

Loma Vista Affordable Housing Project

Hermiston, Oregon

**Presentation before the Joint
Committee on Ways and Means,
Subcommittee on Capital
Construction**

May 5, 2023



HACIENDA

COMMUNITY DEVELOPMENT CORP.

◆ Hacienda CDC is a Latino Community Development Corporation that strengthens families by providing affordable housing, homeownership support, economic advancement and educational opportunities.

◆ Hacienda CDC was formed in 1986 in response to the great need for affordable housing and social services in NE Portland.

◆ We have since built 10 housing communities in Northwestern Oregon – creating a portfolio of 747 units of supportive, community-centered affordable housing. Today, our community developments house over 1,500 people, over half are children.





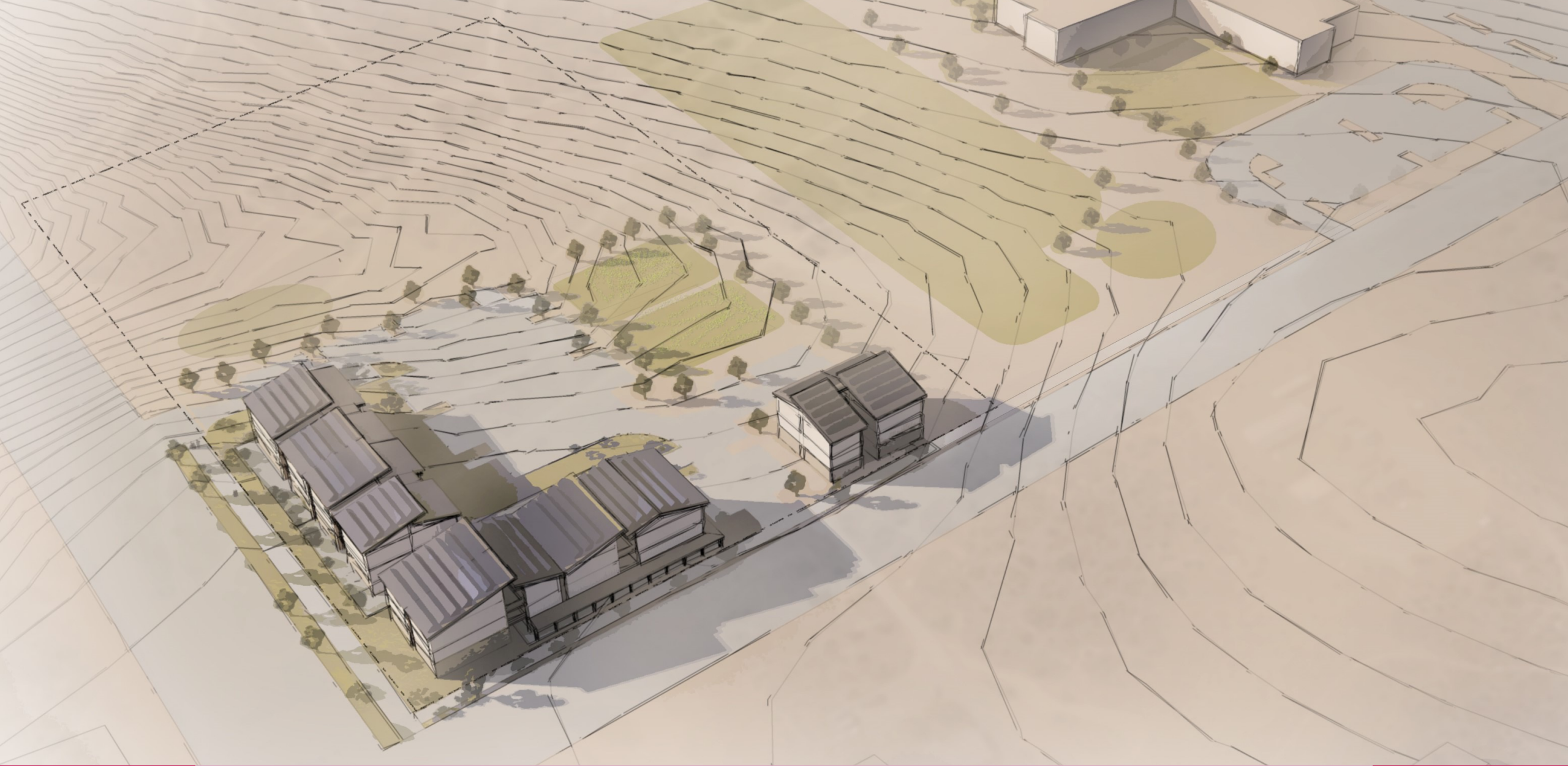
CONCEPT | RENDERING





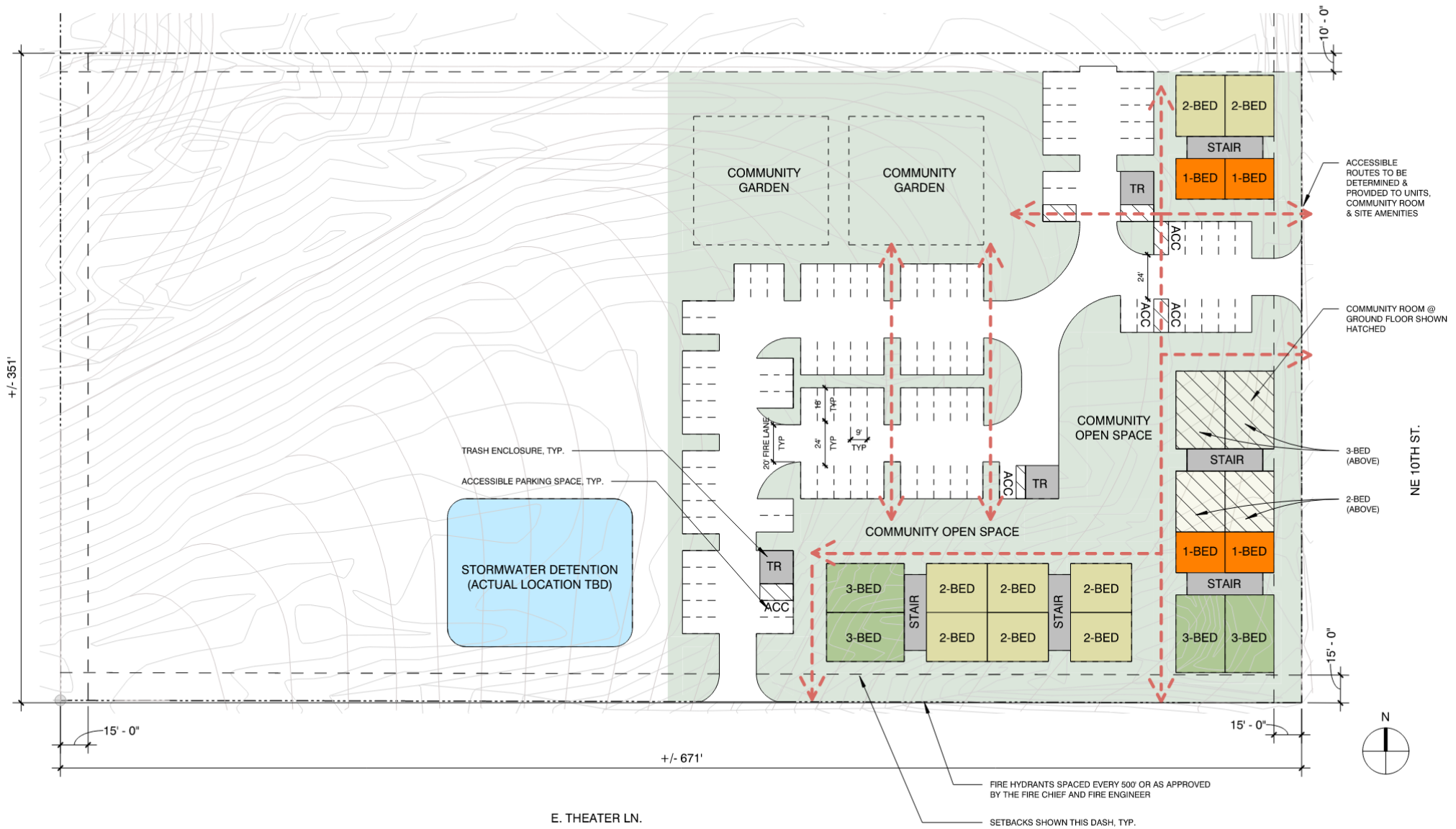
CONCEPT | RENDERING





CONCEPT | RENDERING





CONCEPT | SITE PLAN



UNIT MIX				
	1 Bedroom	2 Bedroom	3 Bedroom	Total
Third Floor	4	10	6	20
Second Floor	4	10	6	20
Ground Floor	4	8	4	16
	12	28	16	56

FLOOR AREA*						
	1 Bedroom	2 Bedroom	3 Bedroom	Community	Circ/ Mech/ Stor	Total
Third Floor	2,332	8,750	6,678	0	1,600	19,360
Second Floor	2,332	8,750	6,678	0	1,600	19,360
Ground Floor	2,332	7,000	4,452	3,000	1,600	18,384
	6,996	24,500	17,808	3,000	4,800	57,104

PARKING				
1.5/ 1 Bedroom	1.5/ 2 Bedroom	2/ 3 Bedroom	Total Required	Total Provided**
6	15	12	33	
6	15	12	33	
6	12	8	26	
18	42	32	92	92

* May vary +/-15%

** Includes 5 accessible spaces



PROJECT BUDGET

Construction/Renovation contingency)	\$18,970,190 (includes contractor
Site Improvements	\$ 580,000 (includes permit)
Land Acquisition	\$ 300,000
Architectural and Engineering Fees Equipment	\$ 1,100,000
Contingencies	\$ 1,885,000
Other Costs insurance, OHCS fees, loan fees, etc.)	\$ 8,321,378 (includes Builders
Amount Requested	\$ 2,500,000
Total Project Cost	\$31,156,568



For Additional Information, Please Contact:

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