



Fox Courts



Project Summary

Fox Courts is an affordable housing development comprised of 80 rental units that serve the needs of low-income individuals and families with special needs. The project also includes a childcare facility, two landscaped courtyards with a children's play area, a computer learning center, a multipurpose community room and a yoga lounge. Fox Courts joins a vibrant new community of market rate apartments and condos, neighborhood-serving retail establishments, a park and the recently-restored historic Fox Theatre in downtown Oakland's Uptown District. Not only is the project green but Fox Courts complements this burgeoning arts district by including public art installations as murals, handmade exterior tiles and tile mosaic installations by prominent Oakland artists.

Green Building Features

Resource Conservation

- Recycled content carpet and linoleum flooring
- Construction and demolition waste recycled

Water Conservation

- Drought tolerant landscaping and self-regulating planters
- Bio-swale planters for on-site storm water management

Residential New Construction

550 18th St./555 19th St.
Oakland, CA

**GreenPoint Rated -
Multifamily New
Home**

**Recognition
per City Council
Resolution 82702**

Fox Courts

Energy Saving

- 99kw photovoltaic electrical system providing power to common areas
- Radiant hydronic heating system with high efficiency boilers
- Floor plans that maximize natural light and cross ventilation
- Energy Star refrigerators, dishwashers and light fixtures

Indoor Air Quality

- Improved indoor air quality measures: Low- or no-VOC paints and adhesives; formaldehyde-free cabinet boxes and building insulation

Environmental Savings At A Glance

- Overall energy performance exceeding the California Building Standards Code (Title 24) by more than 15%
- 25% recycled content carpet and linoleum
- 88% of construction and demolition waste recycled

Project Team

Developer:

Resources for Community Development
Deni Adaniya
2730 Telegraph Avenue
Berkeley, CA 94705

Architect:

Curtis Caton AIA, Principal
Pyatok Architects
1611 Telegraph Ave., Suite 200
Oakland, CA 94612

General Contractor:

JH Fitzmaurice Inc.
2857 Hannah Street
Emeryville, CA 94608-4096

Property Management:

The John Stewart Company
1388 Sutter Street, 11th Floor
San Francisco, California 94109

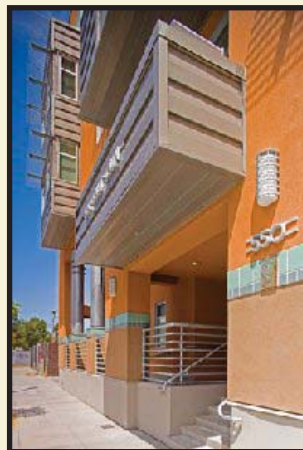
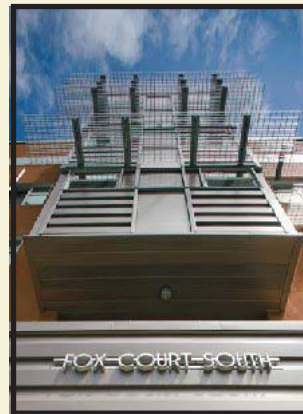
Artists:

Eduardo Pineda and Joaquin Newman with
collaboration of students from the adjacent
Oakland School for the Arts

K. Ruby

Tamara Ribas

Photos: provided by Pyatok Architects



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Learn More! www.oaklandgreenbuilding.com