



The new Beatrice Morrow apartment building at 3368 N.E. Martin Luther King Jr. Blvd. is housing developed by the African-American led non-profit, Portland Community Reinvestment Initiatives, Inc. (PCRI) and its pathway 1000 initiative, a 10-year plan to construct 1,000 new affordable homes and rentals, in particular for minority residents who have been displaced from inner north and northeast Portland.



A single bedroom living room on the fourth floor of The Beatrice Morrow apartment building, which sets aside 80 affordable apartments for families making up to 60 percent area median income.

First Preference Housing

CONTINUED FROM FRONT

ing has on harnessing people's potential.

"At the end of the day, this is about people. We have no idea who will walk these halls. We have no idea who will move into these apartments. We have no idea what doctors, what lawyers, what leaders will come out of this space," Holt said.

The \$26.7 building was also constructed under policies to hire minority owned and operated construction firms, including the main contractor Colas Construction, and Carleton Hart Architects, two black firms headquartered in northeast Portland.

Approximately 75 percent of the building's design-phase contract services were done through minority- and women-owned firms, PCRI said, as well as one third of the construction participation.

Citing the many black-owned companies that were contracted to make the building possible as compared to the lack of black construction work on MLK in his childhood, Colas Construction President Andrew Colas called on even more efforts in the future to lift up disadvantaged communities with economic opportunities.

"We are a for-profit company, but we have a non-profit mission. And that mission is to not only create housing, but to create jobs and to create economic development for all communities throughout the United States. And that's important because it leads to education and the future leaders of our country," Colas said.

The building's 80 apartments will be rented to families making no more than 60 percent of the area's median income—currently just \$49,000 for a family of four. Apartment sizes range from studio to three bedrooms, with the major-

ity being more than two bedrooms.

There have already been more than 1,500 applications over the course of two weeks for The Beatrice Morrow and a second affordable housing building under construction, an amount that far exceeds the capacities, officials said.

The city's unique right to return policy is intended as a way to make up for the role it has played in displacing many African Americans from inner north and northeast Portland neighborhoods.

Funds the city set aside for affordable housing construction geared to the African American community started at \$20 million in 2014, and has grown to more than \$100 million. The funds' intended use is to provide affordable housing for people with ties to historical black neighborhoods who became displaced by urban renewal projects and other gentrification beginning in the 1960s.

North by Northeast Community Health Center celebrates and honors Black History Month.

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