

# Multifamily Construction Pipeline Report

## West Michigan | Bi-annual - December 2018





Under Construction				
Grand Rapids				
Project	Units	Area/District	Developer	Description
The Knoll Townhomes of Ada	72	Ada	Orion Real Estate Solutions	Market Rate, Townhomes
Meadowbrook Apartments	492	Cascade Township	Edward Rose & Sons	Market Rate
Studio Park Apartments	106	CBD	Olsen Loeks Development	Market Rate, Mixed Use, Sept. 2019
Knapp's Corner Flats	203	Grand Rapids	American Kendall Property Group	3 Story, Market Rate
Kensington Preserve	50	Grand Rapids	Fredrick R. Alt	Phase VI
2919 Leonard Street	16	Grand Rapids	Puritan Reformed Theological Seminary	Student and Family Housing
Village at Thirteen Hundred	56	Grand Rapids	Village at Thirteen Hundred LLC	Market Rate, Townhomes
Woodfield Apartments	180	Kentwood	Land & Co	Market Rate, Garden Style, Expansion
Midtown CityZen	44	Midtown/ Medical Mile	Third Coast Development	4 Story, Market Rate, Mixed Use
601 Bond	202	North Monroe	Time Equities	16 Story, Market Rate, Mixed Use, Parking Ramp
Leo & Al	36	Westside	Third Coast Development/ PK Developments	Market & Affordable Housing, Mixed Use
The Hendrick	180	Westside	Rockford Development Group/ICCF	5 Story, 116 Market Rate, 64 Affordable, Mid-Rise
<b>Grand Rapids Total</b>	<b>1,637</b>			
Kalamazoo				
Project	Units	Area/District	Developer	Description
Lovell & Rose	135	Kalamazoo	Hinman Company/AVB Inc	Market Rate
Edwards and Water	49	CBD	Catalyst Development	7 Story, Market Rate, Mixed Use, 290,000 Total S.F., 310 Parking Spaces
The Exchange	133	CBD	Phoenix Properties/Plaza Corp Realty Advisors	15 Story, Market Rate, Mixed Use, High Rise, 60,000 S.F. Commercial Space, March 2019
Coopers Landing Apartments Phase II	452	Outer North Kalamazoo	Land & Co	2 Story, Market Rate, Garden Style
Parkway Flats	241	Outer North Kalamazoo	American Kendall Property Group	Market Rate, 50,000 S.F. Low-Rise, Oct. 2018
Greenspire Apartments Phase V	76	Portage	The Hinman Company	Market Rate, Phase V Expansion
Greenspire Apartments Phase VI	120	Portage	The Hinman Company	Market Rate, Phase VI Expansion
<b>Kalamazoo Total</b>	<b>1,206</b>			
Lakeshore				
Project	Units	Area/District	Developer	Description
The Haven at Grand Landing Phase II	120	Grand Haven	Eyde Development	Phase II Expansion, Market Rate
Peerless Apartments & Flats	129	Grand Haven	Rivercaddis Development of East Lansing	Market Rate, Affordable Living
North Pointe Apartments	192	Holland Township	Land & Co	Phase III Expansion, Market Rate, Garden Style
Georgetown Apartments	200	Hudsonville	Land & Co	Market Rate, Garden Style W/ Garage, Expansion
Valley Vista Apartments Phase II	84	Hudsonville	Koetje Builders	Phase II Expansion, Market Rate
Lake View Lofts	20	Muskegon	Great Lakes Development Group	6 Story, Market Rate, Mised Use
Platinum Pines Phase II	35	Muskegon	Platinum Pines LLC	Market Rate, Garden Style w/ Garage
1100 Block Colby Street	12	Whitehall	BAP Rentals LLC	Market Rate, Garden Style
<b>Lakeshore Total</b>	<b>792</b>			
Lansing				
Project	Units	Area/District	Developer	Description
The Quarry Phase II & III	190	DeWitt	DTN Management Company	Market Rate, Garden Style
City Center	273	East Lansing	Harbor Bay Real Estate Advisors	Market Rate, Mixed Use, Mini, 715 Parking Spaces, 42,485 SF Com. Space
The Hub at East Lansing	347	East Lansing	Core Campus	10 Story, Student Housing
Chandler Lofts	146	East Lansing	Westpac Investments	Student Housing
Provident Place	33	Lansing	Gillespie Group	4 Story, Market Rate, Mixed Use, 2018
Metro Place Apartments	148	Lansing	Lawton Group Development	4 Story, Market Rate, Mixed Use, 250 Parking Spaces
Elevation at Okemos Pointe Phase II	182	Okemos	TA Forsberg, Inc.	Market Rate, Mixed Use, 25,000 + S.F. Corn. Space,
<b>Lansing Total</b>	<b>1,319</b>			
<b>Total</b>	<b>4,954</b>			

Approved/Proposed				
Grand Rapids				
Project	Units	Area/District	Developer	Description
Green Acres of Caledonia	40	Caledonia	Maas Development	Market Rate, Assisted Living
Legacies AL	23	Caledonia	Legacies AL	Market Rate, Assisted Living
Cascade Trails Senior Living	104	Cascade Township	Leisure Living Management	Market Rate, Senior Housing, 30 Assisted Living Units, 54 Independent Living Units
850 44th Street	19	Georgetown Township	Great Lakes Convenience	Market Rate, Townhomes
Riverstone Townhomes Phase II	32	Georgetown Township	Heyboer Holding LLC	Three Story, Market Rate, Garden Style
Samaritas Grand Rapids	52	Grand Rapids	Samaritas	Affordable Housing
501 Eastern	66	Grand Rapids	ICCF NHC/CCA	Affordable Housing
Michigan Meadows	87	Grand Rapids	Orion Real Estate Solutions/Cusp Group	Market Rate, Townhomes, Construction Starts April 2019
Forest Hills Preserve Apartments	176	Grand Rapids	Fulton Properties Co	Market Rate
Keeler Flats Phase I & II	132	Grand Rapids	WM Development and Dombrowski Consulting	Affordable Housing
Samaritas	52	Grand Rapids	Samaritas Affordable Living	Affordable Housing, Senior Housing
Seven45 Stocking	50	Grand Rapids	The Woda Group	Affordable Housing
St. James Apartments	52	Grand Rapids	Genesis NPHC/Dwelling Place NPHC	Affordable Housing
523 Lyon Street NE	5	Grand Rapids	Together Ventures LLC	Market Rate
Resthaven Homes	30	Grand Rapids	Resthaven Homes	Market Rate, Assisted Living
540 and 546 Lafayette Ave. NE	50	Grand Rapids	Belknap Place LDHA LP	Affordable Housing
739 Fourth Street NW	13	Grand Rapids	739 Fourth Street LLC	Market Rate
Westtown Apartments	209	Walker	Cherette Group and JAG Development	Market Rate
4 Mile Apartments	12	Walker	Steve Visser Builder LLC	Market Rate
Bridge Street & Lexington Ave	50	West Side Neighborhood	Rockford Construction	Market Rate
New Horizons	12	Wyoming	Grandview Ventures	Townhomes
<b>Grand Rapids Total</b>	<b>1,266</b>			
Kalamazoo				
Project	Units	Area/District	Developer	Description
Heritage Tower	87	Battle Creek	MDH Development	19 Story, Market Rate, Mixed Use, First 2 floors are Office & Retail Space
390 S. Washington Ave	110	Battle Creek	Summit Investments Group Inc.	Market Rate, Approved
Silver Star III Apartments	76	Battle Creek	Medallion Management	Phase III, 3 Story, Affordable Housing
The Lofts at Milnes Plaza	50	Coldwater	Spire Development	4 Story, Affordable Housing, Urban Style Building
Arcadia Commons West	264	Kalamazoo	Ambling Companies/Rise RE	Market Rate, Mixed Use
Summit Park Apartments	33	Kalamazoo	Summit Preservation	Affordable Housing
Lot 9 Project	50	Kalamazoo	Catalyst Development	Market Rate, Mixed Use, Est. 2020
Harrison Circle	100	Kalamazoo	NoMi Developers	3 Story, Mixed Use
Brook Haven	75	Kalamazoo	Intrepid Professional Group	Affordable Housing, Age Restricted
Kalamazoo River Apartments	120	Kalamazoo	River Caddis Development Corp	Market Rate, Mixed Use, 12,500 S.F. Comm. Space
Pennridge Trail	137	Portage	WestView Capital Partners	Market Rate
Lovers Lane	61	Portage	Jensco Properties LLC	Market Rate
Selinon Park	75	Portage	Full Circle Communities	Affordable Housing
<b>Kalamazoo Total</b>	<b>1,238</b>			
Lakeshore				
Project	Units	Area/District	Developer	Description
43 North Apartments	60	Grand Haven	Embassy Group	Phase III Expansion, Market Rate
40 W. 16th St	48	Holland	-	Senior Housing
Macatawa Farms Apartments	216	Holland Township	NCI Real Estate	Market Rate, Approved
South Blendon Vista Apartments	200	Hudsonville	Sheldon Investors LLC	Market Rate, 500 Parking Spaces
Windward Pointe	-	Muskegon	Pure Muskegon LLC	Market Rate, Senior Housing Available
Lake View Lofts Phase II	20	Muskegon	Great Lakes Capital	6 Story, Market Rate, Mixed Use
<b>Lakeshore Total</b>	<b>544</b>			



## Approved/Proposed (Continued)

Lansing				
Project	Units	Area/District	Developer	Description
Aspen Lakes Estates	233	Delhi Charter Township	DTN Management Company	Expansion, Market Rate, Approved
435 - 465 Burch Street	38	Grand Ledge	Tim Lea Builder & Developer	Market Rate, Townhomes
Bridge View Senior Apartments	36	Eaton Rapids	-	Senior Living
Albert Ave @ Abbot Rd	77	East Lansing	Convexity Properties	7 Story, Market Rate, Mid-Rise, Redevelopment
Gaslight Village	18	East Lansing	Tailwind Group	Market Rate
300 W. Grand River Ave.	6	East Lansing	Gateway of East Lansing	Market Rate
White Oaks Place	69	East Lansing	Community Resource Management	5 Story, Mixed Use
100 Grand River	176	East Lansing	Convexity Properties	7 Story, Market Rate, Mid-Rise, Redevelopment
The Avenue on Grand River	222	East Lansing	Campus Village Communities	Student Housing
Hannah Farms East	159	East Lansing	Capstone Development Partners	Student, Mixed Use, 9 Townhome Buildings
Sorority House	41	East Lansing	Next Generation Investment Properties	Student Housing, 41 Beds
Prestwick Village Phase II	50	Holt	Hovey Companies	Phase II, 2 Story, Affordable Housing
Esker Square Apartments	60	Holt	The Gillespie Company	3 Story, Mixed Use, Market Rate
Oak Grove Apartments	52	Jackson	Herman & Kittle Properties	Affordable Housing
Albert Kahn Housing	73	Jackson	General Capital Group	Affordable Housing
Vista at the Heights	500	Lansing	DTN Management	Phase II, 5 Story, Market Rate
The Abigail Senior Apartments	60	Lansing	TWG Development	Affordable Housing , Assisted Living
Porter Senior Living	98	Lansing	California Commercial Investment Group	Market Rate, Senior Living
Elevation at Okemos Pointe Phase III	50	Okemos	TA Forsberg, Inc.	Market Rate, Mixed Use, 25,000+ S.F. Commercial Space, Approved
1730 Chief Okemos Circle	15	Okemos	Fedewa Holdings	Market Rate
Maple Street Lofts/154 W Maple	100	Manson	Red Oak Holdings	Market Rate, Mixed Use, Urban Product
<b>Lansing Total</b>	<b>2,133</b>			
<b>Total</b>	<b>5,181</b>			



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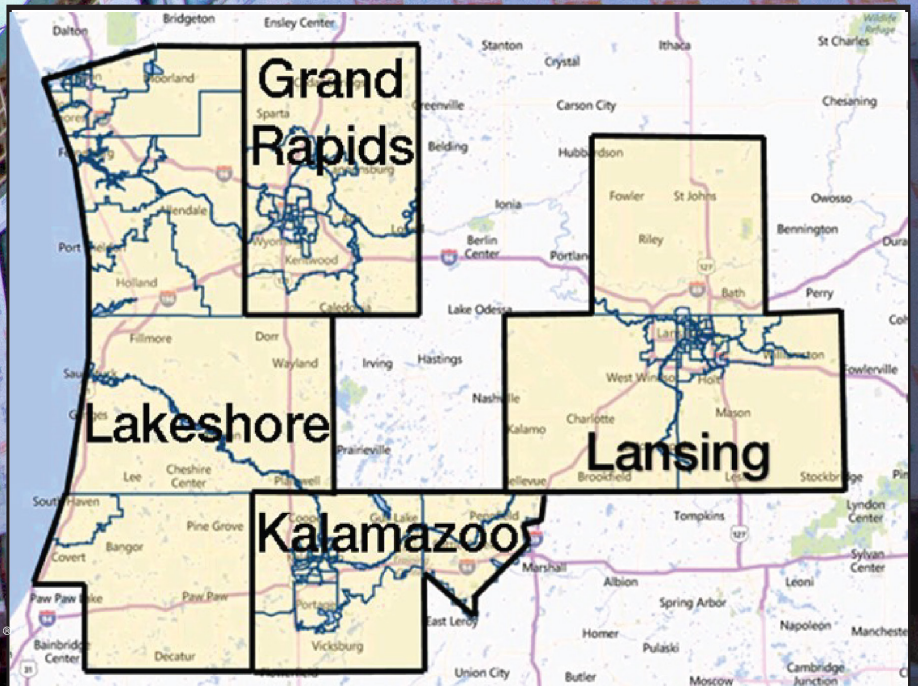


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