

EXISTING CHURCH CAMPUS



NFUMC WORKFORCE HOUSING

NAPA, CA | NOVEMBER 7, 2023 | BURBANK HOUSING | NAPA VALLEY COMMUNITY HOUSING



REFINED PRELIMINARY COMMUNITY CONCEPT



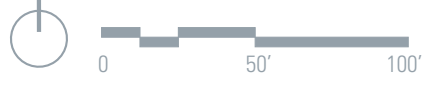
Site Plan



Floor Plans

- Site Area : 1.21 acres
- 46 Homes for families
- 1, 2 and 3 Bedroom Apartments
- 4 stories, 46' height
- 6,090 sf of New Church Space
- 19 Church Parking Spaces
- 60 Resident Parking Spaces

- Office
- Common
- Circulation
- Service
- 1-Bedroom Unit
- 2-Bedroom Unit
- 3-Bedroom Unit



REFINED PRELIMINARY VIEWS



View from Intersection of Fourth St & Franklin St

NFUMC WORKFORCE HOUSING

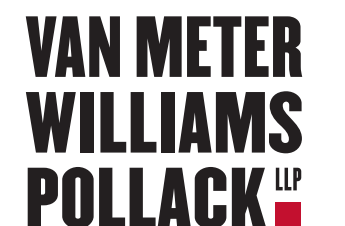
NAPA, CA | MARCH 21, 2024 | BURBANK HOUSING | NAPA VALLEY COMMUNITY HOUSING



NAPA
METHODIST
CHURCH
invite. grow. serve.



**BURBANK
HOUSING**



REFINED PRELIMINARY VIEWS



View from Intersection of Randolph St & Fourth St

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PRELIMINARY LANDSCAPE PLANS

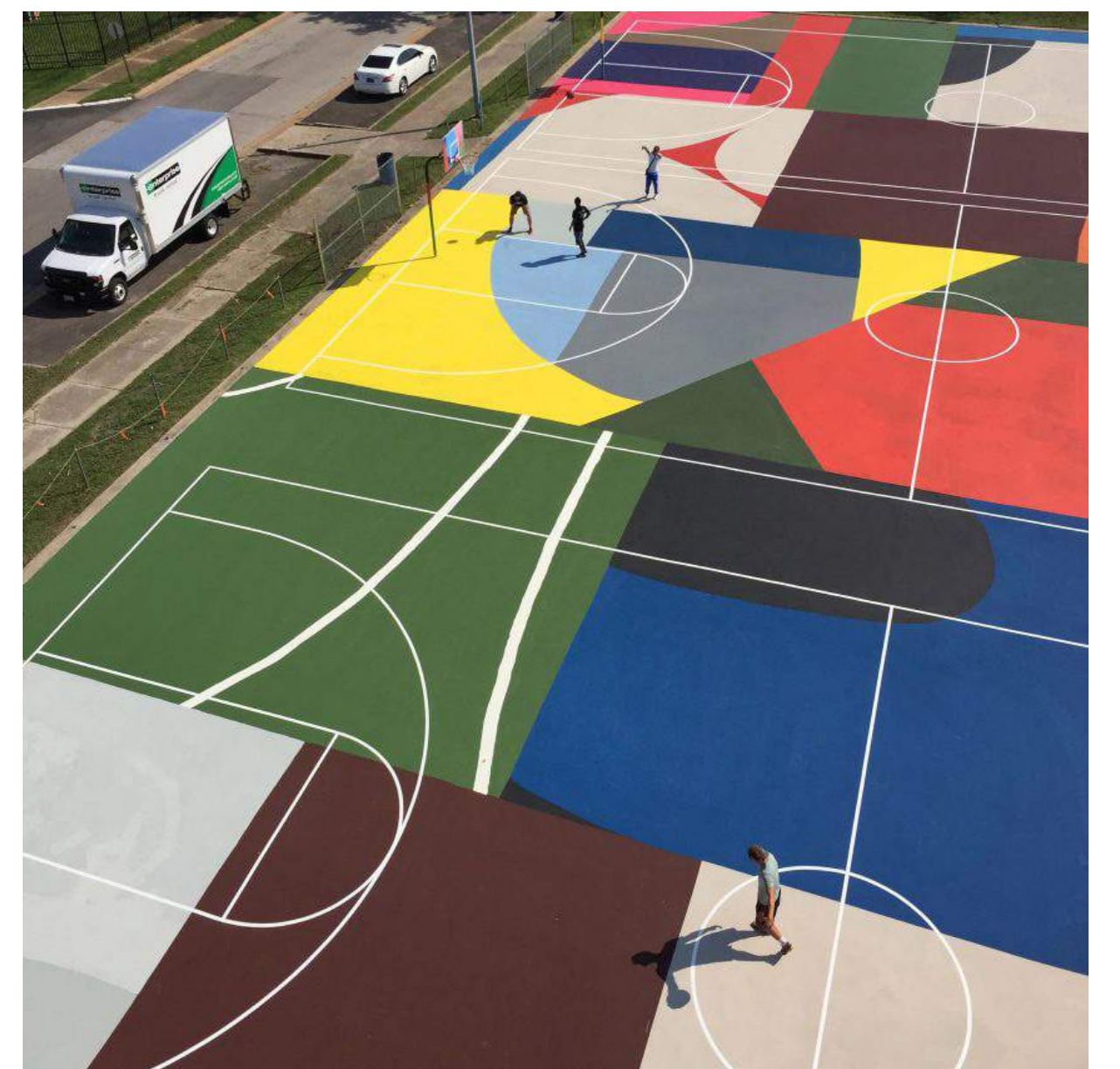
JOINT USE PARKING AREA



Moveable Play Equipment



Moveable Play Equipment



Joint Use Outdoor Area



Mural



Mural



Mural

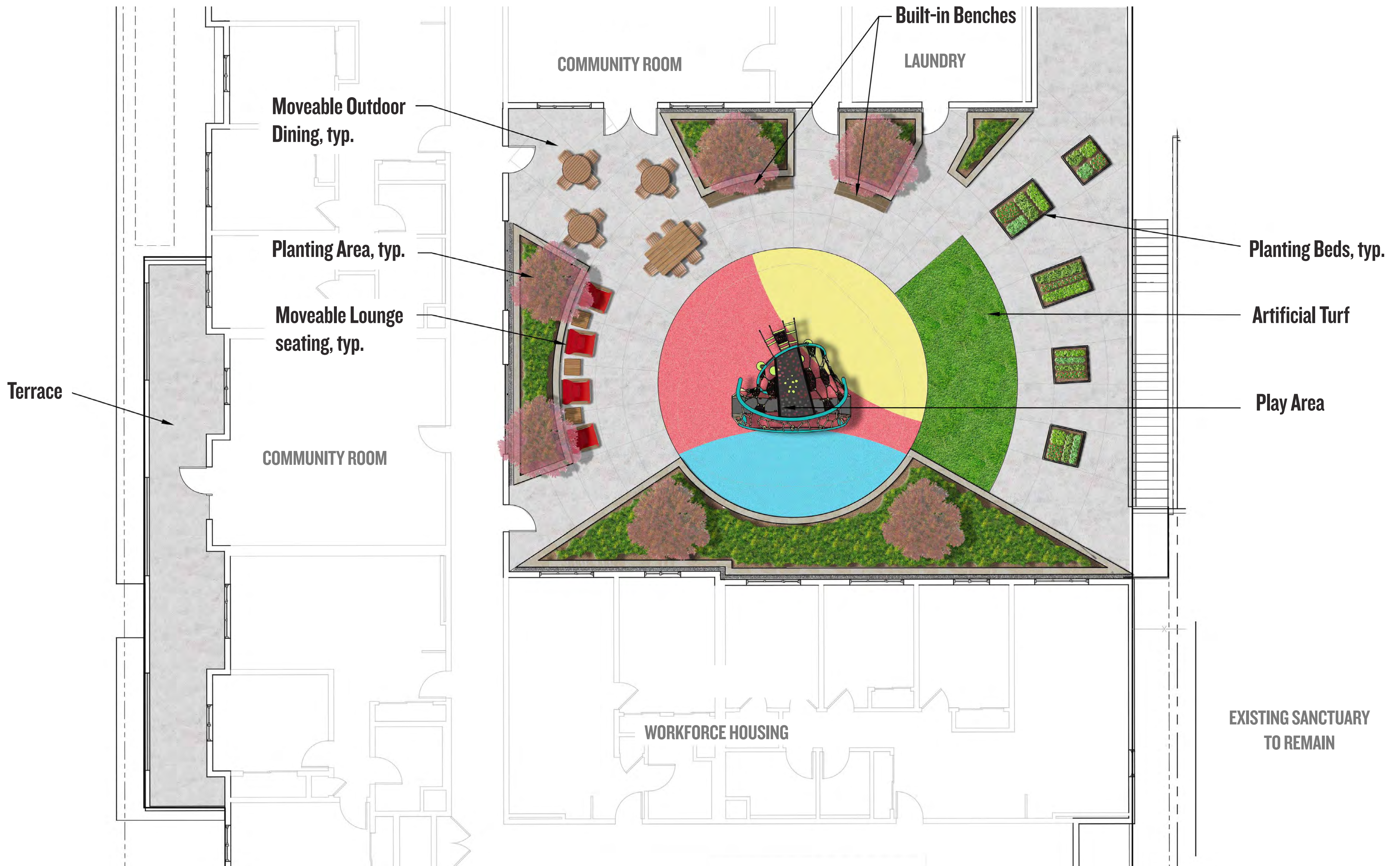
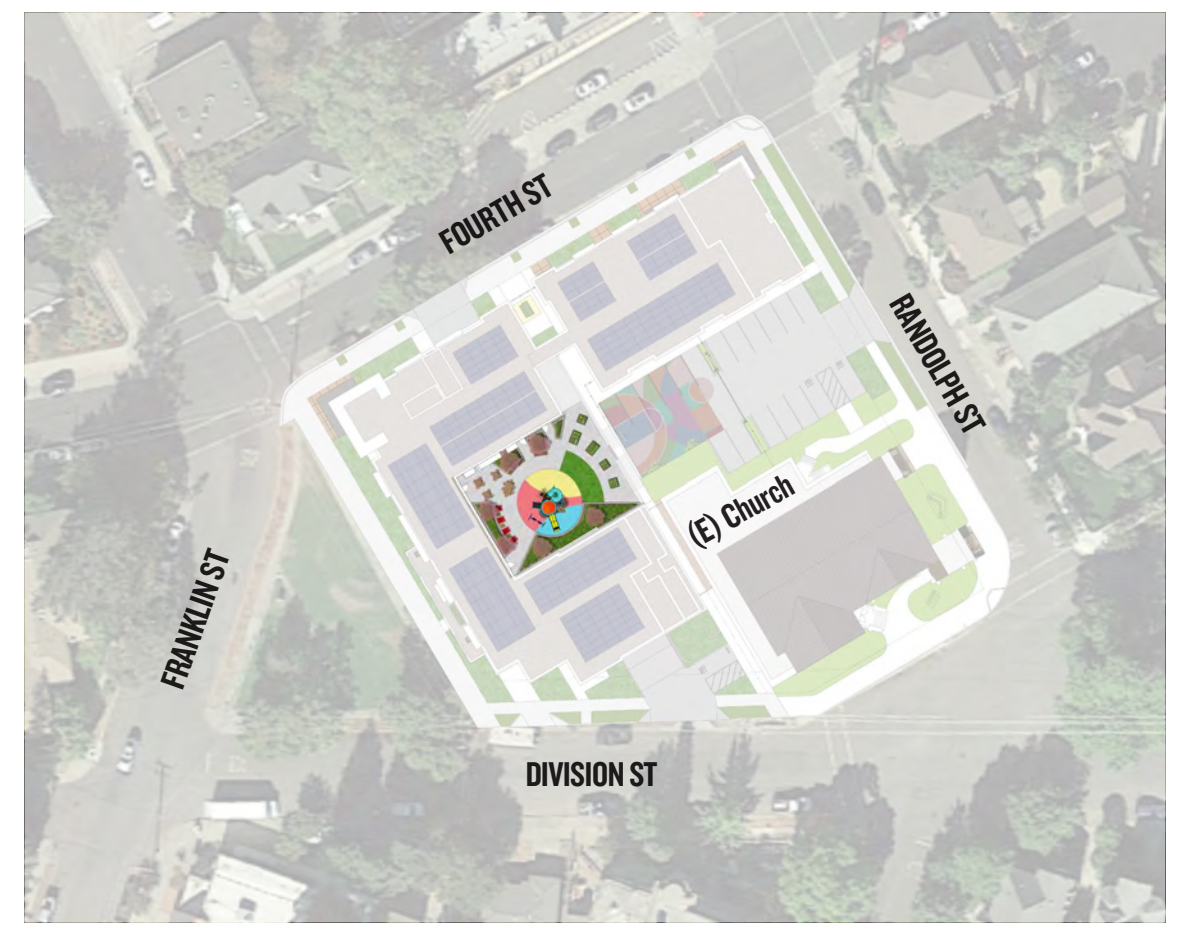


Mural



PRELIMINARY LANDSCAPE PLANS

RESIDENTIAL COURTYARD



Play Equipment



Play Equipment



Garden Beds



Picnic Tables



Seating Areas with Planting Beds



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STUDIO 1515
LANDSCAPE ARCHITECTURE



COMMUNITY NEEDS: HOUSING OUR WORKFORCE

RENT + INCOME BY UNIT SIZE

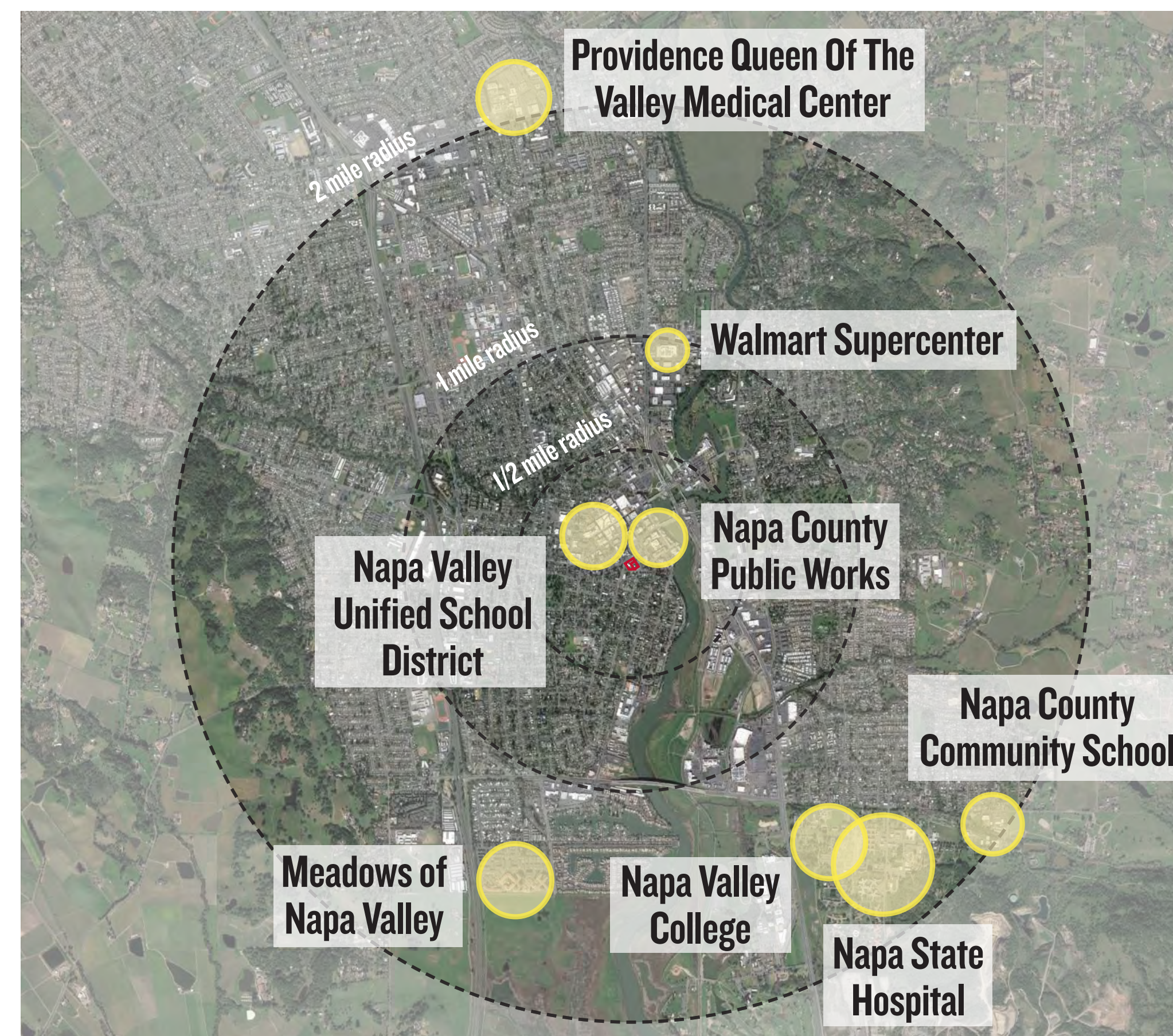
Area Median Income %	1-Bedroom		2-Bedroom		3-Bedroom	
	Rent	Income Limits by Household	Rent	Income Limits by Household	Rent	Income Limits by Household
		2 Person		3 Person		4 Person
30%	\$751	\$32,040	\$901	\$36,060	\$1,041	\$40,050
40%	\$1,001	\$42,720	\$1,202	\$48,080	\$1,388	\$53,400
50%	\$1,251	\$53,400	\$1,502	\$60,100	\$1,735	\$66,750
60%	\$1,502	\$64,080	\$1,803	\$72,120	\$2,082	\$80,100

OCCUPATION & WAGES IN NAPA

Occupation	Wage
Manicurists and Pedicurists	\$34,590
Ushers, Lobby Attendants, and Ticket Takers	\$35,390
Dining Room and Cafeteria Attendants and Bartender Helpers	\$35,400
Food Processing Workers, All Other	\$35,450
Baggage Porters and Bellhops	\$35,470
Packers and Packagers, Hand	\$35,540
FastFood and Counter Workers	\$36,020
Amusement and Recreation Attendants	\$36,030
Cooks, Fast Food	\$36,440
Cashiers	\$36,530
Hosts and Hostesses, Restaurant, Lounge, and Coffee Shop	\$36,650
Recreation Workers	\$36,880
Dishwashers	\$36,990
Laundry and Dry-Cleaning Workers	\$37,810

Source: City of Napa Housing Element/Bureau of Labor Statistics

MAJOR EMPLOYERS



8 Major Employers within 2 mile radius

Source: City of Napa

Top 5 Employers by Industry

- Manufacturing (including winemaking)
- Government
- Medical Services
- Construction
- Visitor-Serving (Hotels, Motels, & Restaurants)

Source: City of Napa, Napa at a Glance



SUSTAINABILITY



Water Conservation



Natural Ventilation, Low/No VOC & Formaldehyde Free



Pervious Hardscape



Drought Tolerant Landscape



All-Electric w/ Renewable Energy Generation



Stormwater Filtration



EV Chargers



ENERGY STAR APPLIANCES
BUILDING ENVELOPE EFFICIENCY

