

Ronald Commons: Frequently Asked Questions

What is Ronald Commons?

Ronald Commons is a new development in Shoreline at 178th Street between Aurora Avenue North and Linden Avenue North. The project will include the renovation of the Ronald United Methodist Church (RUMC) building and a new construction, mixed-use building that will include 60 units of affordable housing, owned and operated by Compass Housing Alliance, and a 12,000 SF Integrated Service Center owned and operated by Hopelink. The Service Center will include a food bank, family services and financial education and assistance for low-income households. An internal courtyard, play area and walking path will create an integrated connection between the three program facilities.

How does affordable housing compare with transitional housing and shelters?

The Ronald Commons will be permanent, affordable housing. People will be able to live in their apartments for as long as they choose.

Who will be the resident population?

Residents will be a mix of single and family households. Half of the total number of units will be rented to households who earn 30% or below of the King County area median income, which for a family of 4 is \$26,460. Half of the units will be rented to households who earn 50% or below of the median

income, which for a family of 4 is \$44,100. The source of income for residents will vary. Many residents will work in service related occupations. Twelve of the units will be set aside for veterans who were previously homeless.

How will residents be selected?

Potential residents will go through a pre-screening process to determine if they are eligible for the housing.

What is the building construction schedule?

The new building will have an approximately 14 month construction schedule. The date for the start of construction will be late 2015.

What will happen to the 22 trees currently on the building site?

All the trees will be removed to allow for optimal space for construction. The good news is that some of the harvested wood will be used to build things like furniture (benches) for the church and the surrounding common areas. Additionally, a portion of the funds from the sale of the wood will pay for much needed upgrades of RUMC. How did we arrive at the decision to remove the trees? We consulted with a local arborist to find out more about the trees. We were interested to know if any of them are protected or old growth; neither is the case. After an on-site inspection we learned that there are two species on the site – Douglas-fir and western white pine. Among the trees there are symp-

toms of needle blight with dieback of needles and a large crack that goes through the trunk of at least one tree. This tree in particular has dead hanging parts and presents a risk to any targets below the tree. Many trees have been pruned by the utility company rendering at least one tree unable to grow larger in size. There are no large birds nests in the tree canopies and neither are there rare or unusual plants near the trees. Although we are sorry to be losing the trees, landscaping for Ronald Commons will include planting new trees on site for residents, parishioners and neighbors to enjoy for years to come.

What will your organizations do to become part of the neighborhood?

Compass Housing and Hopelink have connections to the Shoreline community that go back many years. Compass operates the Shoreline Veterans Program at 200th and Aurora, which provides transitional housing for male and female veterans. Hopelink's current Service Center and food bank is in the Aurora Square Shopping Center. As the Ronald Commons project moves through development we look forward to engaging with the community on our plans for the new facility. Throughout development we will provide updates on our website and through the Richmond Highlands Neighborhood Association News and the Shoreline Area News.