



# Multifamily Property Tax Exemption

City of Tacoma | Community and Economic  
Development Department

City Council Meeting

May 3, 2022

Resolution No. 40964 and 40965



## Overview



- Resolution 40964
- 12 year MFTE
- 2502 Pacific Avenue
- Downtown Regional Growth Center
- 199 Units

# Overview



Number of units	Type of Unit	Average Size	Expected Rental Rate
<b>Market Rate</b>			
73	Studio	257	\$1300
75	1 Bed, 1 Bath	358	\$1500
11	2 Bed, 2 Bath	546	\$1725
<b>Regulated Rate</b>			
19	Studio	257	Up to \$1425 w/ utility
19	1 Bed, 1 Bath	358	Up to \$1629 w/ utility
2	2 Bed, 2 Bath	546	Up to \$1832 w/ utility

# Location



City of Tacoma | Proposed Property Tax Exemption Project  
 2502 PACIFIC AVE, Tacoma, WA 98402  
 2025040011, 2025040032, 2025050042



## Fiscal Implications



<b>Taxes Generated</b>	
Projected Total Sales Tax <b>Generated</b> for City	\$2,152,000
Projected Sales Tax <b>Generated</b> for City by construction	\$416,000
<b>Total Projected Sales Tax Generated</b>	<b>\$2,568,000</b>
<b>Taxes Exempted</b>	
<b>Projected Total Taxes to be Exempt by City</b>	<b>\$1,050,000</b>
<b>Net Positive Impact</b>	<b>\$1,518,000</b>

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## Overview



- Resolution 40965
- 8 year MFTE
- 1301 Fawcett Avenue
- Downtown Regional Growth Center
- 277 Units

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# Overview

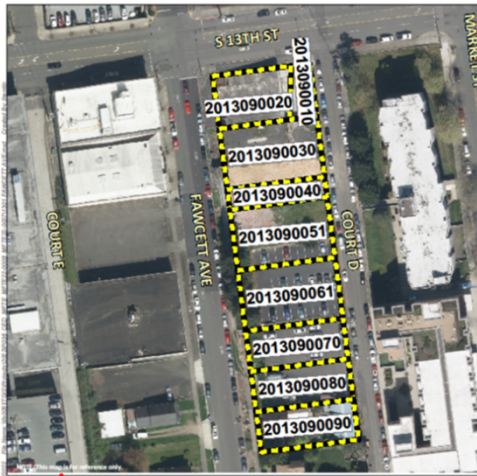


Number of units	Type of Unit	Average Size	Expected Rental Rate
	<b>Market Rate</b>		
58	Studio	587	\$1775
140	1 Bed, 1 Bath	711-1124	\$2000-2350
79	2 Bed, 2 Bath	1214	\$2875

# Location

## City of Tacoma | Proposed Property Tax Exemption Project

1301 FAWCETT AVE, Tacoma, WA 98402  
 2013090020 2013090010 2013090030 2013090040  
 2013090051 2013090061 2013090070 2013090080 2013090090



# Fiscal Implications



<b>Taxes Generated</b>	
Projected Total Sales Tax <b>Generated</b> for City	\$2,004,000
Projected Sales Tax <b>Generated</b> for City by construction	\$1,100,000
<b>Total Projected Sales Tax Generated</b>	<b>\$3,104,000</b>
<b>Taxes Exempted</b>	
<b>Projected Total Taxes to be Exempt by City</b>	<b>\$1,842,000</b>
<b>Net Positive Impact</b>	<b>\$1,262,000</b>



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