

Low/Moderate Income Housing

PROJECT/OWNERSHIP

LOGUS BUILDING APARTMENTS
523-535 SE GRAND

239-0015
97214

OWNER:

LOGUS BLDG. PARTNERSHIP, C/O GUST KANAS
10955 SW HIGHLAND DRIVE
TIGARD, OR 97223
YEAR OF ACQUISITION: 1981

LEGAL

ADDITION: EAST PORTLAND
BLOCK: 101 MAP: 3130
LOTS: 3, 5 & 6

PUBLIC DATA

CENSUS TRACT: BLOCK:
URD: CENTRAL EASTSIDE
AREA: ZONING: EXd

ASSESSMENT AND TAXATION

LAND VALUE IMPROVEMENTS TOTAL VALUE TAX EXEMPTIONS
\$ 117,700 + \$ 618,300 = \$ 736,000 \$ 488,300

TAX ACCT NO. TAX YEAR DATE APPRAISED TAX EXEMPTION
226506730 91/92 NA 81-82, 15 YR

BUILDING DATA

SITE AREA: 9000 sf USAGE: HOUSING: 34 %
BLDG AREA: 27000 sf OFFICE: 33 %
STORIES: 3 RETAIL: 33 %
BASEMENT: Y
YR BUILT: 1920 STATUS: OPEN
HISTORIC: YES CONDITION: GOOD

RENOVATION: REHAB

PUBLIC FINANCING: NO

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+ \$650+	N/A	TOTAL	HOUSING UNIT DATA		
HOTEL/MOTEL ROOMING UNIT																RENTAL TYPE: OPEN MARKET: X SECT 8/SUBS: VACANT UNITS: 3 AVG HOUSEHLD SIZE: 2 HOUSEHLD W/MINORS: 0 UNITS DOUBLED UP: NA AVG TIME OF OCC: NA UNIT TURNOVER: NA SRCE: GUST KANAS (MAIL CONTACT) DATE: 7/92 MGR: CLAYTON MURPHY, 239-0015	
STUDIO 1 BEDROOM		6	11											17			
2 BEDROOM 3 BEDROOM																	
SIZE N/A																	
TOTALS	0	6	11	0	0	0	0	0	0	0	0	0	0	17			
TENANT PROFILE		UTILITIES INCLUDED				SERVICES				AMENITIES							
AGE <30 YRS: 75 % 31-60: 25 % >60 YRS: 0 % EMPLOYMENT EMPLOYED: 80 % IN DWNTWN: % UNEMPLOYED: 10 % RETIRED: 0 % STUDENT: 10 %		WATER/SEWER: GAS: ELECTRICITY: STEAM: GARBAGE: X ALL: EST COST IF NOT INCLUDED: \$NA /MNTH				MAID/LINEN: MEALS: 24 HR DESK COVERAGE: RES FLOOR AIDES: COUNSELING SERVICES: MEDICAL SERVICES: GROUP ACTIVITIES:				LAUNDRY FACILITIES: X SINK IN ROOM: X MICROWAVE/STOVE: X FRIDGE IN ROOM: X FURNITURE: COMMUNITY ROOM: EMRGNCY CALL BUTTON: PHONE IN ROOM: PHONE ON EACH FLOOR: SECURED ENTRANCE: X COMMUNITY KITCHEN: ADDITIONAL STORAGE:						PARKING: ONSITE: OFFSITE: SECURED: COVERED: CHARGE: SPACES: BATHROOMS: PRIVATE: X SHARED:	
COMMENTS																	
HISTORICAL PROPERTY, FROZEN TAXABLE VALUES FOR 15 YRS SINCE 81-82.																	
LAST UPDATE:																	