



## Green upgrades planned at Owendale community

Mutual Housing California recently received a loan of nearly \$1.97 million from the California State Department of Housing and Community Development to renovate the Owendale Mutual Housing Community on Albany Avenue in South Davis.

Since solar panels already are installed at the property, the improvements will create further energy savings and a healthier environment, said Rachel Iskow, Mutual Housing’s chief executive officer.



Vines shade the community room at the Owendale Mutual Housing Community in South Davis. Energy-efficiency upgrades to the complex are on the way.

Mutual Housing California develops housing that is affordable to a diversity of households. Our housing builds strong and stable communities through resident participation and leadership development. For more information, call (916) 453-8400 or visit our website at [mutualhousing.com](http://mutualhousing.com).

“Owendale is one of the five solar energy-producing, multi-family communities Mutual Housing owns and operates in Davis,” Iskow said. “The green renovations will result in healthier homes for residents and an overall decrease in greenhouse gases.”

Mutual Housing received a loan commitment from the Sacramento Bank of Commerce as well as one from the city of Davis. A total of \$200,000 in funding from NeighborWorks America will be used to make the green upgrades.

Renovation will include the installation of more energy-efficient appliances, water heaters, bathroom fans and heating and air-conditioning units in the 45 apartments and townhomes.

Repainting and reroofing the buildings with cool roofing material, installing new energy-efficient LED outdoor lighting, and revamping the patio fencing will be part of the upgrade. Floors will be replaced and countertops resurfaced, as needed.

Adding more drought-tolerant landscape and installing a smart irrigation system will help reduce outdoor water and energy use, as will water-wise and energy-efficient plumbing and lighting fixtures.

The renovation is in the design stage. Once work is completed later this year, Mutual Housing will apply for green certification.

After the renovation, five additional apartments will be set aside for disabled individuals who are making the transition to independent living from

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hospitals or other institutions. Since Mutual Housing received a federal rent subsidy for these units, the nonprofit will be able to offer them to disabled people with little income.

Local nonprofit Davis Community Meals currently provides support for several formerly homeless individuals at the property and will continue to do so.

“Mutual Housing already serves physically, mentally and developmentally disabled households, but the funds allow the nonprofit to make the housing even more affordable to a population that often falls victim to discrimination in their search for housing,” Iskow said.

Founded in 1988, Mutual Housing California develops, operates and advocates for sustainable rental housing throughout the region. A member of NeighborWorks America, a congressionally chartered nonprofit that supports community development nationwide, Mutual Housing has more than 3,000 residents, nearly half of whom are children.

The nonprofit provides training and mentoring as well as educational programs, community-building activities and services for residents and neighbors. For more information, visit [www.mutualhousing.com](http://www.mutualhousing.com).

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