

## Mirasol Village



**Mirasol Village is the master planned redevelopment of the former Twin Rivers public housing project located in Sacramento, CA, and originally built in the 1940s. Mirasol Village transforms the underinvested, distressed, and isolated Twin Rivers site into a safe, accessible, and affordable neighborhood in Sacramento's River District, without displacing the original residents.**

The vibrant, 22-acre mixed-income residential complex features 489 new affordable, workforce, and market rate units, including one-for-one replacement of the previously existing 218 public housing units, plus a new 1.6-acre public park and community garden. The new investment will also include new streets, sidewalks, and bike lanes, an early childhood education center, and a new Dos Rios Light Rail Station.

Klein Hornig has been working with client McCormack Baron Salazar (MBS) and the Housing Authority of the County of Sacramento (HACOS), through Sacramento Housing and Redevelopment Agency (SHRA), since 2015 on this comprehensive redevelopment. MBS and SHRA secured a \$30 Million Choice Neighborhoods Initiative (CNI) award for this site in 2015.

They proceeded to leverage those funds with myriad other sources – including low income housing tax credits, tax-exempt bonds, Freddie Mac loans, private loans, state funds from HCD, CalHFA, and DDS, as well as HOME, ARPA and other housing authority funds – to achieve closings of four separate residential phases over the following years. The final construction closing occurred in 2023.

By providing a mix of affordable and market rate housing, Mirasol Village aims to attract families of all income levels into the area to enjoy these new amenities. All original tenants were relocated during the redevelopment process, and many have come back to live in Mirasol Village. The formerly isolated site is now integrated into the revitalizing River District, thanks to the work of MBS, SHRA, and their city, county, state and federal partners, together with the residents and community members.

## Related Team





Emily J. Blumberg  
Partner  
[ebloomberg@kleinhornig.com](mailto:ebloomberg@kleinhornig.com)  
202.926.3409



Kathryn Galbraith Day  
Partner  
[kday@kleinhornig.com](mailto:kday@kleinhornig.com)  
617.224.0627



Rebecca Ritvo Melaas  
Partner  
[rmelaas@kleinhornig.com](mailto:rmelaas@kleinhornig.com)  
617.224.0635



Daniel M. Rosen  
Partner  
[drosen@kleinhornig.com](mailto:drosen@kleinhornig.com)  
617.224.0607



Jed H. D'Abravanel  
Partner  
[jdabravanel@kleinhornig.com](mailto:jdabravanel@kleinhornig.com)  
202.926.3163



Bethany Kozlosky  
Paralegal  
[bkozlosky@kleinhornig.com](mailto:bkozlosky@kleinhornig.com)  
617.224.0634



Carole S. Marino  
Legal Assistant  
[cmarino@kleinhornig.com](mailto:cmarino@kleinhornig.com)  
617.224.0632

## Related Services

- [HUD](#)
- [Public Housing Redevelopment and Rental Assistance Demonstration](#)
- [Preservation and Section 8 Project-Based Rental Assistance](#)
- [Housing For Seniors and People with Special Needs](#)

## Other Work

- [Bienville Basin \(Iberville – Tremé Choice Neighborhoods Initiative\)](#)