

THE FARM

FAMILY HOUSING
Soquel, CA



Located in an affluent coastal community just south of Santa Cruz, **The Farm** was named after the historic farmhouse across from the development. The Farm consists of 39 uniquely designed farm house style rental apartments and town houses and a child care center. The Farm was developed in partnership with MidPen and GreenFarm Limited Partners, a single-family home builder, and the County of Santa Cruz Redevelopment Agency. The project was part of an overall development that included market rate homes and land that was set aside for a park.



The project was extremely successful.

All the single-family homes sold quickly after construction of the rental development. The rental housing portion of the development includes a tot-lot, a large courtyard lawn area and a child care facility.

The Farm has received numerous awards, including Builder Magazine's Builder's Choice Grand Award, a Fannie Mae Maxwell Award of Excellence, an Urban Design Award from the California Council of the AIA, an American Wood Council Award, and a Gold Nugget Grand Award from the Pacific Coast Builders. It was also included in the Urban Land Institute Project Reference File.

Developer	MidPen Housing Corp.		
Property Management	MidPen Property Management Corp.		
Development Type	1993 new construction of townhomes and apartments		
Construction Type	Two-story wood frame, painted wood siding, composition shingle roofs		
Site Area:	4.03 acres		
Density:	9.7 units / acre		
Parking Ratio:	2.5 : 1 – 99 spaces		
Development Profile	Type	No.	Size Units (sf)
	1 BR	1	716
	2 BR	16	906
	3 BR	22	1180
	TOTAL	39	
Amenities	Courtyard; playground; picnic area; onsite childcare facility; community center; computer technology center		
Services Offered	After school programs Financial literacy courses Computer training Health and wellness programs Connection to community resources		
Resident Profile	Families earning up to 60% of the Area Median Income		
Funders	<ul style="list-style-type: none"> • Edison Capital Housing Investments • State HCD RHCP Funds • County of Santa Cruz Redevelopment Agency • Citibank • Union Bank • Red Cross • Lions Club 		
Architect	Seidel/Holzman		
Contractor	Lytrak Construction Co.		

