



Ithaca City Apartments Renovation Notice

General News and Information

Hello from the INHS Construction Team!

Construction will begin in January 2018 at Towerview Apartments on Floral Ave and will continue at that location through February and possibly into March. After Towerview, we expect to begin construction at 356 Floral Ave in March 2018. All residents at Towerview and 356 Floral Ave should contact Ann DiPetta, the relocation specialist by the end of November 2017 to create a moving plan and to get a moving kit. Tenants will need to move most of their belongings out of the apartment before construction begins. Belongings will be stored at an off-site storage facility during construction and then moved back in once work is complete. INHS can provide movers if needed. Most residents will be able to return to their units at night but must be out during the day.

Our tentative construction schedule is on the back of this newsletter. We will be scheduling community meetings every couple of months to provide more information to tenants who are next in line for construction. Below are details on our next two community meetings.

UPCOMING COMMUNITY MEETINGS for 402 W. Seneca, 402 Center St. and Cascadilla Green:

402 W. Seneca and 402 Center St.	DATE: Tuesday, January 16 TIME: 6:00 PM PLACE: Henry St. John building, Suite 103
Cascadilla Green	DATE: Wednesday, March 14 TIME: 6:00 PM PLACE: 210 Hancock, community Room

There is a lot of work to be completed in a very short year. The construction team works very hard to pre-plan and coordinate the work to be completed as quickly as possible with the least amount of disruption. Work will continue throughout the winter months. We apologize for any inconveniences in advance.

Please read the backside of this newsletter for more details on the work to be completed. In addition to these newsletters, you can also find updates on our website: <https://ithacanhs.org/ica/>

If you have **QUESTIONS** about renovations please contact your property management representatives:

- Ann DiPetta, Relocation Specialist, 607-342-0637, ICA@ithacanhs.org
- Kim Fezza, Property Manager, 607-277-4500, kfezza@ithacanhs.org

See reverse for more information!

UPCOMING WORK and Important Details

Movers

We have two moving companies helping us with this project. **If you will need help from movers, please contact Ann DiPetta as soon as possible** to let her know. You may use the help of our movers at no cost to you. If you wish to use our movers, we will give them your contact information so you can talk to them directly about your moving needs.

Community Meetings

We will be holding community meetings every couple of months to provide more information to those who are next in line for construction. **Please see the front of this newsletter** for the times and dates of upcoming community meetings.

Packing Tips

- Always put heavy items on the bottom, lighter items on the top.
- Do not pack books in large boxes, always use small boxes for books – they are too heavy and your box may break!
- Start collecting newspapers now to wrap your fragile items in. You can pick up Ithaca Times or Pennysavers around town.
- Use kitchen or bathroom towels to wrap fragile items in.
- Use pillow cases to pack sheets, blankets, towels or clothing in.

Upcoming Construction Schedule

Below is the tentative construction schedule.
PLEASE NOTE: these dates may change slightly!

- Towerview/380-390 Floral: JAN-MAR 2018
- 356 Floral Ave: MAR-APR 2018
- 402 W. Seneca St.: MAR-JUN 2018
- 402 W. Center St.: APR-JUL 2018
- Cascadilla Green: MAY-AUG 2018
- 110 Esty: JUL-SEPT 2018
- 112 Esty: AUG-SEPT 2018
- 107 Fourth St.: AUG-SEPT 2018
- 113 Fourth St.: AUG-SEPT 2018
- 105 Fourth St.: SEPT-OCT 2018
- 417 Cascadilla: SEPT-OCT 2018
- 418-420 Cascadilla: SEPT-OCT 2018
- 216 Cascadilla: SEPT-OCT 2018
- 108 N. Corn: OCT-NOV 2018
- 602 W. Green: OCT-NOV 2018
- 316 Corn: OCT-NOV 2018

Day Lodges

There will be two “day lodges” for tenants to use during the day while construction is being done on apartments – one at Towerview Apartments and one at the Henry St John Building (located next to INHS office). Later in the project, there will be a day lodge on the North side of town. Day lodges will be equipped with couches, table and chairs, a television, cable and wifi. INHS will also provide light snacks at the day lodges. The day lodge at the Henry St. John building will allow companion animals and will be open throughout 2018. The other day lodges will NOT allow companion animals so those with allergies can avoid complications.

Companion or Service Animals

If you have a companion or service animal you must let INHS know as soon as possible. Only the day lodge at Henry St. John building will allow companion or service animals so tenants with allergies can avoid complications.

If you need to bring your animal to the day lodge at Henry St. John, **it must be caged while in the lodge** to avoid contact with other animals.

Rental Insurance

It is STRONGLY suggested that you purchase rental insurance, not only for purposes during the construction period but throughout the course of your tenancy. If you do not have renters insurance at this time and need help with ideas, please let us know and we'll send you our rental insurance info sheet.

Moving Kit

We have moving kits for everyone. Kits include small, medium and large boxes, packing tape, packing foam, plastic bags and a marker for labeling boxes. Please schedule pick up or delivery of your moving kit with Ann DiPetta.

Thank you for your patience!