

Name of Project: Emerald City Commons
Address: 7700 Rainier Avenue South, Seattle



Opening Date: October 2013

Population Served: families

Number and Type of Units: 15 1-bedroom, 34 2-bedroom, 12 3-bedroom. Total 61 apartments

Building Description: ECC was a collaboration with Urban Impact to develop a 61 unit mixed use family project in the Rainier Beach neighborhood. A 5,660 square foot health and fitness center, owned and operated by Urban Impact, is located on the ground floor along with at grade parking, leasing offices and back of house operations. This new 4-story community provides a mix of one-, two- and three-bedroom apartments to individuals and families earning between 30% and 60% of Seattle's AMI.

Developer: Mercy Housing Northwest

Development Consultant: N/A

Property Manager: Mercy Housing Management Group

Architect: Mulvaney G2 Architects

General Contractor: RAFN

Construction Financing: Union Bank

Permanent Funding Sources (name and amount): Union Bank - 9% LIHTC equity, City of Seattle Office of Housing and HTF – soft debt, Capital Campaign – Commercial Fitness Center

Services: MHNW Family Services model, Urban Impact