

Appendix D, Attachment 2: Residential Multifamily Tax Exemption Projects in Downtown Bellingham

Residential tax exemption approved by City Council for developments shown in **bold**.

Name	Address	Prop.size Sq.ft.	# units	Density units/acre	Density units/sq.ft. of land	Comments	Studios	1-BR	2-BR	3-BR	# parking spaces provided	Mixed Use (Y or N)	Application Date	Council Approval	Final Cert of Tax Exemp	Completion Date	Planned Contract #
1 City Station	1304 Railroad Ave	5,500	24	190	1:229	Former Flame Tavern Site	3	21			16 island	Y	2-Aug-01	10-Sep-01	23-Dec-02	Jul-02	PDC2001-20
2 Marketplace Bldg	1225 Railroad Ave	11,000	40	158	1:275	Former Mason Building Site	31	2	7		32 leased, 20 island	Y	30-Jul-02	9-Sep-02	24-Dec-03	Dec-03	PDC2002-21
3 West-Lind Bldg	1001 N. State St	10,005	36	156	1:278	Former Parking lot		9	27		30 on site, 24 off site	N	7-Jan-03	10-Mar-03	under const.	est.Spr-04	PDC2003-01
4 City Gate	607 E. Holly	20,625	38	125	1:350	Calcs based on total # of units (59)	38				38 on site	N	31-Jan-02	25-Feb-02	24-Dec-03	Feb-03	PDC2002-02
Belvedere Apts (existing)	601 E. Holly St	with City Gate	<21>	with City Gate	with City Gate	Belvedere & City Gate on same prop.	<21>					N					
5 Bella Mar	839 N. State St	10,649	24	98	1:444	Former concrete basement	6	9	9		22 on site/2 off site	N	12-Mar-03	28-Jul-03	under const.	est.Smr-04	PDC2003-05
Morse Hardware Site	1000 Block, RR Ave.	157,700	316	87	1:499	316 proposed-pending phased approval*											
6 1015 Railroad	1015 Railroad Ave	see above	76	see above	see above			44	32		97 under building*	Y	2-Sep-03	17-Nov-03	under const.	est.Jun - 05	PDC2003-25
7 1031 N. State St	1031 N. State St	<12500>	40	<139>	<1:313>	Pending approval		10	30		38 under building	N	2-Sep-03	Pending Approval		est.Dec - 04	PDC2003-26
8 Gateway Building	202 E. Holly	22,000	28	55	1:786	Existing Bellingham Inn		28			22	Y	9-Sep-03	17-Nov-03		est.Dec - 04	PDC2003-27
9 D & E St Apts	1608 E Street	32,497	37	50	1:878	Former open field	37				37 on site	N	28-Apr-00	4-Dec-00	31-Dec-02	Jan-03	PDC2000-10

Total (all units) = 543

115 123 105 0

Total approved for tax exemption = 303

Average density per acre (all projects) = 88 497 269,976

Avg.density per acre (approved taxed exemption projects only) = 88 496 150,204

* Morse Hardware property has submitted a SEPA application for a master site plan that includes approximately 316 dwelling units and approximately 9,400 square feet of commercial space in 7 buildings. Multi-Family Tax Exemption applications have been submitted for the first two buildings consisting of 82 and 42 units respectively. City Council approved the first building; a Council hearing and decision on the second building is anticipated in February 2004. Parking is provided both under the buildings and in common parking areas shared by all buildings on site.