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Delphi Construction completes 40-units of affordable housing at Little Pond Place in Falmouth, Mass.

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Delphi vice president, Corey Heaslip stands in from the completed Little Pond Place.

Falmouth, MA Multi-market construction management firm, Delphi Construction has completed construction of a new affordable housing development. With four buildings spread across four acres, Little Pond Place brings 44,000 s/f of affordable housing in one, two and three bedroom configurations to underserved families on Cape Cod.

The development comes as the result of a partnership between non-profit, Falmouth Housing Corporation and Affirmative Investments of Boston. The former's goal is to research and advocate

for the production, maintenance, support, construction, rehabilitation, financing, and improvement of affordable housing and housing programs in Falmouth. The latter is a mission-based finance and development firm that stimulates economic development, expands housing opportunities, and delivers critical services in low-income communities in partnership with community-based organizations.

Architectural Design was provided by Davis Square Architects.

Delphi Construction vice president, Corey Heaslip oversaw the construction and expressed his company's appreciation for the spirit of teamwork that kept the project on track despite the advent of Covid-19.

"Certainly none of us expected to encounter the challenges of a global pandemic at the start of this project. It is a testament not only to the commitment of the Delphi team, but also to the strength of the relationship among the stakeholders on the project including Falmouth Housing, Affirmative Investments and Davis Square Architects, each of whom we have had the pleasure of partnering with on past projects. It was truly inspiring to see everyone rise to the occasion and do all that was necessary to be ready to welcome families home on move-in day." Heaslip said.

The development is centrally located within walking distance of downtown Falmouth and provides easy access to local amenities including two nearby elementary schools and a middle school. The site was most recently occupied by a concrete block company. Delphi performed significant site

work in preparation for construction, including the import of more than 10,000 yards of clean fill required to elevate the property by 8 feet, raising the grade above flood plain.

Construction of the \$10.3m project began in May of 2019 and was completed on time and on budget in August.

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