

# Housing Master Plan Progress Report

Period: FY24 Q1-Q3

City of Alexandria, Office of Housing

Updated: 04.11.24

HMP TYPE OF ACTIVITY	FY24 Q1-Q2 Impact (Jul 2023 - March 2024)			Prior Reported Impact (Jan 2014-Jun 2023)	Total Impact (Jan 2014-Mar 2024)	Housing Master Plan (Jan 2014-Dec 2025)	
	Completed	Underway	Pipeline	Prior Completed	Total Completed	Target	Balance
<b>Units Created, Converted and Preserved through Partnerships</b>	<b>0</b>	<b>409</b>	<b>683</b>	<b>855</b>	<b>855</b>	<b>660</b>	<b>-195</b>
<i>Created</i>							
Jackson Crossing				78			
The Nexus at West Alex (Gateway at King and Beauregard)				74			
The Bloom (Carpenter's Shelter)				97			
Waypoint at Fairlington (Fairlington Presbyterian Church)				81			
Friends of Guest House - 120 South Payne				4			
Housing Alexandria Seminary Project		37.5					
Sanse (Glebe/Mount Vernon) - also see workforce affordable units		370					
Naja (Glebe/Mount Vernon)			58				
Parcview II			154				
Witter Place			94				
Elbert Avenue Redevelopment			63				
<i>Converted</i>							
New Hope Veterans Home (Aspen Street)				3			
Ellsworth Apartments				20			
Parkstone (Avana) Apartments				130			
Square at 511 (Park Vue)				196			
Arbelo Apartments				34			
Longview Terrace Apartments				41			
Community Lodgings				7			
Lynhaven Apartments				28			
Lacy Court Apartments				44			
Bellefonte Permanent Supervised Apartments				12			
Friends of Guest House - 120 South Payne				6			
The Heritage - Blocks 1 & 4			140				
Housing Alexandria Seminary Project		1.5					
Parcview I			146				
Elbert Avenue Redevelopment			28				
<b>Units Created through the Development Process</b>	<b>27</b>	<b>75</b>	<b>326</b>	<b>151</b>	<b>178</b>	<b>336</b>	<b>158</b>
<i>Created</i>							
Alexandria Memory Care Community (Silverado)				2			
Goodwin House			6				
Cambria Square (Pickett's Place/The Delaney)				4			
Notch 8				12			
Station 650 at Potomac Yard				8			
The Bradley (Braddock Station/Braddock Metro Place)				10			
Parc Meridian at Eisenhower Station				33			
The Thornton (Hunting Terrace)				24			
2901 Eisenhower Ave (The Point [Denizen] + South Tower)			8	13			
Oakville Triangle Block A1		37					
Oakville Triangle Block B		11					
Oakville Triangle (balance)			17				
Gables Old Town North (ABC/Giant site)				9			
Platform 1 (Braddock Gateway Phase II)				4			
Dylan (Potomac Yard Landbay H/I)	9						
Sunrise Senior Living				2			
The Foundry (Block 6A)*				2			
Meridian 2250 (EE Block 20)	7	8					
Grayson (1200 North Henry)	11						
Monday Properties				5			
Silverstone Senior Living				7			
Platform 2 (Braddock Gateway Phase III)				4			
Alexan Florence (600 Royal Street - WMATA Bus Barn)				12			
Alate (Aspire Independent Living)		9					
Aidan Old Town (701 N. Henry)		7					
North Potomac Yard Phase I (Buildings 15 & 19)			14				
Benchmark Senior Living		3					
Newport Village			12				
The Heritage			55				
Braddock West			14				
805 N. Columbus			8				
TideLock			15				
Landmark Overlook			15				
901 N. Pitt			16				
Eisenhower East Block 23			44				
Landmark Redevelopment-Blocks I, K, E, G			45				
Montgomery Center			22				
The Rutherford			25				
South Alfred Street Townhomes (820 Gibbon)			1				
301 Fairfax Condos			2				
1201 East Abingdon			7				
<b>Beauregard Committed Units</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>311</b>	<b>311</b>	<b>494</b>	<b>183</b>
<i>Created</i>							
St. James Plaza (Fillmore)				93			
The Spire (Church of the Resurrection)				113			
<i>Converted</i>							
Southern Towers				105			
<b>Units Created or Preserved through Redevelopment Support to ARHA</b>	<b>0</b>	<b>0</b>	<b>430</b>	<b>52</b>	<b>52</b>	<b>174</b>	<b>122</b>
<i>Created</i>							
The Lineage (Ramsey Homes)				37			
Samuel Madden - also see workforce affordable units			174				
Ladrey - also see workforce affordable units			20				
<i>Preserved</i>							
The Lineage (Ramsey Homes)				15			
Samuel Madden			66				
Ladrey			170				

\* Project also includes three units affordable at 80% AMI.

HMP TYPE OF ACTIVITY (continued from page 1)	FY24 Q1-Q2 Impact (Jul 2023 - March 2024)	Prior Reported Impact (Jan 2014-Jun 2023)	Total Impact (Jan 2014-Mar 2024)	Housing Master Plan (Jan 2014-Dec 2025)	
	Loans Closed/Grants Issued	Prior Closed/Issued	Total Closed/Issued	Target	Balance
<b>Rental Accessibility Modification Projects</b> [Grants]	1	22	23	24	1
<b>Homebuyer Loans</b> [Individuals served by first-time homebuyer assistance, and individuals receiving SPARC allocations]	14	97	111	72	-39
<b>Homeowner Rehab Loans/RTA Projects</b> [Rebuilding Together DC-Alexandria Grants =>\$5k]	4	134	138	240	102

HOUSING MASTER PLAN PROGRESS REPORT SUMMARY	FY24 Q1-Q2 Impact (Jul 2023 - March 2024)	Prior Reported Impact (Jan 2014-Jun 2023)	Total Impact (Jan 2014-Mar 2024)	Housing Master Plan (Jan 2014-Dec 2025)	
	Created & Preserved (Completed) Units/Loans Closed/Grants Issued			Target	Balance
<b>TOTAL</b>	46	1622	1668	2,000	332

HMP TYPE OF ACTIVITY	FY24 Q1-Q2 Impact (Jul 2023 - March 2024)	Prior Reported Impact (Jan 2014-Jun 2023)	Total Impact (Jan 2014-Mar 2024)	Adjusted Housing Master Plan (Jan 2014-Dec 2025)	
<b>Committed Affordable Units Lost Due to Expiration of Affordability</b>	0	-101	-101	2,000	433
101 North Ripley (housing assistance contract expired)		-76	-76		
Northampton Place (set-aside term of affordability expired)		-12	-12		
The Alexander (set-aside term of affordability expired)		-13	-13		

REGIONAL HOUSING INITIATIVE (RHI) TYPE OF ACTIVITY	FY24 Q1-Q2 Impact (Jul 2023 - March 2024)			Prior Reported Impact (Jan 2014-Jun 2023)	Total Impact (Jan 2014-Mar 2024)
	Completed	Underway	Pipeline	Prior Completed	Total Completed
<b>Workforce Affordable Units (70-80% AMI) Created, Converted from Existing Residential, or Preserved</b>	0	104	239	347	347
The Foundry (Block 6A) (also see above)				3	3
Ford + Park				10	10
Sanse (Glebe/Mount Vernon) Workforce Affordable Units		104		0	0
Parcview II (also see above)			73	0	0
Samuel Madden			86		
Ladrey			80		
<b>Converted</b>					
Parkstone (Avana) Apartments				114	114
Landmark Towers				154	154
Parc Square				66	66