

# Eliza B. McCabe Townhomes

## AFFORDABLE FAMILY HOUSING

Named for a well-known Tacoma community activist, this housing development is part of a growing redevelopment trend in its central Tacoma neighborhood. This redevelopment is fueled in part by revised downtown residential zoning that resulted from a study prepared by Pyatok Architects for the City of Tacoma in 1999. The development- takes advantage of its sloping site by tucking the parking garages into the hillside, and keeping all of the dwelling units within one flight of stairs of the central courtyard. The courtyard's undulating walkways create a looped 'track' for tricycles and scooters.

This housing development serves families earning 30-60% of area median income in the central Tacoma neighborhood.

### PROJECT DATA

Owner/Client:	Intercommunity Mercy Housing of Washington
Project Location:	Tacoma, WA
Rental/For Sale:	Rental
Number & Type of Units:	(41) 2, 3 and 4 bedroom townhouses and flats
On-site Amenities:	Community room, management office, social service program office, computer facilities and laundry
Date of Completion:	July 2003
Site Area/Density:	.77 acres / 53 D.U.A.
Total Project Area:	55,613 SF
Parking Ratio:	1 space per unit
Approx. Construction Cost:	\$3,833,000

### AWARDS

Award of Merit, Gold Nugget Awards - Best Affordable Housing (30 DU/Acre).  
Puget Sound Regional Council Vision 20/20 Award for promoting a livable region by helping implement the regional growth management economic and transportation strategy.

