

Low/Moderate Income Housing

PROJECT/OWNERSHIP

URBAN PLAZA
2517-2531 N. WILLIAMS
OWNER:
H. PHILIP EDER & URBAN LEAGUE
3445 SE HAROLD CT.
PORTLAND, OR 97202
YEAR OF ACQUISITION: 1984

280-2609
97227

LEGAL

ADDITION: ALBINA
BLOCK: 30 MAP: 2830
LOTS: 15-18

PUBLIC DATA

CENSUS TRACT: BLOCK:
URD: OR CONVENTION CENTER
AREA: ZONING: EXd

ASSESSMENT AND TAXATION

LAND VALUE IMPROVEMENTS TOTAL VALUE TAX EXEMPTIONS
\$ 86,100 + \$ 324,800 = \$ 410,900 \$ 410,900

TAX ACCT NO. TAX YEAR DATE APPRAISED TAX EXEMPTION
009611640 91/92 1991 RES REHAB '85

BUILDING DATA

SITE AREA: 20000 sf USAGE: HOUSING: 50 %
BLDG AREA: 9200 sf OFFICE: 50 %
STORIES: 3 RETAIL: 0 %
BASEMENT: Y
YR BUILT: 1911 STATUS: OPEN
HISTORIC: CONDITION: GOOD

RENOVATION:

PUBLIC FINANCING: PDC LN

TYPE: MULTIFAMILY: X STUDENT:
HOTEL/MOTEL: GROUP LIVING:
SRO: CONDO:
TRNSNT LODGNG:

UNIT MIX RENTS

	\$100- \$150	\$151- \$200	\$201- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601- \$650	\$650+ N/A	TOTAL
HOTEL/MOTEL ROOMING UNIT													
STUDIO 1 BEDROOM				11	13								11 13
2 BEDROOM 3 BEDROOM													
SIZE N/A													
TOTALS	0	0	0	11	13	0	0	0	0	0	0	0	24

HOUSING UNIT DATA

RENTAL TYPE:

OPEN MARKET: X
SECT 8/SUBS:

VACANT UNITS: 4
AVG HOUSEHLD SIZE: 3
HOUSEHLD W/MINORS: 12
UNITS DOUBLED UP: 12
AVG TIME OF OCC: 6 MNTHS
UNIT TURNOVER: 5/YR

SRCE: LOVELL JONES
DATE: 8/20/92
MGR: URBAN LEAGUE, L. JONES

TENANT PROFILE

AGE
<30 YRS: 75 %
31-60: 10 %
>60 YRS: 15 %

EMPLOYMENT
EMPLOYED: 65 %
IN DWNTWN: %
UNEMPLOYED: 5 %
RETIRED: 15 %
STUDENT: 15 %

UTILITIES INCLUDED

WATER/SEWER:
GAS:
ELECTRICITY:
STEAM:
GARBAGE:
ALL: X

EST COST IF
NOT INCLUDED:
\$/MNTH

SERVICES

MAID/LINEN:
MEALS:
24 HR DESK COVERAGE:
RES FLOOR AIDES:
COUNSELING SERVICES:
MEDICAL SERVICES:
GROUP ACTIVITIES:

AMENITIES

LAUNDRY FACILITIES: X PARKING:
SINK IN ROOM: ONSITE: X
MICROWAVE/STOVE: OFFSITE:
FRIDGE IN ROOM: SECURED:
FURNITURE: COVERED:
COMMUNITY ROOM: CHARGE:
EMRGNCY CALL BUTTON: SPACES: 36
PHONE IN ROOM:
PHONE ON EACH FLOOR:
SECURED ENTRANCE: X BATHROOMS:
COMMUNITY KITCHEN: PRIVATE:
ADDITIONAL STORAGE: SHARED:

COMMENTS

LAST UPDATE: