

# SENECA TERRACE APARTMENTS



## Project Description

Single story garden apartments comprised of 15 buildings including 32 two-bedroom units with patios. Built in 1980 and renovated in 2010. Extensive improvements provided structural, accessibility and energy efficiency upgrades. Onsite office, playground, laundry and maintenance facility.

## Rent-Assisted Units Preserved: 30

Housing Assistance Payments Contract (Project-based Section 8) extended for 20 years to April 30, 2030

## Affordability

Rents are affordable to households earning 0% to 30% of area median income for Clackamas County

## Target Population

Families at or below 50% and 60% of area median income

## Location

11802-11864 SE Fuller Road  
Milwaukie, Oregon 97222  
Clackamas County

## Funding Partners

Permanent Loan  
NOAH  
\$1,312,000.00  
Funding Date: April 10, 2012

## Borrower

Seneca Terrace Renewal Limited Partnership

## Construction Lender

Wells Fargo Bank

## Limited Partner

Wincopin Circle, LLLP  
c/o Enterprise Community Investment, Inc.

## General Partner

Seneca Terrace GP LLC, sole member is Northwest Housing Alternatives, Inc.

## Architect

Andrews Architects

## General Contractor

Walsh Construction Co

## Property Manager

Cascade Management Co.

## Other Funders

Oregon Housing and Community Services  
Clackamas County  
Enterprise Green Pilot Grant Program