



Orange County Government  
Office of the County Executive Steven M. Neuhaus  
**NEWS RELEASE**

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## **Neuhaus Welcomes New Independent Square Apartments To City Of Newburgh**

*19.2 million dollar project provides 73 units of LEED Gold Certified Housing*

Goshen, N.Y. – Orange County Executive Steven M. Neuhaus participated in a ribbon cutting ceremony on Wednesday for the new Independent Square Apartments in the City of Newburgh.

The project was sponsored by Independent Living, Inc., a consumer-directed, cross-disability advocacy and service organization dedicated to enhancing the quality of life for individuals with disabilities. Independence Square was developed by Jonah Mandelbaum, President of Warwick Properties, Inc. Funding sources for the project included: NYS Homes & Community Renewal (HCR), NYS Office for People with Developmental Disabilities (OPWDD), Orange County Community Development, the Community Preservation Corporation (CPC), and Raymond James Tax Credit Funds, Inc.

“I want to acknowledge the hard work and dedication of everyone here today who made this fantastic project possible,” Neuhaus said. “The Independent Square Apartments is a project that we can all be proud of. It is the culmination of Independent Living executive director Doug Hovey’s vision and Jonah Mandelbaum’s passion and talent. Independence Square is an example of Orange County benefitting from an innovative public-private partnership.”

Independence Square is located at 11 Washington Terrace in the city of Newburgh. It is a safe, affordable, and fully-accessible 74-unit apartment complex, which

consists of one, two, and three-bedroom units. The central mission of Independence Square will be to address the needs of the local population with developmental disabilities and people with other special needs, including physical disabilities, traumatic brain injury and people living with mental illness.

Fourteen of the units at Independence Square will be set aside for occupancy by tenants with developmental disabilities. In addition to supportive services, the development includes 70 on-site parking spaces, laundry facilities, and community space. The 60 workforce housing units are affordable to households from 30 percent to 60 percent of the area median income (AMI). The one-bedroom apartments will have restricted monthly rents at \$395 and \$715, the two-bedrooms at \$475 and \$860, and the three-bedrooms at \$545 and \$995. The remaining 14 supportive housing units will be eligible for rental subsidies provided through OPWDD.

“I want to thank County Executive Neuhaus, the Orange County Legislature and our Federal and State representatives for their ongoing support of our program and the work that we do each and every day for the people of Orange County,” said Richard Mayfield, Orange County’s Community Development Director.

For more information, contact Justin Rodriguez, Assistant to the County Executive for Communications and Media Relations at 845.291.3255 or [jrodriguez@orangecountygov.com](mailto:jrodriguez@orangecountygov.com).

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