



The Faircliff Achieves Phius CORE 2021 Certification



July 2026, Washington, DC – Somerset Development’s The Faircliff has been granted Passive House Phius CORE 2021 Certification, which is among the most rigorous building performance standards in North America.

Achieving this certification requires exceptional coordination across the design, construction, and commissioning teams to deliver a building with outstanding energy efficiency, superior air tightness, continuous quality assurance, and verified performance.

For residents, that translates into healthier indoor air, greater comfort throughout the year, quieter living spaces, and lower utility costs. For owners, it means reduced operating expenses, improved building durability, and long-term resilience. For the broader community, high-performance buildings reduce environmental impact while demonstrating that affordable housing can set a new standard for sustainability, resilience, and long-term value.

Developed in partnership with The Jonathan Rose Companies, New Community Partners, and Housing Up, The Faircliff is a new 125 unit all-affordable and all-electric building featuring a range of green design elements including a 67 kW solar-integrated green roof, 19 EV charging spaces, ENERGY STAR appliances, and healthy building materials that reduce environmental impact.

This certification is the culmination of the vision of Somerset Development and our development partners, combined with the efforts of all team members involved including design firm Eric Colbert & Associates, engineering firm Staengl Engineering, and general contractor John Moriarty & Associates of Virginia.

Located at 2641 14th Street, NW in Washington, DC, The Faircliff is also LEED Platinum certified for its energy performance, sustainability, and resident well-being.

Somerset Development Company, LLC focuses on the development and preservation of affordable housing as well as mixed income, mixed-use and market-rate residential properties, specializing in the revitalization of urban communities through the redevelopment of distressed properties. Since our founding in 2000, our mission is to achieve comprehensive and sustainable community revitalization by partnering with tenant associations, community organizations, non-profits, local businesses, and organizations in the public sector that share Somerset's vision, while also investing in quality resident services programs to support our residents in these underserved communities.

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