

Albina One

N/NE Oversight Committee Meeting



EDLEN & CO.
LEVER

Albina One – Overview of Vision and Team

The Vision:

- Anchor the revitalization of lower Albina through much needed affordable housing
- Set the stage for intentional diversity and inclusion in the central city
- Broaden wealth building opportunities
- Serve as one of the bridges in the district between past and future

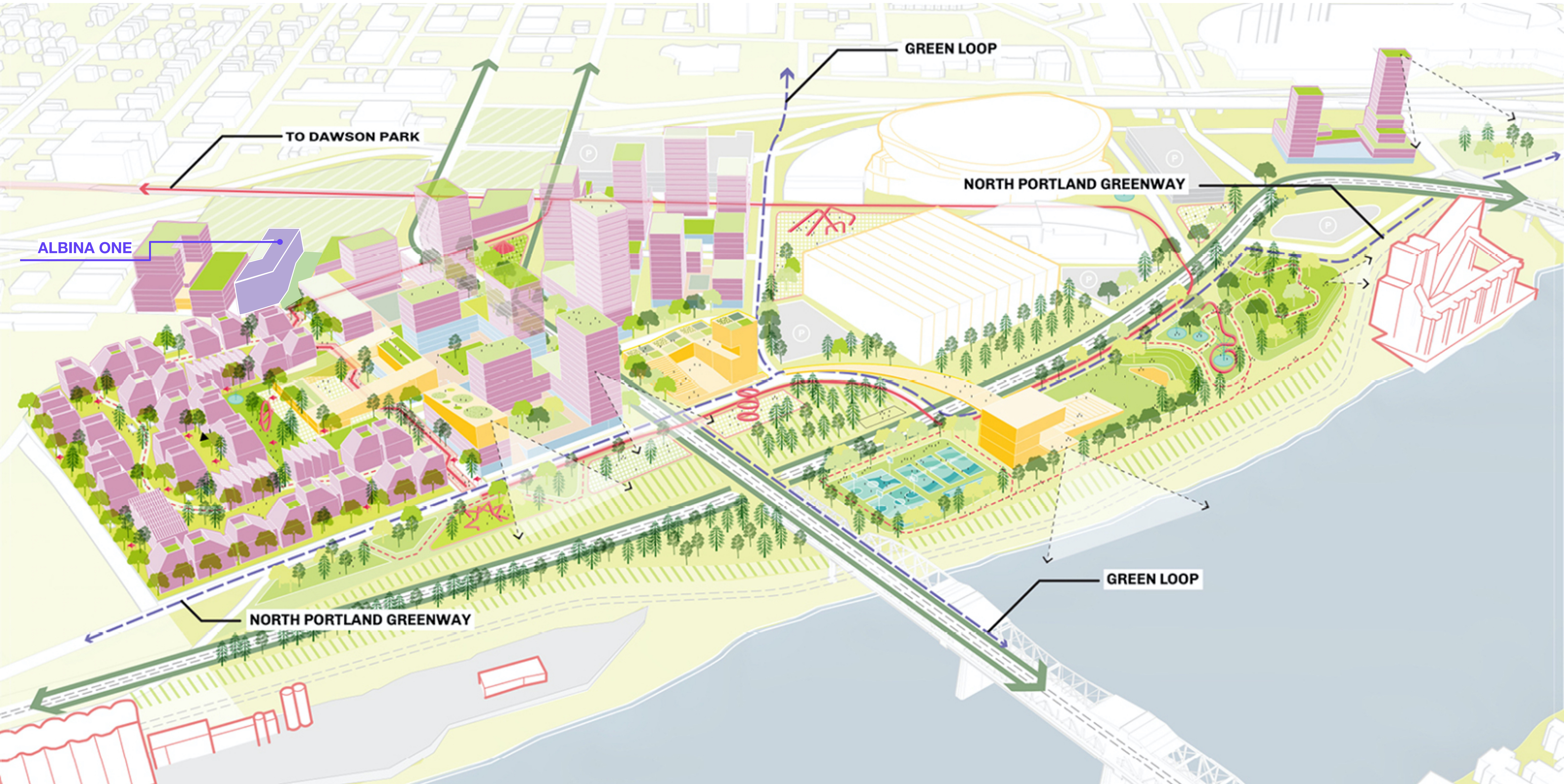
The Team



- Albina Vision Trust
- Edlen & Co
- Lever Architecture
- Colas Construction
- POIC

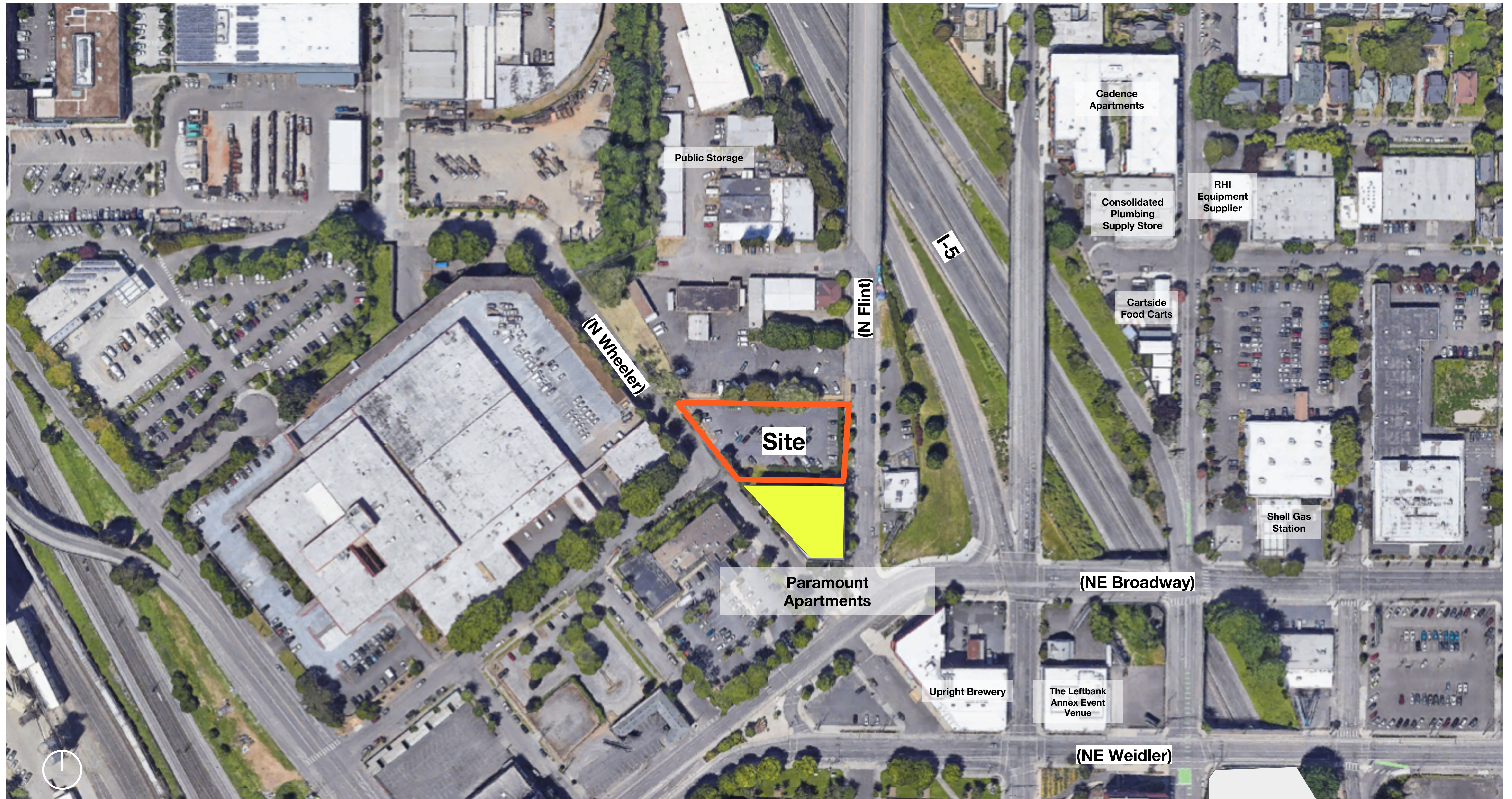
Albina Community Investment Plan

Plan Vision



Site Context

Context Map



Aerial View looking West (above N Flint)



Project Description and Amenities

Project Description

- 7-story, wood-framed building above concrete podium
- 94 units of affordable housing (19 Project Based Section 8 units, 75 N/NE Preference Policy units)

Indoor Amenities

- Laundry room (3-bedrooms with W/D)
- Mail room and package delivery room
- Community Room
- Community Kitchenette
- Flex Space
- Resident Services and Property Management Offices
- Bike Storage Rooms



Outdoor Amenities

- Outdoor Community Courtyard
- Outdoor Play Area for Resident Children
- Community balconies on every other floor

Project Updates



Project Updates

Summary

- Construction Start: June 2023
- Completion Date: June 2025
- 60% Complete

N/NE Oversight Committee Feedback: Responses

- Laundry: added W/D to 3-bedroom units in addition to laundry room
- N/NE Preference Policy: Proactive commitment to success
- Safety and security: Refining door hardware and access control, operational policies with property management
- Resident Services: Refining program, including how residents can get involved, refining staffing/representation strategy (including property management)
- Windows: Modified windows to address safety given anticipated children in units



Prior windows: view from Wheeler



New Windows – Façade accents TBD



Next Steps

Next Steps:

- Façade – finalized design
- N/NE Preference Policy Informational Sessions

Leasing

- Pre-leasing/Outreach: Nov. 2024-Jan. 2025
- Open Waitlist: Feb. 2025
- Complete Construction: June 2025
- Move-ins start: June 2025



Thank you!

