



we see the whole project

Aerial S.M.A.R.T. Flats ®

for Veteran Housing

Pet-People Co-Habitation

www.aerialsmartflats.com

Aerial S.M.A.R.T. flats ® by Aerial Design and Build

Concept

The idea behind Aerial S.M.A.R.T. flats ® is based on our passion to utilize our design-build skills to implement co-habitation between people and pets.

By incorporating innovative, modern, pet-friendly yet affordable features, Aerial S.M.A.R.T. flats ® for veteran housing are designed to create comfortable living space where needs of both people and pets are respected. Integral part of Aerial S.M.A.R.T. flats ® concept is sustainability which is reflected in our dedication to use green materials as much as possible.

But we don't stop here. As a socially responsible company, Aerial Design and Build collaborates in designing its Aerial S.M.A.R.T. flats ® with entities and business partners promoting animal well-being. We believe in giving back to the community and therefore 1% of all profits earned from Aerial S.M.A.R.T. flats ® are donated to animal welfare organization.

Where Aerial S.M.A.R.T. Flats name comes from?

Our S.M.A.R.T. Flats name is inspired by one of Aerial's Design and Build founders organization of „successfully managing animal rights today“

About Aerial Design and Build

Aerial Design and Build is New York City based innovative firm serving its customers for 20 years. Aerial provide customers with an excellence of quality construction services, project management and workmanship, while promoting at the same time sustainability and social responsibility approach as a core values of its business activities.

Certified as "Women Owned" business and "Women's Business Enterprise" (WBENC), Aerial is among others also a member of US Green Building Council.

Aerial is listed among the **Best Custom Home Builder's** in Home Builder Digest 2019, **Best Contractors in New York City** in NYMag Fall 2017/Winter 2018 issue, **Contractor of Choice** in New York's Fall 2016/Winter 2017 Design Hunting issue, and was voted **Best Contractor in New York City** 2011 by New York Magazine.

Aerial S.M.A.R.T. flats ® collaborations

Aerial S.M.A.R.T. flats ® project has been supported and created in collaboration with the U.S. registered non-governmental animal welfare organization Let's be S.M.A.R.T., non profit animal welfare organization Big Hands Little Paws based in New York, Petcube and PDX Pet Design innovative companies.

Aerial S.M.A.R.T. flats ® for Veteran Housing

Humans benefit greatly from the companionship of a pet. An animal in the life of a veteran can help them to transition from service to civilian life since pets bring structure and purpose to their life – a reason to get up in the morning. Animals can also help to ease the impacts of post-traumatic stress disorder (PTSD), depression and anxiety, help veterans to re-establish relationships with people by acting as a social bridge and to provide unconditional love and friendship to individuals who are lonely or alone. Since animals are focused on „here and now“ - to be petted, fed and walked, they provide both physical activity and mental stimulation that can be particularly beneficial to the elderly veterans. For all of the reason it is therefore very important and beneficial for veterans to have a pet in their living environment.

Aerial S.M.A.R.T. flats ® are designed to make living space of veterans enjoyable and their co-habitation with pets safe, easy, comfortable and highly functional.

Aerial S.M.A.R.T. flats ® for veteran housing are offered in two versions: **studio** or **one bedroom**. Flats are furnished with **modern, multi functional** and **efficient build-in furniture** units with pet features, which are space saving and provide multi-use. Aerial Design and Build offer also tailor made design in case client wants to opt for creating a pet-friendly space suitable to his/her needs (for example veterans with disabilities etc.).

Aerial S.M.A.R.T. flats ®

Concept for SMART Business

Current situation & Veteran Living Trends

Based on the latest data of U.S. Census Bureau (2015) there were 18.8 million military veterans in the United States (from which 1.6 million were female veterans). In total 9.3 million of veterans were of age 65 and older. At the other end of the spectrum, 1.6 million were younger than age 35.

Geographically, the following 3 states have the highest veteran population: California (1.6 million), Texas (1.5 million) and Florida (1.5 million).

The number of veterans with service-connected disabilities (as a result of disease or injury incurred or aggravated during active military service) amounts 3.9 million (1.2 million of this number had a severity of one's disability rating of 70% or higher).

It is well documented that animals used in so called Animal Assisted Therapy have great therapeutical benefits for war veterans suffering Post Traumatic Stress Disorder (PTSD). Companion pets (mostly dogs and cats) help military veterans in various ways and through many life stages to improve their physical condition as well as ease emotional impacts of their war traumas. Therefore many of the veterans opt for having a pet permanently present in their life and in their living space. These individuals or families then naturally search for a pet-friendly homes. Moreover, the military veterans aren't the only who benefit from companion pets. Dogs and cats who were homeless, abandoned, neglected or even abused have a second chance at life. It is one of those rare situations in life where everyone wins.

New opportunity with Aerial S.M.A.R.T. flats ®

Aerial S.M.A.R.T. flats ® concept goes much further in the current demand for pet-friendly homes. Given the fact that Aerial S.M.A.R.T. flats ®, with their innovative build-in pet-friendly features, provide technically ideal and highly comfortable living space for both pet owners and their pets, it can lift the bar of available options for veterans-pet co-habitation to the whole new level.

This creates also a new and exciting opportunity within the veteran housing field alone. By offering Aerial S.M.A.R.T. flats ® in their premises with the pet-friendly build-in features, the property owners or even care homes for veterans can position themselves differently in the market and gain considerable comparative advantage over the competition. This might lead to attracting clients or desired type of clients.

Marketing strategy based on offering innovative yet affordable living space solutions for veteran pet owners and connecting with prospective clients through offering a pet-friendly apartment units can generate new clients and open new interesting business prospects.

**SMART Business is a business where everybody is a winner:
our clients – pet owners - pets**

Aerial S.M.A.R.T. flats ®

Offered options

Aerial Design and Build is offering the following options on how to incorporate Aerial S.M.A.R.T. Flats® into the veteran housing:

- Retrofits of existing spaces (studio or one bedroom)
- The whole Aerial S.M.A.R.T. Flats® building (with atrium and pet-friendly common spaces) when a new residential project or veteran home is constructed
- Other solutions depending on client's project

Features

- ◆ Flats designed and furnished with **modern, multi functional** and **efficient build-in furniture** units (multi-use & space saving)
- ◆ Top technology used for securing maximum **air circulation** and **noise isolation**
- ◆ **Modern and clean stylish look**
- ◆ Use of **Green materials** as much as possible

Apartment Units

Studio



One Bedroom



Build-in features

- ◆ sleeping alcove (with catwalks throughout, cat climbing casework concealed within cabinetry, bedside tables with cat lounge and modular sofa with cat bed)
- ◆ entertaining center with cat climbing casework
- ◆ catwalks throughout
- ◆ custom modular sofa with pet bed
- ◆ custom coffee table with pet lounge
- ◆ dog lounge and pet dining station concealed within kitchen island
- ◆ kitty boxes and relief section in the bathroom for dogs etc.

Other innovative features

- dog washing station
- half height security pocket doors
- operable windows above for ventilation
- folding glass nanawal with pet door
- pet relief greenguard certified synthetic turf
- perforated glass panels for pet falling prevention and air circulation
- sound proofing etc.

Material

In our Aerial S.M.A.R.T. flats ® we use **green materials** as much as possible, such as sustainable vinyl flooring or eco-resin panels, recycled metal tiles, bamboo wood slats, rubber vegan leather or eco-friendly concrete countertops

Pricing

For more information about pricing of Aerial S.M.A.R.T. flats ® please contact our Business Development Team:

E-mail: office@aerialdesignandbuild.com

Tax Benefits

Depending on State, we encourage our clients to consult local authorities about possible tax benefits.

Contact

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