

# Crescent Court

11560 SE DIVISION ST., PORTLAND



## PROJECT OVERVIEW

Located across the street from CCC's Cedar Commons building, Crescent Court Apartments is a development partnership with Related NW. The project will contain 138 studio to three-bedroom apartments for low and very low-income families, communities of color, and immigrants and refugees. Seven apartments have been designated as Permanent Supportive Housing for those families who are homeless or at risk of homelessness.

Common area amenities will include a community room with kitchen, shared laundry, internet stations, playground and picnic area. Intensive on-site services will be provided by CCC. The Immigrant & Refugee Community Organization (IRCO) will provide services to immigrant and refugee families. After-school programs will be administered by the Boys and Girls Club of Portland. Construction began in November 2020 with completion in 2022.

## ABOUT CENTRAL CITY CONCERN

Central City Concern (CCC) serves approximately 14,000 people each year through our mission of providing comprehensive solutions to ending homelessness, including affordable and supportive housing, integrated health care and employment support. CCC's real estate portfolio includes 2,100 units of housing (including both owned and managed properties) and 220,000 SF of commercial space, including 150,000 SF of health care facilities.

For more information contact Mary-Rain O'Meara, Director of Real Estate Development, at 971-244-5014 or [momeara@ccconcern.org](mailto:momeara@ccconcern.org).

## BUILDING PROFILE

Project type	New Construction
Total units	138

## FUNDING

### Sources:

PHB Housng Bond	\$16,754,923
LIHTC equity	\$12,572,733
Perm Financing	\$7,273,322
OHCS GHAP	\$1,251,340
Oregon MEP/Solar Tax Credits	\$170,955
Def. Dev. Fee	\$2,680,000
Sponsor Equity	\$100
<b>Total</b>	<b>\$40,703,645</b>

### Uses:

Land	\$2,535,750
Construction	\$27,683,386
Soft Costs	\$10,484,509
<b>Total</b>	<b>\$40,703,645</b>

## PROJECT TEAM

Developer	Related NW & CCC
Owner	Related NW & CCC
Architect	Ankrom Moisan
Contractor	Walsh Construction
Construction Advisor	GLI Consultants