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# Portland's Housing Bond

**Investing Together in Affordable Homes**

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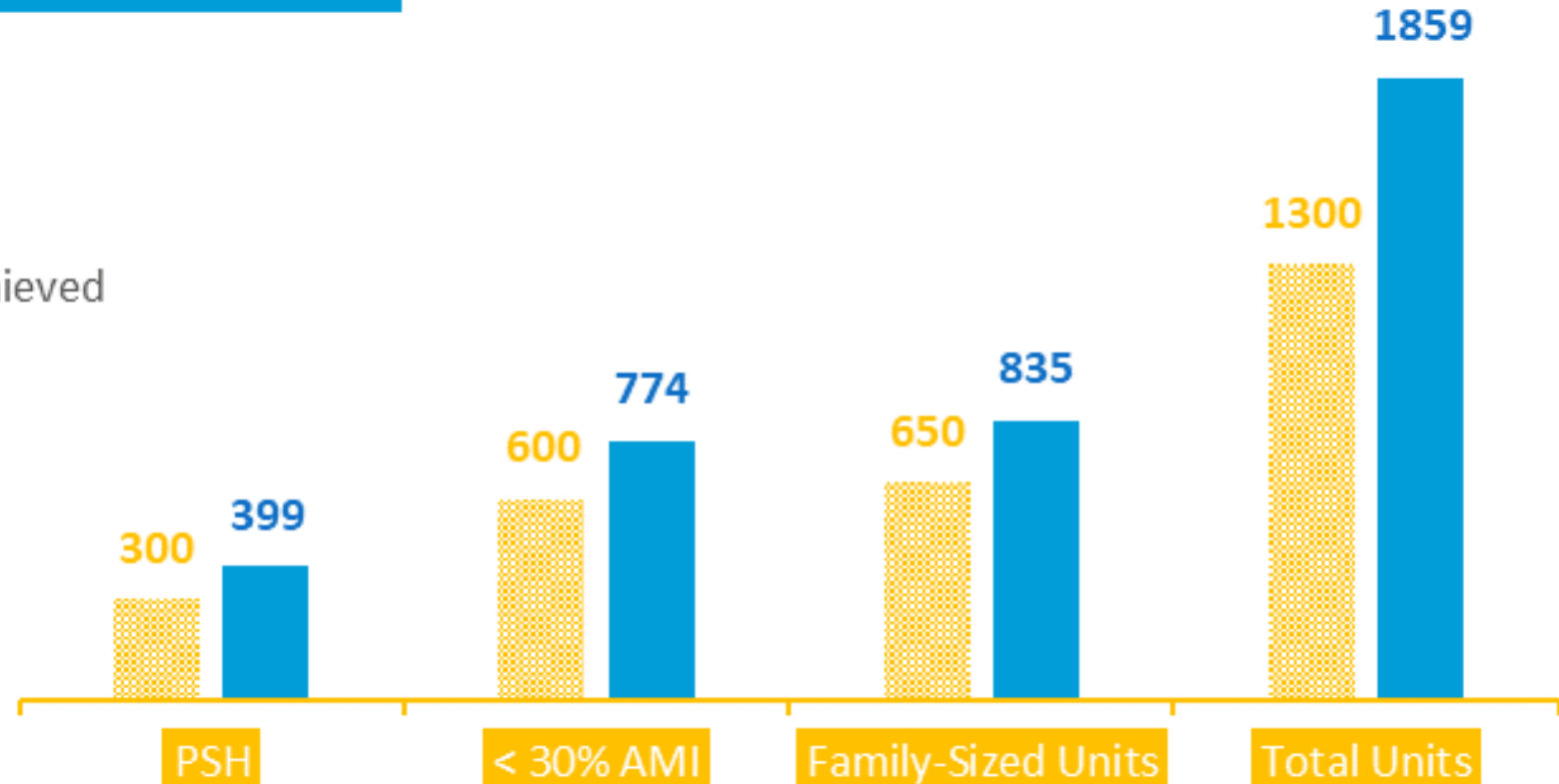
# Adherence to the Bond Policy Framework

## 2022 Production Goals and Progress

### HOUSING PRODUCTION

▨ Unit Goal

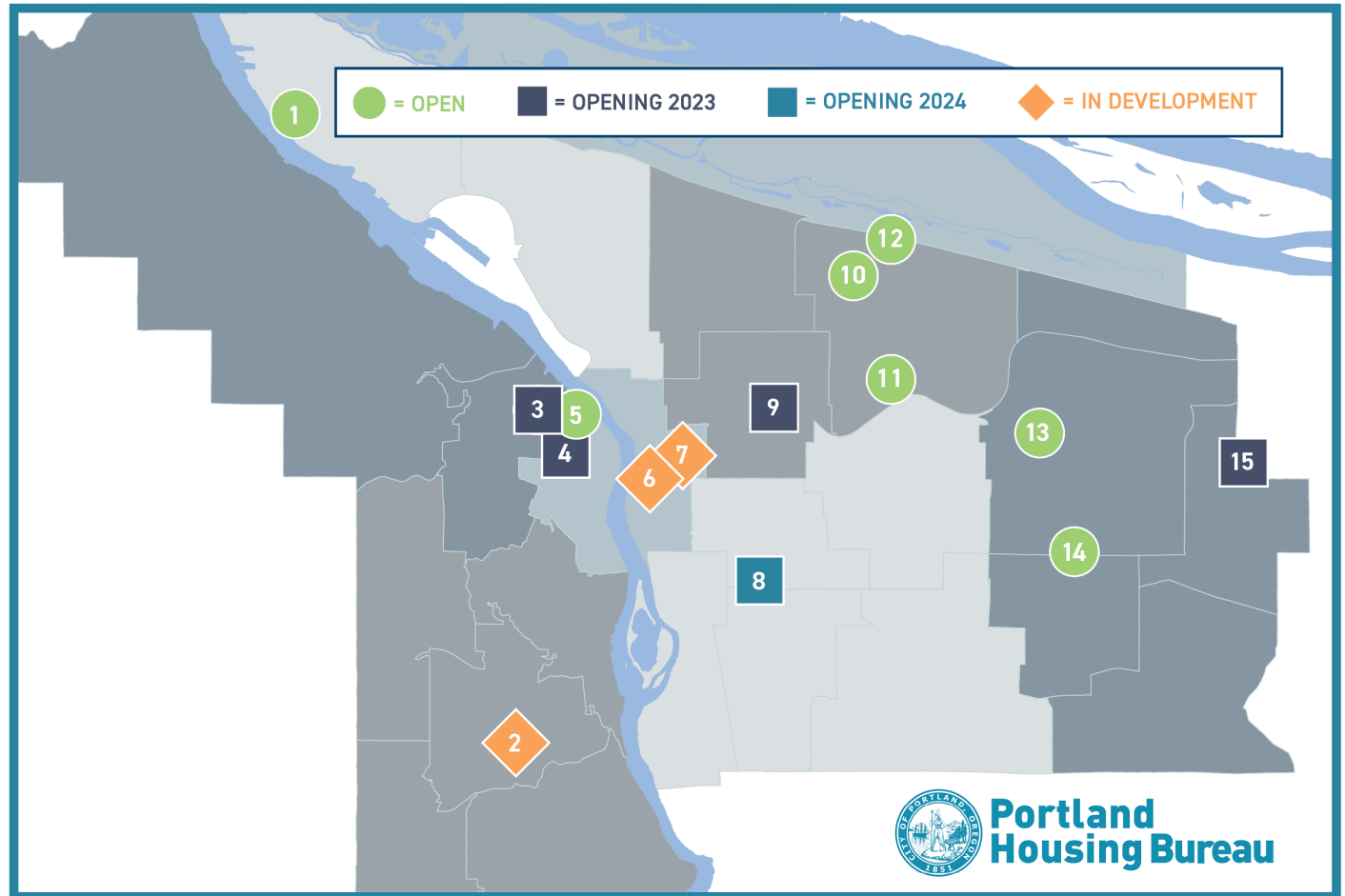
■ Units Achieved



PSH=PERMANENT SUPPORTIVE HOUSING  
AMI-AREA MEDIAN INCOME

# Portland's Housing Bond

- **\$258 MILLION INVESTED BY TAXPAYERS**
- **1,859 UNITS, 853 NOW OPEN**
- **4,000+ PORTLANDERS HOUSED**
- **TOTAL UNIT GOAL EXCEEDED BY 43%**
- **431 UNITS OPENING '23**
- **575 EXPECTED IN '24 AND '25**
- **774 DEEPLY AFFORDABLE UNITS**
- **399 PERMANENT SUPPORTIVE HOUSING UNITS**
- **835 FAMILY SIZED UNITS**
- **ALL FUNDS ALLOCATED**



1 - Cathedral Village  
 2 - Barbur Apartments  
 3 - Emmons Place  
 4 - The Joyce  
 5 - The Starlight

6 - Alder 9  
 7 - Francis + Clare Place  
 8 - 3000 SE Powell  
 9 - Anna Mann House  
 10 - Hayu Tilixam

11 - The Ellington Apartments  
 12 - Las Adelitas  
 13 - East Burnside Apartments  
 14 - Crescent Court Apartments  
 15 - The Aurora

# Equity in Contracting Goals

**Hard Costs**  
**30%**



**Soft Costs**  
**20%**



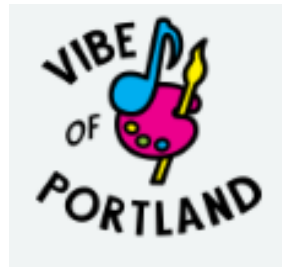
**Apprentice  
& Workforce  
Diversity**  
**20%**



# Culturally Specific and Service Partnerships



**BOYS & GIRLS CLUBS**  
OF PORTLAND METROPOLITAN AREA



# Creating Community

## Feedback and Transparency

- **Public Testimony**
- **Stakeholder and Resident Engagement**
- **Quarterly and Annual Progress Reports**



# Who Lives in the Two Open Communities



314

TOTAL UNITS



149

UNITS WITH  
CHILDREN



763

RESIDENTS



105

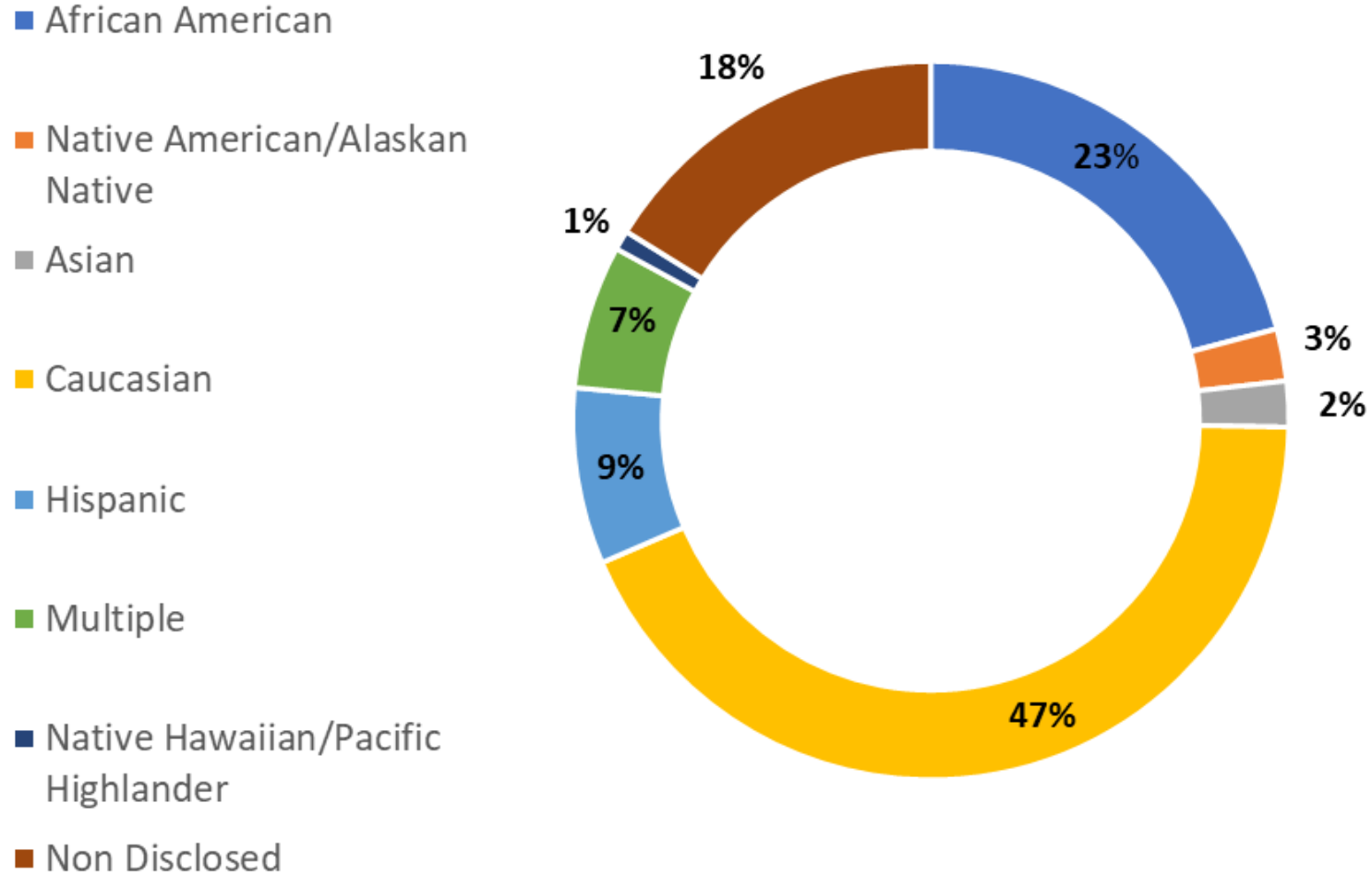
SENIORS AND/OR DISABLED



\*Tenant data for remaining five open projects not available until after date of presentation.

# East Burnside and Ellington Demographics

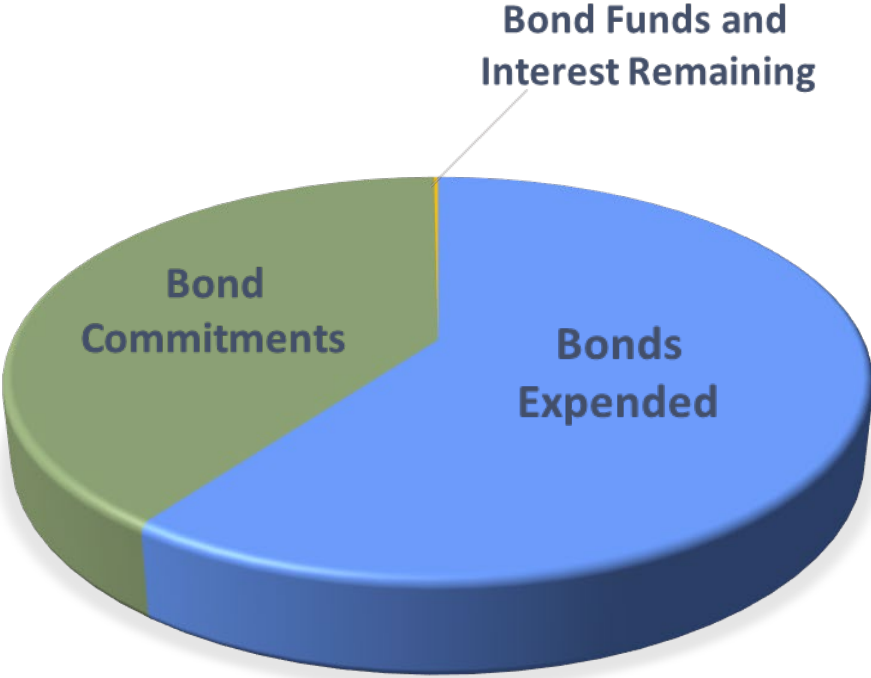
Heads of Household by Race/Ethnicity



\*Tenant data for remaining five open projects not available until after date of presentation.



# Expenditure Report Highlights *(as of 12/31/2022)*



	Total \$	% Totals	% Change - last Qtr.
Expended	\$156.8M	60.1%	+4.5%
Committed	\$103.8M	39.8%	-4.0%
Remaining*	\$457.3K	0.2%	-79.9%

**Bond Funds** **\$258,400,000**  
**Interest through 12/31/22** **\$2,697,393**  
**Total Funds Available** **\$261,097,393**

\*Remaining amount will be allocated to fill funding gaps at awarded projects

# 2022 Portland Housing Bond Openings

NOW OPEN



CRESCENT COURT - 344 housed

NOW OPEN



CATHEDRAL VILLAGE - 263 housed

NOW OPEN



THE STARLIGHT - 100 housed

NOW OPEN



HAYU TILIXAM - 119 housed

NOW OPEN



LAS ADELITAS - 402 housed

**538 affordable units - 1200+ housed**

# Looking Forward - 2023 Bond Openings



# Looking Forward - 2024/2025 Bond Openings



3000 SE POWELL - 357 housed



ALDER 9 - 285 housed



FRANCIS + CLARE PLACE - 68 housed



BARBUR APTS - 426 housed

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