

# CDC Breathes New Life Into Old Salt Lake City Neighborhood

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The Community Development Corporation of Utah (CDC) strives diligently to do more than just be a provider of quality affordable housing. A primary objective in the CDC mission statement is to take an active part in revitalizing neighborhoods in order to help make our communities stronger. One might say that CDC takes the principle of “leaving things better than you found them” to heart. A prime example is the renovation of two houses on Foulger Street located in the heart of Salt Lake City.



Foulger Street, approximately 1200 South and 25 East, is typical of many older neighborhood streets where the homes are somewhat dilapidated from years of neglect. When two homes on the street were available, CDC purchased one with funds from UBS Bank and the other with financing through Morgan Stanley, banking on the idea that these houses would provide an excellent opportunity for neighborhood revitalization and preservation of affordable homeownership opportunities.

With that in mind, the CDC staff began assessing the work that needed to be done and the renovation process was under way. As always, CDC works side-by-side with efficient and knowledgeable contractors to ensure high quality craftsmanship. In this case the contractors were Charles DeNunzio and Roy Irving, whose outstanding work included structural repair, new roofing, kitchen upgrades (including new cabinets), bathroom remodeling, new plumbing and electrical, new windows, and new vinyl flooring and carpet. Additionally, debris that had been cluttering the two properties for years was removed and the yards were landscaped, vastly improving the appeal of the homes.



CDC construction manager Jeff Hayden recalls overseeing the remodeling of the two Foulger Street homes and states that there was a noticeable difference in the street's appearance from the time renovations were started until they were nearly completed.

“As we repaired the homes it seemed to give some of the other homeowners the confidence to fix up their own homes. Owners of two other houses began making major improvements to their homes and then smaller upgrades were done on other homes until the overall appearance of the street began to improve. Now the street is slowly cleaning up and that part of the neighborhood is becoming more inviting to homeowners. I guess we started a trend.”



Of the two houses CDC remodeled on Foulger Street, one has sold and the other will sell in August. Carol LaFreniere, CDC home sales coordinator, has seen a lot of interest in the second home and says that it will sell fast.



CDC endeavors to maintain their commitment of providing good homes in improved neighborhoods and is currently working on similar projects in Magna and other areas throughout the state. Reaching the point where a house is ready for sale takes a united effort from many people. CDC is aware of this and would like to thank all of their valued partners for their continual support of our shared goal of strengthening our surrounding communities.