

St. James Terrace



- Client: St. James Terrace Inc. (a partnership between St. James Kiwanis Housing and Metropolitan Kiwanis Courts)
- Type: Non-profit assisted living - seniors
- Size: 53 units
- Location: Winnipeg, MB
- Cost: \$13.5M
- Status: Completed 2014
- Description: This project involved helping two non-profit housing organizations combine forces to develop and operate a new affordable assisted living housing project for seniors. The project is part of St. James Kiwanis Housing Project's overall plan to redevelop its existing site by demolishing a number of older bungalow style rental units and replacing them with a series of four storey apartment buildings. The Terrace project is the third phase of the redevelopment plan.

- Services provided:
- Overall project management
 - Concept planning
 - Market analysis
 - Project design from market and budget perspectives
 - Capital and operating budgets
 - Zoning and development approvals
 - Government assistance
 - Marketing
 - Financing application and negotiation
 - Accounting for project costs