



## Swallow Road Renovations

# Monthly Update: April 2021

We made it! As of Friday, April 23rd, CARE Housing closed on the property and now can officially welcome everyone to the full CARE Housing Swallow property. This transition brings to us 44 units, formerly the 1403 W Swallow side, which makes Swallow one of our larger communities at 84 apartments total.

On the 19th of April, we started our initial construction on the first two buildings on the East side of the property (buildings 4 & 5). This has brought in many new vehicles and crews to the project, and we want to thank everyone for their continued patience as we navigate this entire project.

Communication is very important to us, and we will continue to keep you updated as this project continues to develop.

*-Swallow Road Operation Renovate Project team*

### Tentative Construction Schedule

1. Beginning **APRIL** 2021 using a phased approach, starting with CARE Buildings 4 & 5
2. Each phase will include 2 buildings and take about 1 month, Villages side is projected to start in Fall 2021.
3. We are redoing the roofing on the 1303 side at the same time, please use caution while on all sides of the property.

### PROJECT UPDATES

- The most exciting thing that happened this month was our closing! Well over a thousand hours of staff time went into getting this project across the finish line... and now we look forward to seeing the results!
- Pre-construction preparations were completed last week and crews have finished preliminary "exploratory" demolition to find if there are any "hidden" issues. There were very few surprises, which is great news!
- During the month of May we will be working on Buildings 4 & 5. Please remember that construction areas can be hazardous, so please don't go in, on or around anything related to our active worksites.

**If you have any questions or safety concerns, please reach out to us. We are always happy to hear from you.**

**IMPORTANT NOTICE**

### Please Note:

Payments of rent and other balances are owed to CARE Housing effective 4/24/2021.

- CARE Housing drop box is located on the wall of our main office across from the laundry room
- CARE Housing accepts the following forms of payment
  - Personal Checks
  - Money Orders
  - Online payment through RentCafe
  - WIPS payments
  - CARE Housing NEVER accepts cash payments



**CONSTRUCTION STARTED:  
April 19th, 2021**





## Swallow Road Renovations



### Moving/Packing Tips

- Bundle breakables and cover in padding to avoid any breakages.
- Pack an overnight bag in case you're too tired to unpack after the move.
- Cover the openings of your toiletries with saran wrap to avoid leakage.
- Reduce the amount of belongings you have by donating or giving away to friends and family.



### CONSTRUCTION HAS STARTED

- Please be aware of your surroundings near construction activity
- Do not enter any construction zone, this includes apartments and parking areas
- Do not use the construction dumpsters to dispose of any household trash, or other materials

### Common Questions:

- Where do I pay rent?
  - CARE Housing office is located at 1303 W Swallow Rd, Fort Collins, CO 80526 (across the street from Rocky Mountain High School). Our rent drop box is attached to the building just to the left of the office front door, across from the laundry room. DO NOT put payments, or documents in the separate mailbox area. CARE Housing **does not** accept cash payments.
- How do I contact CARE Housing?
  - Call 970-282-7522
    - **Option 0**— front desk and non-emergency work orders (info@carehousing.org)
    - **Option 5**—Emergency Maintenance ONLY
    - **Option 3**—Property Manager: Tatiana Zentner (tzentner@carehousing.org)
- Is my rent changing?
  - Your rent will only change at time of annual recertification, which you will be notified about ahead of time.
  - At your recertification, you will also sign a new lease with CARE Housing.

Each unit will be cleaned between residents during temporary moves, and permanent moves. We have developed an in-depth COVID-19 policy that everyone involved with this project will be required to follow during this time.

Please note that open communication is extremely important to us during this exciting project, we do understand that due to outside circumstances things may change, so we appreciate your understanding and flexibility.

### Have questions?

CARE Housing Property Manager:

Tatiana Zentner

970-829-1609 tzentner@carehousing.org

We invite you to check out the full renovation/  
relocation plan available on our website:

[www.carehousing.org/  
realstatedevelopment.aspx](http://www.carehousing.org/realstatedevelopment.aspx)

