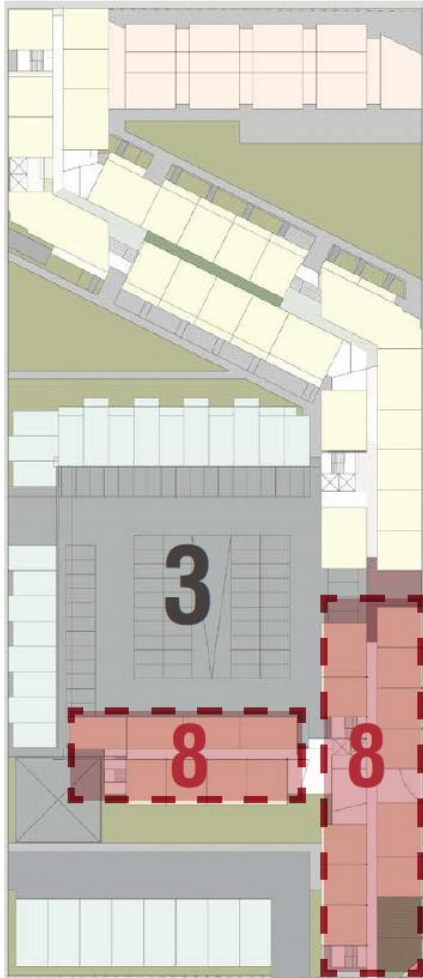
**a**  
**12-8 River + E/W**

Joli	123 units
Flo	170 units
Private Development	21 units
Total Parking	286 stalls



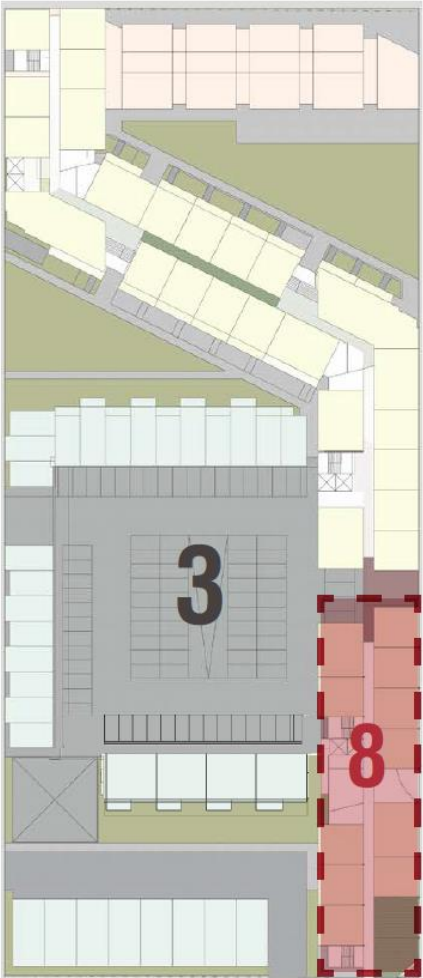
**a+**  
**12-12 River + E/W**

Joli	123 units
Flo	198 units
Private Development	21 units
Total Parking	307 stalls



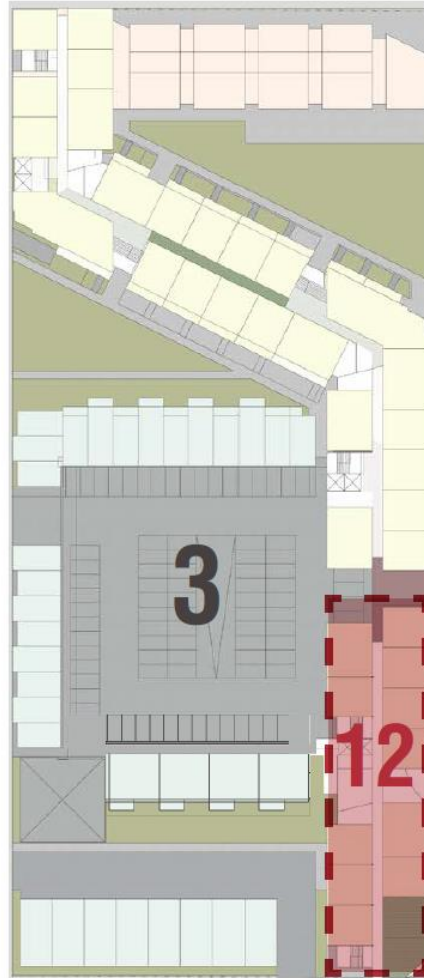
**b**  
**8-8 River + E/W**

Joli	124 units
Flo	116 units
Private Development	21 units
Total Parking	246 stalls



**c**  
**8 River**

Joli	124 units
Flo	72 units
Private Development	25 units
Total Parking	216 stalls



**c+**  
**12 River**

Joli	124 units
Flo	132 units
Private Development	25 units
Total Parking	261 stalls



# Sun Valley – Joli and Flo



**a | Bird's eye - SW**

12-8 River + E/W

# Sun Valley – Joli and Flo



**a | Street View - 9th & Decatur**

12-8 River + E/W



# Sun Valley – Joli and Flo





# Sun Valley – Joli and Flo

