APPLICATION

PROPERTY TAX EXEMPTION FOR LOW-INCOME HOUSING HELD BY CHARITABLE, NONPROFIT ORGANIZATIONS

(For Office Use Only)

City of Wilsonville, Oregon

Date Received: _____

$250 Application Fee ____________

$50 Renewal Fee ______________

Receipt No. ___________________

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Section A – Applicant Information

Corporate Name: Accessible Living Inc.

Address: 14825 SW Murray Schools Dr. Suite 110 PMB 606

Telephone: 503-272-890 (Business) 503-740-3931 (Residence (Optional))

Email Address: karen@housingindependence.org

Chief Executive Officer: Karen Voiss

Contact Person: Karen Voiss

Telephone: 503-272-8908

Section B – Property to be Considered for Exemption

(Sections B, C, and D must be filled out for each building for which you are requesting a tax exemption)

Organization: Wiedemann Park Apartments Limited Partnership

Property Address: 29940 SW Brown Road., Wilsonville, OR 97070

Assessor's Property Tax Account Number(s): #00810590, #05001064

(Be sure to identify all account numbers for both land and improvements on the property for which you are requesting tax exemption, in some cases, land and improvements may have separate property tax account numbers.)

Total number of residential units in the building: 58

Number of residential units occupied by very low-income people: 57

Total square feet in building: 45.999

Total square feet used to house very low-income people[4] - 45,999

Section C – Leasehold Interest in Eligible Property

Do you own the property in question? Yes

If you answered "no" to the above question, do you have leasehold interest in the property?
Yes No

If yes, please include a statement describing how, as the nonprofit organization, you are obligated under the terms of the lease to pay the ad valorem taxes on this property or other contractual arrangement such that the property tax exemption benefits accrue to the nonprofit agency and the residential tenants served rather than the owner or corporation from whom you lease.

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[4] This includes halls, baths, dining, and other space dedicated to residential use. Retail uses and other accessory uses not related to residential use are not to be counted.

Section D – Description of Charitable Purpose/Project Benefit (Use for multiple projects if same conditions apply)

Will the cost savings resulting from the proposed tax exemption enable you to do the following?

1. Reduce the rents that your very low-income residential tenants pay on the property in question? Yes If so, by approximately how much? $308,328
2. Provide greater services to your very low-income residential tenants? No.
3. If yes, in what way(s)? ______________________________

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4. Provide any other benefit to your very low-income residential tenants? No

   If yes, please explain: ______________________________

If you lease the property identified in this application, to what extent does your lease agreement coincide with the timeframe of the qualifying tax year? Please Explain:

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Section E- Declarations

Please read carefully and sign below before a notary.

1. I have attached to this application the IRS declaration of the status of application as a tax exempt corporation under 26 U.S.C. Section 501(c)(3) or (4).
2. I am aware that the income qualifying tenants must meet the income guidelines in accordance with 42 U.S.C. Section 1437 (a)(b)(2) as amended. See Attachment A, Income Eligibility Schedule). Tenant incomes do not exceed these limitations, as I verily believe.
3. I am aware of all requirements for tax exemption imposed by ORS 307.540-307.545 (Chapter 660 Oregon Laws 1985, as amended by Chapter 756 Oregon Laws 1987) and implemented by Resolution No. 1854 of the City of Wilsonville.
4. The above-described properties qualify or will qualify upon completion of any rehabilitation improvements and subsequent occupancy by very low-income residents for property tax exemption within 30 days of the April 1st application or the date of approval.

By: ______________________
Agency Asset Manager (Signature)

Elle Parish
Agency Asset Manager (Print or typed)

For: Accessible Living Inc. _
Corporate Name (Print or type)

Subscribed and sworn to before me this 9 day of January, 2026.

Janine Marie Amodeo
Notary Public For Oregon
My Commission Expires: 12-22-2028

OFFICIAL STAMP
JANINE MARIE AMODEO
NOTARY PUBLIC - OREGON
COMMISSION NO. 1054591
MY COMMISSION EXPIRES DECEMBER 22, 2028

PINEHURST
MANAGEMENT

January 08, 2026

Wiedemann Park is comprised of 34, 1-bedroom apartments and 24, 2-bedroom apartments. One-bedroom allowable rent is $1,396 per unit for a total allowable of $47,464 monthly. The two-bedroom allowable rents are $1,675, for $40,200. The total allowable monthly rents are $87,664.

The actual total monthly rents are $61,970. The difference is $25,694 * 12= $308,328 in annual savings.

Units are exclusively available to low-income people meeting the 2025-2026 income eligibility schedule. Any unit that goes vacant will be occupied within a year.