



Western Drive

MARKET RATE / CO-HOUSING

The Western Drive Co-housing Project is an “intentional community” consisting of 10 single family and 6 semi-detached cohousing units, a Common House and shared open space. Each unit is located on a small fee simple lot with a wrap around porch, or “outdoor room”, that overlooks the network of footpaths and open space linking the community. Parking is held to the edge of the site to maximize shared open area and encourage pedestrian circulation. The Common House, with broad front porch facing on the primary open space, provides kitchen and dining facilities for shared meals, a sitting room, guest room, laundry and a basement workshop.

Development of the project was initiated and guided by the residents. Inspired by their vision of a more cooperative, supportive living situation, the core group acquired a 5 acre site a mile south of the University of California at Santa Cruz, hired a development consultant and selected Pyatok Associates from among a number of Architects considered. The residents were intimately involved in the project design, from site planning stage through selection of colors and finishes. The houses include expandable attics and other options that allowed each household to meet their needs within the standardized design and overall budget. The mix of single family homes and semi-detached units also made it possible for households with a broad range of incomes to participate in the making of this new community.



PROJECT DATA

Owner/Client:	CoHousing Families
Project Location:	Santa Cruz, CA
Project Type:	Single-family Cluster Housing
Number of Units & Type:	16 CoHousing Units/ Green Farm Inc., for Sale
On-Site Amenities:	Common House
Date of Completion:	1998
Site Area/ Density:	3.5 Acres/4.6 D.U.A
Total Project Area:	37,000 s.f.
Parking Ratio:	2 Spaces/Dwelling Unit
Approx. Construction Cost:	\$3,600,000

