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Senior housing project will fill important 'void' in Hesperia

HESPERIA — Representatives of the Eagle Real Estate Group told a group of civic and community leaders that its Villas senior housing development is an important and defining project to the area.

During the groundbreaking ceremony for “the Villas” 55-plus community on Wednesday, Eagle Group CEO Randy Friend told the audience the 96-unit gated community being constructed in Hesperia is a result of the City Council reaching out to the Newport Beach-based company.

"We've never worked with a city so dedicated to pre-development," said Friend, who praised the city for conducting weekly meetings as the project moved through the planning process.

City Economic Development Management Analyst Lisa LaMere told the Daily Press that the "timing of the project" on Avenal Street, just east of Mariposa Road, comes at a perfect time and fills an important "void."

"The demographics of the region indicate that nearly 20 percent of the population is 55 years and older," said LaMere, just before the groundbreaking ceremony. "Our seniors community is growing and they need a place to live that is safe and well planned."

LaMere said the Villas project, on just under 10 acres, will incorporate a Spanish mission-style design and will include four two-story buildings. Each building will consist of 24 units each, with 629-square-foot one-bedroom and 875-square-foot two-bedroom apartments.

Holding a large commemorative shovel presented to the city by the Eagle Group, Mayor Bill Holland told the audience the project comes to Hesperia as a result of the hard-working efforts of city staff and the Eagle team.

The price tag of the Villas comes in just under \$13 million, with the Eagle Group considering the development of Phase II of the senior project, which will also consist of 96 units, according to city staff report.

Councilman Russ Blewett told the Daily Press the community is designed for low and moderate income seniors. He also remarked that "the amount of subsidies per unit" is the lowest of any government assisted project" in the city.

"The Villas in Hesperia is patterned after the three-story Villas community in Colton," LaMere said. "Some of the Council members and staff toured the Colton community as they worked in bringing the our project to Hesperia."

LaMere said once completed, the community will include a lap pool, clubhouse, dog park, computer center, fitness center, lap pool and Jacuzzi, individual washers and dryers, patio balconies, ceiling fans, refrigerators, security cameras, and elevators.

The Villas will be located across the street from an existing neighborhood of about 70 single-family homes and west of Datura Park, which consists of eight lighted baseball and softball fields.

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