



940 Brevard

LOCATION
Charlotte, NC

CLIENT
Charlotte Housing Authority
Crosland
TCG Development

MARKET
Residential-Apartment
Communities

940 Brevard is an independent living facility developed jointly by Crosland and the Charlotte Housing Authority. The project is comprised of 100 residential units located on approximately two acres within a five-minute walk of Charlotte's central business district. The building is comprised of one-bedroom units, ranging in size from 640-750 square feet. Of the 100 units, ten are fully handicap accessible to comply with all local, state, and federal requirements. Residential units are available to individuals 65 years of age or older with an income of \$20,000 per year or less. By working with local transportation and planning agencies, LandDesign was able to successfully redesign a high-speed collector street into an urban block pattern, thus encouraging safe pedestrian and vehicular connectivity around the project.

Located in an emerging urban neighborhood, the development establishes a new street network for the area, incorporates decorative finishes and planting selections, and weaves together the surrounding community into one cohesive neighborhood. Street cross-sections are designed with measures such as parallel on-street parking. Parking is screened from public view to discourage vehicular dominance, creating an exceptional pedestrian environment. At a total development cost of \$11 million, 940 Brevard has become a model development for the Charlotte Housing Authority and has set a trend for future affordable housing development in the City of Charlotte.