

DETROIT SHOREWAY COMMUNITY DEVELOPMENT ORGANIZATION — Cleveland, OH

Detroit Shoreway Community Development Organization (DSCDO) is located two miles west of downtown Cleveland on a bluff overlooking Lake Erie. DSCDO believes healthy urban neighborhoods play a critical role in ensuring the future of their region. Critical components of a healthy neighborhood include racial and economic diversity, community engagement that allows for diverse opinions, and the belief in agency of individuals to shape their own communities. Through a packed events calendar, built on a foundational belief of radical equity, DSCDO acts as a catalyst for community building, resulting in diverse, sustainable, and desirable neighborhoods in which to live, work, play, shop, and worship. In addition to their programming, DSCDO owns and maintains over 300 affordable housing units that are in close proximity to public transportation, healthcare providers, greenspaces, and local businesses.

Team:

Anya Kulcsar, Director of Real Estate Development
Brittany Senger, Project Manager



DETROIT SHOREWAY CDO

WALZ SENIOR — CLEVELAND, OH

PROJECT SUMMARY

Walz Senior is collaborative endeavor between DSCDO and Cleveland Public Library to reimagine the corner of West 80th and Detroit Avenue. Located in a distressed section of the Detroit Shoreway neighborhood, a new, three-story, 75,000 sq. ft. building will replace the existing Walz Branch Library and Detroit Chateau. The building will house the library on the first floor and a projected 70 units of affordable housing for families and seniors above. This partnership creates increased efficiencies through consolidated parking and other communal areas, such as the wellness center and community room. Project financing is diverse and highly collaborative, including 9% LIHTC equity, approved funding for library redevelopment, and other local and federal sources.



PROJECT SNAPSHOT

NEIGHBORHOOD TYPOLOGY

- Urban
- Suburban
- Rural

SPECIFIC POPULATIONS

- Seniors
- Veterans
- Supportive
- Families

DEVELOPMENT STRATEGY

- New Construction
- Rehabilitation
- Transit-Oriented
- Large Site Redevelopment

HOUSING TYPOLOGY

- Multi-family
- Single Family
- Mixed Use
- Supportive Housing

INSTITUTE GOALS

- Increase innovation, creative problem solving, and informed decision making to improve resident quality of life
- Enrich projects and programs with shared best practices garnered from developers outside of DSCDO discipline and geographical area
- Create a baseline upon which staff can begin to develop design guidelines for DSCDO

AREAS OF EXPERTISE

Historic preservation, adaptive reuse, green building, and urban infill projects



Site



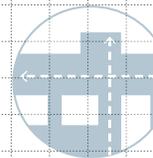
Massing



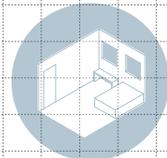
Landscape



Program



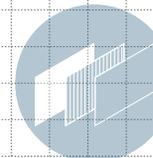
Circulation



Unit



Systems



Materials



Culture