

# Contracts & Construction Works

The Pacific Northwest Source  
for Bids and Sub-Bids

Volume 17, Issue 54

July 2, 2024



The leading modular construction company participated in National Volunteer Week with a series of impactful community service projects across 10 of its branches.

## Pacific Mobile Structures Embarks on Community Service Initiative

**CHEHALIS, Wash.**

**PRNewswire -- July 1, 2024**

Pacific Mobile Structures, a leading modular construction company, participated in National Volunteer Week with a series of impactful community service projects across 10 of its branch locations in Texas, California, Washington, Arizona, and

Oregon. From April 22nd to the 26th, Pacific Mobile employees rolled up their sleeves and dedicated their time and energy to making a difference in the communities where they live and work.

National Volunteer Week is an annual celebration of volunteerism and community service, and Pacific

Mobile Structures took the annual event as an opportunity to reinforce its commitment to two of its company values, 'We strive to BE GREAT in everything we do,' and 'We SERVE to positively impact the lives of others.'

"At Pacific Mobile Structures, being a values-based company isn't

just a slogan, it's a way of life woven into every corner of our organization. Every chance we get, we give back. For us, National Volunteer Week isn't confined to just a single week out of the year; it's a perpetual commitment that defines the DNA of our

CONTINUED ON PAGE 2



**Contracts & Construction Works** *Articles and ads inside*

Look for **HOT LINKS** for  
direct online connections!

See **Pages 3-5** inside  
For Bid Advertising



## Pacific Mobile Structures Embarks on Community Service Initiative

CONTINUED FROM PAGE 1

company,” says Garth Haakenson, Pacific Mobile Structures President and CEO.

Pacific Mobile Structures maintains an internal Positive Impact Committee that meets monthly to determine the goals and initiatives to make a positive impact in the communities surrounding their branch locations, including National Volunteer Week initiatives. Additionally, each of their nearly 300 employees have an annual paid volunteer day to dedicate their time to an organization of their choice, and the modular construction company also participates in donation-matching up to \$1,000 per calendar

year to a qualified organization of an employee’s choosing.

“To see the wide range of projects that our employees choose to do and the level of engagement and enthusiasm they each have is amazing. I love seeing the different ways our branches give back to their communities,” says Gretchen Moore, Pacific Mobile Structures Contract Administrator and member of the company’s Positive Impact Committee.

The diverse range of projects tailored to address specific community needs during National Volunteer Week that Pacific Mobile Structures employees participated in include:

- **Freeport, TX:** A beach clean-up

initiative to preserve the natural beauty of the Gulf Coast.

- **Modesto, CA:** Replanting streetscapes in partnership with the Stanislaus County Parks and Recreation Department.

- **Chehalis, WA:** Transforming the Toledo Learning Garden/Community Garden through landscape maintenance and infrastructure improvements and helping a resident in need with property maintenance and cleanup.

- **Seattle, WA:** Supporting miniature equines by constructing shelters and other essential facilities.

- **Boise, ID:** Worked with Harrison’s Hope Hospice to serve a local resident in need, cleaning up their back patio and front porch.

- **Spokane, WA:** Participating in a highway clean-up effort to promote environmental stewardship.

- **Riverside, CA:** Beautification efforts in collaboration with Wildomar Beautification Volunteers and the ELKS.

- **Pasco, WA:** Enhancing the local Boys & Girls Club facility through maintenance and cleaning.

- **Portland, OR:** Providing and installing a ramp system for an elderly couple, along with landscape cleanup.

- **San Marcos, TX:** Worked with Sleep in Heavenly Peace to provide beds to children in need.

Pacific Mobile Structures encourages individuals and organizations to join them in their efforts to make a difference in the communities where they live and work beyond National Volunteer Week.

“To see all the ways that the team got excited and worked together at each branch to have a positive impact in the lives of so many brings great joy and enthusiasm,” adds Sandra Tordoff, Pacific Mobile Structures Sales Consultant and member of the company’s Positive Impact Committee.

Since 1983, Pacific Mobile Structures has provided superior mobile office space to thousands of jobsites. Family-owned for two generations and with multiple locations throughout Washington, Oregon, Idaho, California, Texas, Arizona, and Nevada. Pacific Mobile Structures is known for delivering the highest-quality mobile offices, permanent modular construction, educational facilities, and government services, with a commitment to customer service excellence built on the cornerstones of experience, quality, flexibility, and dedication.



503.806.4348

**CLASSIFIEDS**

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**SUB-BIDS REQUESTED**

**FIRE SPRINKLER & ELECTRICAL  
OJF PCC Housing**

**7705 SE Division Street  
Portland, OR 97206**

**Bids Due: July 16, 2024, at 3:00 pm**

LMC Construction is soliciting Fire Sprinkler and Electrical proposals for the new OJF PCC affordable housing project at the Western edge of the PCC SE Campus. Building to be a four-story residential development with Type VA construction. Project will feature 124 units, community room, classroom, laundry and lounge, and courtyard spaces on the SE PCC Campus.

**Scopes Bidding:** Fire Sprinkler and Electrical

**Project Requirements:**

Project IS subject to Prevailing Wages & Workforce Training.

**Bid Document Link:** <https://bids.lmcconstruction.com/PCC>

**Contact and Proposal Submissions:**

Alex Webb ([Alex.Webb@lmcconstruction.com](mailto:Alex.Webb@lmcconstruction.com))



**19200 SW Teton Avenue  
Tualatin, OR 97062  
P: (503) 646-0521  
F: (503) 646-6823**

LMC Construction is an Equal Opportunity Employer and requests sub-bids from Disadvantaged, Minority, Women, Emerging, and Service-Disabled Veteran businesses.

CCB# 161282



**REQUEST FOR QUALIFICATIONS**

**LEWIS COUNTY**

**CULTURAL RESOURCES SERVICES COUNTY  
SAFETY PROGRAM, FED. AID PROJECT NO. HSIP-  
000S(675) KING MP 12.26 BRIDGE SCOUR, FED.  
AID PROJECT NO. BHOS-2021(071) VAN ORNUM  
CRK AT BUNKER CRK RD, FED. AID PROJECT NO.  
PROTECT-2024(OXX)**

**Qualifications Due 2:00 pm, July 25, 2024**

Lewis County solicits interest from consulting firms with expertise in Cultural Resources Services. This agreement will be for approximately twelve months in duration with the option for Lewis County to extend it for additional time and money if necessary. Consultants will be considered for the following project.

Lewis County reserves the right to amend the terms of this "Request for Qualification" (RFQ) to circulate various addenda, or to withdraw the RFQ at any time, regardless of how much time and effort consultants have spent on their responses.

Lewis County is an equal opportunity and affirmative action employer. Disadvantaged, minority, and women-owned firms are encouraged to submit proposals.

**Project Description**

The work to be performed by the CONSULTANT consists of providing cultural resource surveys for three (3) federally funded projects in Lewis County, Washington. While archaeological monitoring services are not anticipated to be needed for these projects they are included below in the event they are requested by the FHWA and/or potentially affected Tribes. Due to the similarity in project requirements, Lewis County requests one proposal from CONSULTANTS that outlines qualifications that apply to all project sites. The selected CONSULTANT will be expected to enter into a Local Agency A&E Professional Services (Cost Plus Fixed Fee) Consultant Agreement. The Scope of Services to be provided include separate Cultural Resources Services packages for each site with the intent to advertise each project separately:

**Scope of Work**

**A) Cultural Resource Survey** - perform a Cultural Resource Survey based on the APE or API approved by the Department of Archaeology and Historic Preservation (DAHP). Disseminate the field data to produce a Cultural Resources Survey Report that conforms to all the requirements of 36 CFR Part 800.11(d) and (e), adheres to DAHP's Survey and Inventory Standards and USACE 106 Standards. The report shall contain diagrams and plans illustrating the work and results of archaeological investigations, including maps of specific locations of field inspections and sampling showing shovel test locations, transect paths, surface cultural resources, and prominent features.

**B) Project Specific Monitoring Plans** - a monitoring

and discovery plan shall be developed to assist Lewis County in responding to any archaeological materials unearthed during project construction. This plan shall include a brief description of the natural and cultural setting of the project, types of archaeological materials that might be encountered, a description of the role of the archaeological monitor, an assessment of potential discovery of archaeological and/or human remains, and notification protocols and setbacks to be implemented upon the discovery of either.

**C) Construction Monitoring** - conduct archaeological monitoring for project-related ground disturbing activities. Archaeologist shall monitor project-related ground disturbance, record daily progress of the construction and monitoring work, and coordinate with the Public Works Project Manager or inspector regarding the construction schedule. If archaeological materials are encountered, the archaeologist shall implement the protocols and procedures outlined in the monitoring and discovery plan.

**D) Monitoring Reports** - an archaeological monitoring report shall be prepared once construction monitoring is complete. This report shall include a project description, methods, results of archaeological monitoring, and any technical recommendations.

Methodology shall be submitted within 1 week of Contract Execution and cultural resources reports shall be submitted within 6 weeks of Contract Execution. Anticipated maximum total value of contract: \$70,000. Each project has a 0% DBE goal. At the sole option of Lewis County Public Works, the contract amount may be supplemented to future phases (additional PE, RW, CN).

Interested CONSULTANTS shall provide a statement of qualifications, experience, and extent of involvement for the assigned personnel on similar projects. The proposal shall include the project name, description, and contact information for each project. The proposal must be limited to fifteen total single sided sheets/pages of text, graphs, photographs, resumes, etc. for the RFP package. Any additional information (cover letter, cover sheet, additional graphs, photographs, project information, etc.) more than maximum fifteen pages/sheets will not be forwarded to the County's review panel for evaluation.

**Evaluation Criteria**

Submittals will be evaluated and ranked for the following criteria:

- 1.** Staffing expertise consistent with contract needs - 25%
- 2.** Experience with similar projects and familiarity with WSDOT/FHWA Standards - 25%
- 3.** Performance evaluations by Lewis County and other government agencies - 15%
- 4.** Demonstrated ability to meet schedules/commitments by key staff personnel - 15%
- 5.** Overall Proposal evaluation by the Lewis County selection team - 20%

Consultant Proposals will be evaluated by Lewis County's review panel for accuracy, clarity, readability, and concise information along with consultant suggestions/comments for Lewis County's included scope of work, PS&E timeline,

environmental outline, and other potential project complications.

**Interviews**

Following evaluation of the SOQs, the highest-ranking firms will be invited to participate in an interview process. Lewis County Public Works will schedule interviews with the project manager provided in the SOQ. Additional interview information shall be provided at the time of the invitation. The intent of the interviews is to help clarify and verify information provided in the SOQ, and to give the County's selection committee an opportunity to learn more about the consulting firm's available relevant experience and expertise.

**Submittal**

CONSULTANTS desiring consideration shall electronically submit a complete proposal packet for Cultural Resources Services RFQ: County Safety Project, King MP 1.26 Bridge Scour, Fed. Aid Project No. BHOS-2021(071), Van Ornum Crk at Bunker Crk Rd, in OpenGov <https://procurement.opengov.com/signup>. SOQs are limited to fifteen (15) pages, single sided, and must be submitted electronically (in OpenGov) no later than 2:00 PM July 25th, 2024. Any questions regarding this project should be directed to Ann Weckback at 360-740-1440 or [Ann.Weckback@lewiscountywa.gov](mailto:Ann.Weckback@lewiscountywa.gov).

Additional information regarding OpenGov Procurement is available at [www.lewiscountywa.gov](http://www.lewiscountywa.gov).

The following schedule has been established for the submission and evaluation of the SOQs and selection of the Consultant. These are tentative dates only and the County reserves the right to adjust these dates at its sole discretion:

- First advertisement of RFQ: July 3, 2024
- Second advertisement of RFQ: July 10, 2024
- SOQs due: July 25, 2024 (2:00 PM Local Time)
- Short list for interviews: August 1, 2024
- Interviews (Zoom or Teams): August 6, 2024

**Americans with Disabilities Act (ADA) Information**

Lewis County, in accordance with Section 504 of the Rehabilitation Act (Section 504) and the Americans with Disabilities Act (ADA), commits to nondiscrimination on the basis of disability, in all of its programs and activities. This material can be made available in an alternate format by emailing Zelma Hammer at [Zelma.hammer@lewiscountywa.gov](mailto:Zelma.hammer@lewiscountywa.gov) or by calling collect 360-740-1123.

**Title VI Statement**

Lewis County, in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. 2000d to 2000d-4) and the Regulations, hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full and fair opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

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## INVITATION TO BID ITB #24-37

**City of Vancouver, Washington**  
**WATER TOWER 5 INTERNAL & WATER TOWER 6 EXTERNAL**  
**COATING REPLACEMENTS**

**Bids Due 11:00 am, July 23, 2024**

Notice is hereby given that the City of Vancouver, Washington, will receive sealed bids up to the hour of **11:00 a.m., Pacific Local Time, July 23, 2024** and will publicly open and read aloud at that time on the same day in the Vancouver City Hall, 415 W 6th St, Vancouver, Washington, for the following:

**This Contract provides for the improvements of two existing, elevated, drinking water storage tanks with coating systems to protect the structure. The improvements include an interior coating blast and recoat (Water Tower 5), an exterior coating blast and recoating for the Water Tower 6 upper bowl and WT-5 accessory modifications and other work, all in accordance with the attached Plan Set, these Contract Provisions, and the Standard Specifications, hereinafter referred to as "Work."**

**The Contract Work shall be Physically Complete within 150 Working Days from the Notice to Proceed. An optional pre-bid meeting is to be held at 11:00am local time on July 9, 2024, at 5409 Idaho Street, Vancouver, WA 98661. City staff will unlock the gate prior to the meeting. Interested prime contractors are encouraged to attend. At this meeting questions concerning the Contract Documents and the proposed work will be discussed.**

The City of Vancouver in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252,42 U.S.C. 2000d to 2000d-4) and the Regulations, hereby notifies all bidders that will affirmatively ensure that any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full and fair opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

The City of Vancouver is committed to providing equal opportunities to State of Washington certified Minority, Disadvantaged and Women's Business Enterprises in contracting activities. (Section 4 of Chapter 56, Laws of 1975, 1st Ex. Sess., State of Washington).

Bidding documents may be obtained from the City of Vancouver Procurement Services website at: [cityofvancouver.bonfirehub.com](http://cityofvancouver.bonfirehub.com). These are available for viewing, downloading and printing on your own equipment, free of charge



## REQUEST FOR PROPOSALS

**CITY OF KING CITY**  
**PROFESSIONAL FINANCIAL STATEMENTS**  
**AND ACCOUNTING SERVICES**

**Proposals Due by 2:00 p.m. Pacific Time,**  
**Wednesday, July 31, 2024**

Notice is hereby given that the City of King City ("City") is requesting proposals from qualified, certified public accounting firms, duly authorized to practice as such by the State of Oregon, to provide Financial Statements and Accounting Services for the City of King City, which will be comprised of the monthly and fiscal year Statement of Assets, Liabilities and Equity - Modified Accrual Basis and the related Statement of Revenues and Expenditures, Modified Accrual Basis of the City as of the appropriate months and confirm the accuracy or completeness of the information provided to the firm. The City uses Caselle for the general ledger, Xpress Bill Pay for Cash receipting, and ADP for payroll. The firm will need to be familiar with all the systems.

The City's Comprehensive Financial Statements and Accounting Services will be for one (1) year, starting with the fiscal year 2024-2025, with an option to extend the Contract for two (2) additional one (1) year terms.

The City's expectation of any respondent the City contracts with is that the respondent's values align with the City's values of highly ethical conduct, fiscal responsibility, and responsiveness to the City's residents, customers, and stakeholders.

The scope of work for Professional Financial Statements and Accounting Services will include:

- Expert in accounting and financial reporting, providing advice and recommendations to Management with effective verbal and written communication skills.
- Perform and supervise a wide variety of accounting and financial analyses, including trial balance analysis.
- Assist with financial projects or tasks requested by the City Manager, including System Development Charge requirements and Master Fee schedule review.
- Coordinate and manage the City's monthly and annual financial closing processes.
- Support the preparation of the City's financial reports.
- Assist with the interpretation and implementation of new accounting standards and other relevant regulatory requirements, including communication to Management and City Council.
- Prepare portions of annual financial statements and related notes and disclosures; interpret and apply laws, rules, regulations, and fiscal policies and procedures.
- Provide support for the preparation of financial statements and budget development through reconciliation of various balance sheet accounts, AP clearing accounts, accounts payable, and other general ledger accounts if needed.
- Examine financial records to ensure accuracy.
- Perform monthly general ledger closing coordination, including deferral and accrual activities.

- Prepare entries to maintain the fixed asset ledger and accounting summaries and analysis reports for capital projects.

- Perform special projects as assigned by the City Manager. This would include but not limited to Conduct financial planning and analysis for projects and staffing, Support and work with City Auditors if needed,

**Attend the following meetings:**

- Monthly progress report meetings with key firm personnel and City financial management staff, if needed.
- City Council meetings, If needed.
- Provide general financial technical assistance throughout the fiscal year, including answering accounting, reporting, and internal control questions.
- Perform procedures involving required supplementary information as mandated by Statements on Standards for Accounting and Review Services (SSARs), Governmental Accounting Standards Board (GASB), Generally Accepted Auditing Standards (GAAS), American Institute of Certified Public Accountants (AICPA), Government Auditing Standards (GAS), Government Accountability Office (GAO) if applicable, and requirements described in the U.S. Office of Management and Budget (OMB) Circular A-133, Compliance Supplement.
- Provide support for the preparation of financial statements and budget development through reconciliation of various balance sheet accounts, AP clearing accounts, accounts payable, and other general ledger accounts if needed.
- Coordinate work related to independent audit preparation and discuss the application of appropriate accounting principles if needed.

The Request for Proposals can be downloaded from the City of King City website at [https://www.ci.king-city.or.us/bid\\_posting/index.php](https://www.ci.king-city.or.us/bid_posting/index.php). It is imperative that those who download the solicitation documents check the website regularly for addenda, clarifications, and other notifications that may be pertinent. In addition, all respondents known by the City of King City to have received a complete set of the Proposal Documents will receive notification when additional items are posted. Please email [rsmith@ci.king-city.or.us](mailto:rsmith@ci.king-city.or.us) to be added to the Interested Respondent's list or for additional information regarding this RFP or future RFP.

Proposals shall be submitted either in a sealed envelope or by email, plainly identifying the RFP and respondent's name and address. Proposals shall be delivered to the City of King City, City Hall, Attn: Mike Weston, City Manager, 15300 S.W. 116th Avenue, King City, Oregon 97224 or emailed to [mweston@ci.king-city.or.us](mailto:mweston@ci.king-city.or.us); cc: [rsmith@ci.king-city.or.us](mailto:rsmith@ci.king-city.or.us).

Proposals will be received until 2:00 p.m. on July 31, 2024 Pacific Time, for the purpose of selecting a respondent to provide Financial Statements and Accounting Services to the City. Proposals received after the deadline will not be considered and will be returned unopened to the respondent(s).

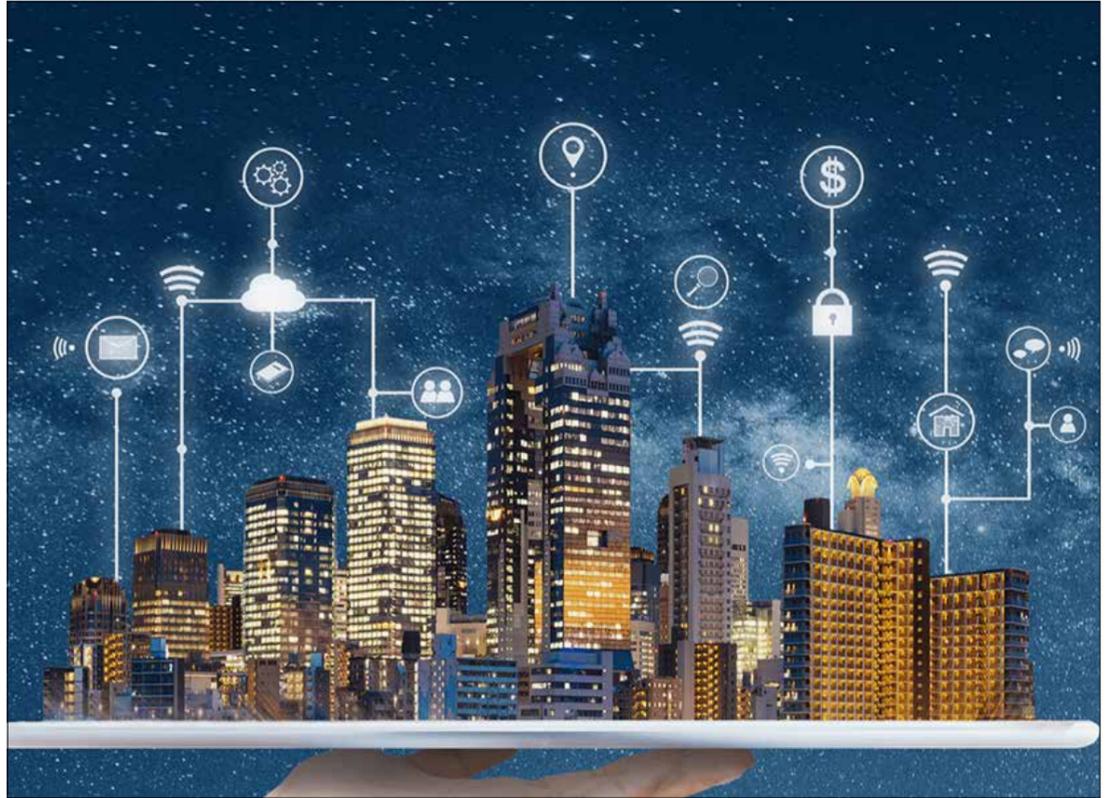
The City may reject any proposal not in compliance with all prescribed solicitation procedures and requirements and other applicable law and may reject any or all proposals in whole or in part when the cancellation or rejection is in the best interest of the City, and at no cost to the City.

DATED THIS 30th DAY OF JUNE, 2024.





# Viewpoint and Integrated Projects explore future of real estate



*Viewpoint, the acclaimed documentary series hosted by actor Dennis Quaid, is announcing a unique partnership with Integrated Projects, a built intelligence company, to develop a new episode delving into “The Future of Real Estate.”*

**MIAMI, Nov. 2, 2023**  
**PRNewswire**

Scheduled for filming later in 2023, this segment highlights how emerging 3D scanning and 3D modeling technology are powering the next evolutionary leap in the real estate industry, by helping building owners to bring their buildings online with unprecedented accuracy and scale.

“Earth’s 1.6 billion buildings are at the heart of some of our greatest societal challenges,” says Jose Cruz Jr, Founder and CEO of Integrated Projects. New CO2 emissions regulations, growing global demand for housing and less traditional offices, and the increased cost of materials and labor have created a perfect storm for landlords. Cruz and his team believe the solution can be found in digitally sharing building data across real estate teams. “Being able to answer ‘what, exactly is in my building?’ empowers building owners to proactively solve how to improve and adapt their physical structures—at scale.”

The upcoming episode will offer an in-depth exploration of how IPX is at the forefront of this digital revolution, enabling building owners, contractors and design teams to share accurate depictions of a building’s architectural, mechanical, and furniture systems.

Viewers can expect to gain valuable insights into:  
The Digital Transformation of Real Estate: The episode will provide an overview of the sweeping changes underway in the real estate industry, from smart buildings to data-driven decision-making.

The Future of Building Information Management: Viewers will get a glimpse into developments in

building information management and how they can benefit developers, property managers, and investors alike.

Expert Interviews: Renowned experts, thought leaders, and professionals from the real estate and technology sectors will share their perspectives on how digitization is driving innovation and reshaping the industry’s future.

Viewpoint’s production team is actively preparing for the filming of this episode, which promises to be a thought-provoking and insightful exploration of the real estate industry’s digital revolution. Audiences can anticipate a program that not only informs but also inspires as it highlights the innovative strides being made in the field.

Stay tuned for more updates on this exciting collaboration between Viewpoint and Integrated Projects as we continue our journey toward the future of real estate.

Viewpoint is a documentary series hosted by Dennis Quaid that explores a wide range of topics, from science and technology to culture and innovation. Each episode delves into captivating subjects with the aim of enlightening and inspiring viewers.

About Integrated Projects: Integrated Projects is a built intelligence company focused on the digital transformation of the built environment. Its core building digitization platform, IPX, helps owners, designers, and laser scanning professionals view, share, quantify, and connect their building plans and data with the world. For more information visit: <http://www.integrated-projects.com>



**LEGAL ADVERTISEMENT**

**Shared Procurement Portal Partners**

The Cities of Bellevue, Issaquah, Redmond and Woodinville along with King County Library System, Pacific Hospital PDA and Sammamish Plateau Water are requesting that businesses submit an application to their new procurement vendor roster system, Public Purchase. Public Purchase is free for vendor subscription. The free subscription includes access to agency solicitations, email notification from registered agencies and online solicitation submittal. You must register with each agency in order to receive notifications of upcoming solicitation opportunities.

Businesses interested in submitting an application to be notified of upcoming bid and RFP opportunities may apply at any time by going to [www.publicpurchase.com](http://www.publicpurchase.com) and selecting “Go to Register” for the free application. Businesses must sign up in the new Public Purchase system to continue to receive solicitation notifications from these agencies. After receiving notification that you are registered with Public Purchase you must log in and sign up with the agencies.

For architectural and engineering firms, the registration process will require uploading a Statement of Qualifications. Firms requiring a SOQ can find out more information by visiting [www.sharedprocurementportal.com](http://www.sharedprocurementportal.com).

The Public Purchase roster includes businesses representative of Small Works (RCW 39.04.155), Professional Services/Architecture & Engineering (RCW 39.80.030), General Services, Legal Services, Information Technology and Supply Vendors.

Some or all of the agencies participating in the Shared Procurement Portal may use the roster to select businesses for public agency contracts. In accordance with Title VI of the Civil Rights Act of 1964, 78 Stat. 252, 42 USC 2000d to 2000d-4 and Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Nondiscrimination in Federally-Assisted Programs of the Department of Transportation issued pursuant to such Act, hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises as defined at 49 CFR Part 26 will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against in the grounds of race, color, national origin, or sex in consideration for an award.

In addition, the selected contractor, with regard to the work performed during the contract, shall affirmatively support non-discrimination practices, including in the selection and retention of subcontractors and in the procurement of material and equipment.

Any person who believes they have been aggrieved by an unlawful discriminatory practice under Title VI has a right to file a formal complaint. For more information contact the specific agency.



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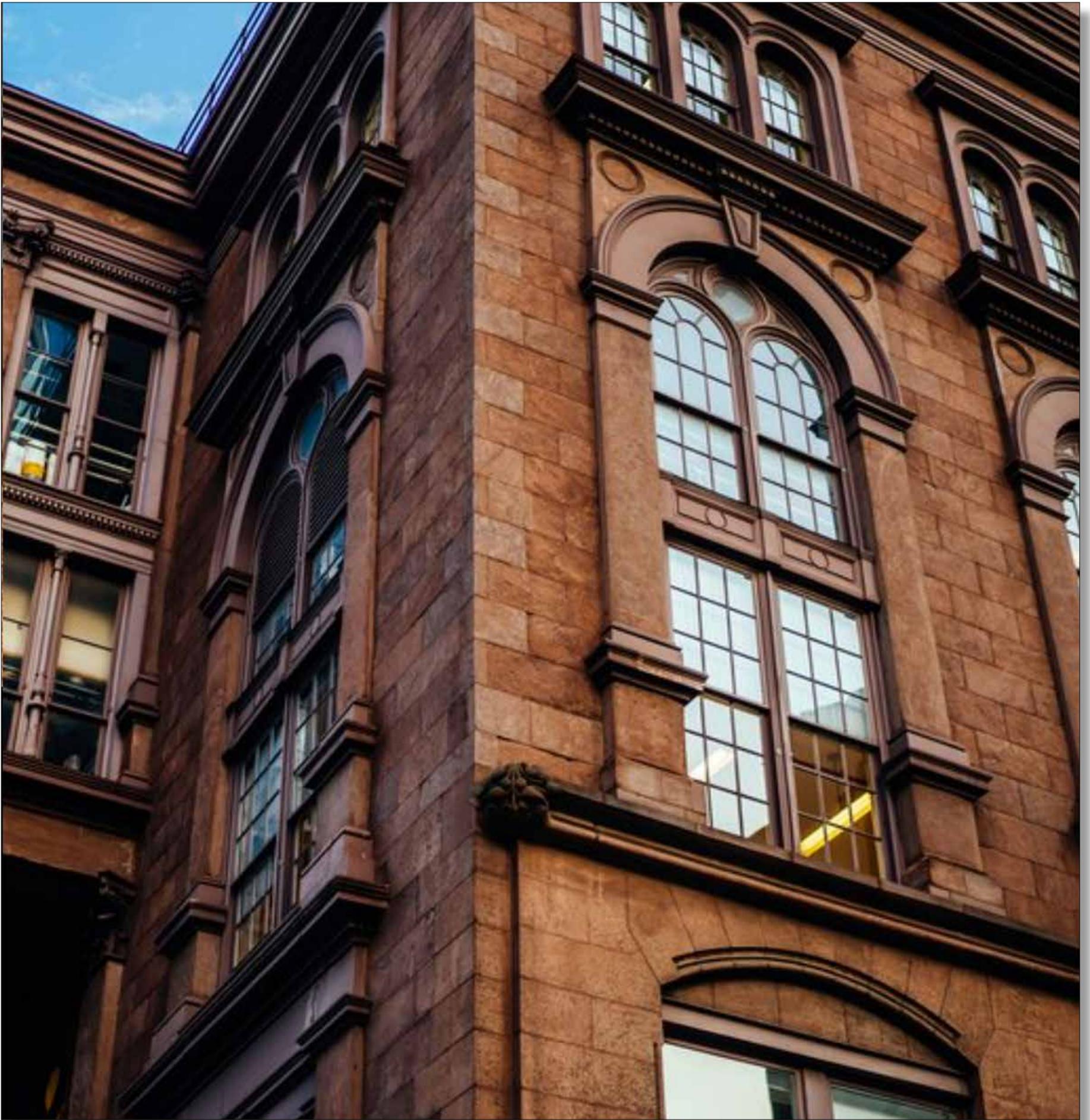
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## Churchill Stateside Group Closes Two New Construction Loans Totaling \$37.1M

CONTINUED FROM PAGE 6

financing along with 4% Low Income Housing Tax Credits (LIHTC).

These 278 units will be home to many families. All units will be offered at an affordable rate of 60% of the area median income, providing a range of rent options. The communities will consist of 34 one bedroom, 154 two bedroom, and 90 three bedroom apartments.

Dan Duda, Senior Vice President and National Director of Originations and Acquisitions for CSG, said, "We are thrilled to provide these construction loans in support of the growth of Starway I and II communities. These

projects represent a substantial step forward in expanding affordable housing opportunities in Wilmington, North Carolina. Our gratitude goes to the dedicated development team for their collaboration with Churchill Stateside Group."

Keith Gloeckl, Chief Executive Officer of CSG, added, "Churchill Stateside Group is extremely pleased to provide construction lending to these two projects. We pride ourselves in providing excellent construction loan administration services with the timely processing of draw requests as our experienced team understands how critical the flow of construction funding is."

For more information about how Churchill Stateside Group can support your financial objectives, please contact Dan Duda, SVP, National Director of Originations & Acquisitions at (727) 415-9556 or via email at [Dduda@CSGfirst.com](mailto:Dduda@CSGfirst.com). For more information about CSG's multifamily finance programs and services nationwide, please contact our production team via email at [Production@CSGfirst.com](mailto:Production@CSGfirst.com).

Churchill Stateside Group and its wholly owned affiliates (CSG) serve the affordable housing and commercial renewable energy industries. CSG sponsors tax credit equity investment funds for institutional investors and

provides a variety of construction, permanent, and bond financing solutions. With over \$6 Billion of assets under management, CSG has long-standing and successful investment relationships with numerous corporate investors. The company's investor and developer clients benefit from our experienced staff, prominent and proactive senior leadership, and attractive debt and equity platforms. The company, through its subsidiary Churchill Mortgage Investment LLC (CMI), is an approved USDA Rural Development and HUD/FHA MAP and LEAN lender and Ginnie Mae Issuer, seller and servicer.



Churchill Stateside Group is Pleased to Announce The Closing of Starway Village I and Starway Village II, Set to Provide 278 Affordable Housing Units, Totaling \$37.1 Million in Loans through Churchill Stateside Group, in Wilmington, North Carolina.

## Churchill Stateside Group Closes Two New Construction Loans Totaling \$37.1M

**CLEARWATER, Fla.,**

**Feb. 29, 2024**

**PRNewswire-PRWeb**

Churchill Stateside Group, LLC (CSG), a real estate and renewable energy financial services company, is pleased to announce the closing of two new construction loans on two communities set to deliver a total of 278 affordable housing units to Wilmington, North Carolina. Churchill Mortgage Construction (CMC) LLC, an affiliate of CSG, is sourcing a \$23.5M construction loan for Starway Village I which will provide 176 units in addition to a \$13.6M construction loan for Starway Village II which will provide 102 units. These tax-exempt construction loans are provided by CMC with subordinate

CONTINUED ON PAGE 7

 The complex block features the Churchill Stateside Group logo in the top left corner, which includes a lighthouse icon and the company name. Below the logo is a rendering of a large, multi-story residential building with a mix of blue, grey, and white siding. At the bottom of the rendering is a blue banner with white text.
 

**CSG Closes \$37.1M Construction Loan For Starway Village I & II Bringing 278 New Affordable Housing Units To Wilmington, North Carolina**

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