

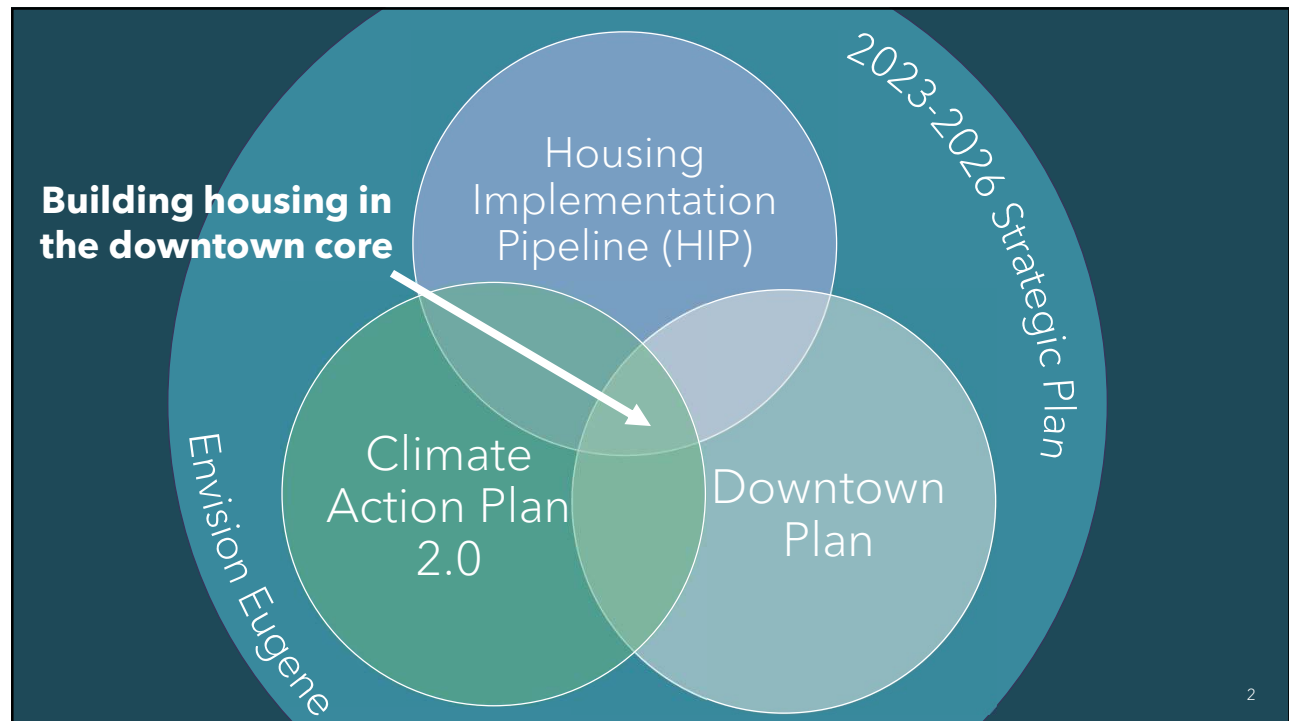
DOWNTOWN CORE HOUSING INITIATIVE: DOWNTOWN FEE ASSISTANCE



Urban Renewal Agency of the City of Eugene
May 22, 2024

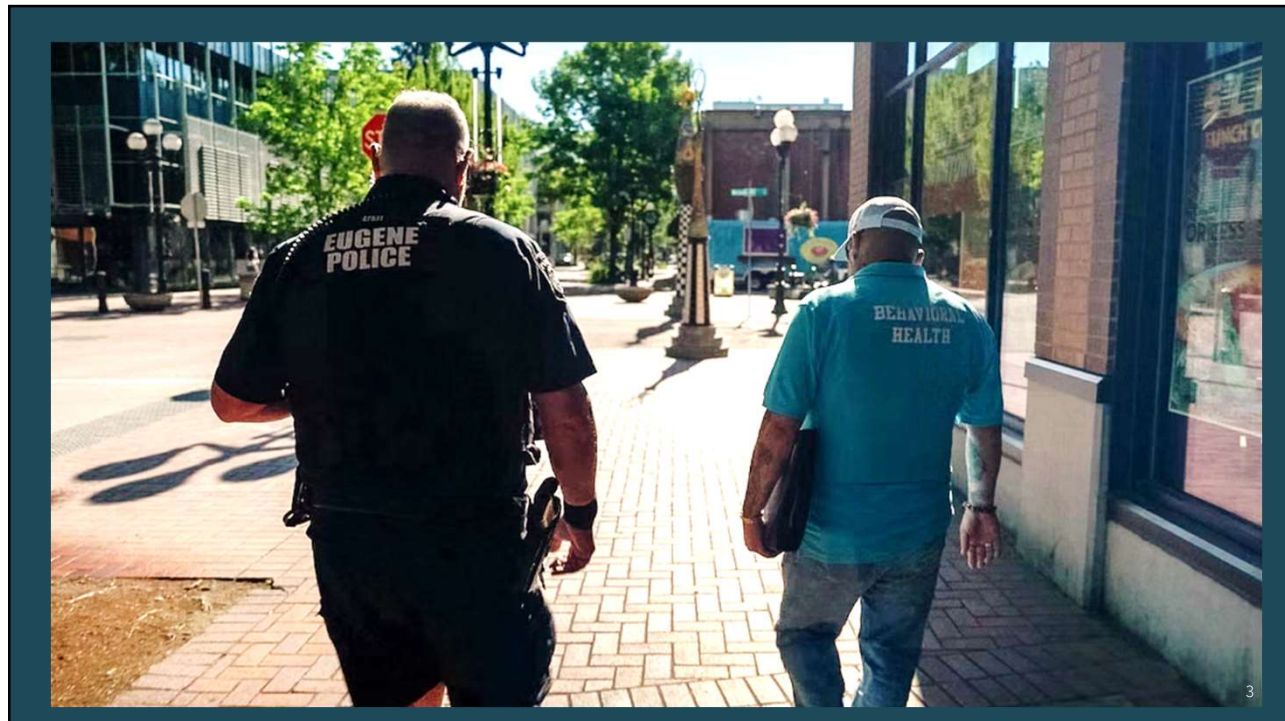
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Physical Improvements to Increase Safety and Comfort



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Physical Improvements to Increase Safety and Comfort



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Downtown Housing Challenges

- Small sites
- Constrained sites
- Logistics
- Existing buildings
- Existing tenants

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Downtown Core Housing Initiative

Two Potential Pilot Programs

**Downtown Fee
Assistance**

Today

**Accelerated
MUPTE**

June 24

**Property
Acquisition/
Disposition**

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Attachment A

Downtown Fee Assistance

Pay for costs of government-imposed fees (e.g. SDCs, permits)

- Estimated \$10,000 to \$12,000 per unit

Included in both recent Urban Renewal Plan Amendments

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Downtown Fee Assistance – Proposed Criteria



Minimum units

4 if new construction

2 if conversion

If demo, increase by 50%



Density – 25 units per acre



Urban Design Review



Project Need

Staff evaluation
using criteria
approved by
Agency Board

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Downtown Fee Assistance – Proposed Boundary

Downtown Urban Renewal District

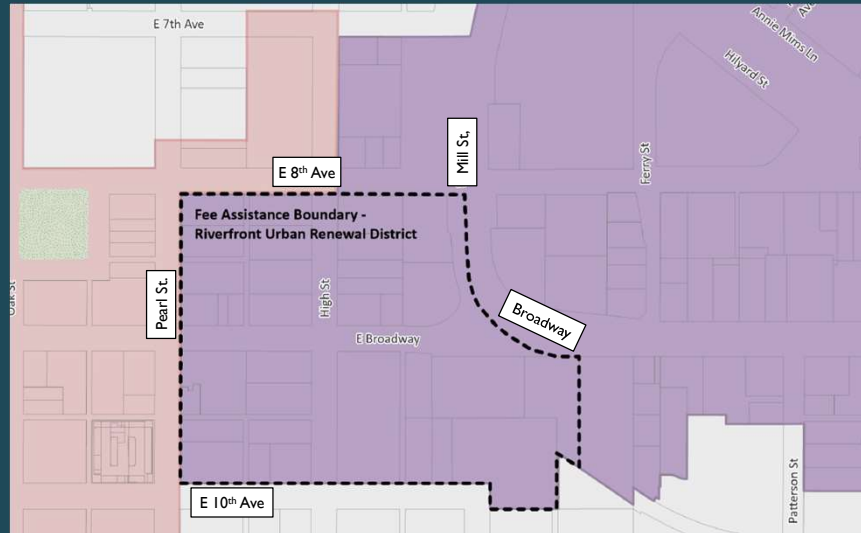


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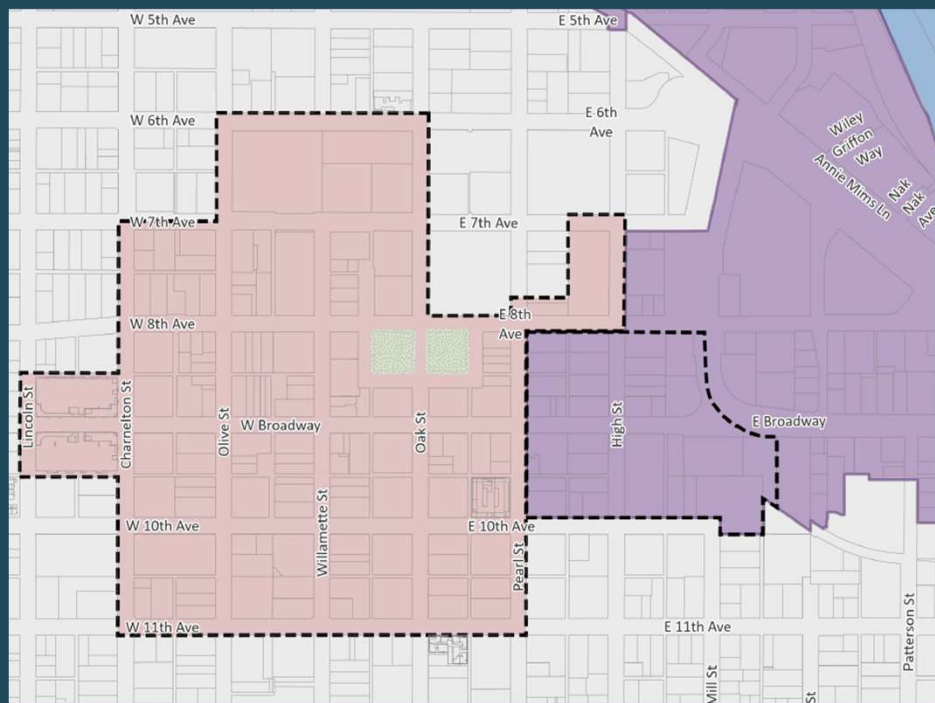
Downtown Fee Assistance – Proposed Boundary

Riverfront Urban Renewal District



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Downtown Fee Assistance – Potential Next Steps

- 2 Resolutions for Agency Board consideration
- Implementation
 - Develop application materials
 - Establish internal processes
 - Market the program
 - Funding allocation during normal budgeting process
 - Downtown District: \$3 million
 - Riverfront District: \$1.5 million

5-year pilot
(metrics at
2 years)

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Downtown Fee Assistance - Agency Board Options

1. Adopt either or both resolution(s) Agency Director recommendation
2. Revise the Downtown Fee Assistance program and bring back modified resolution for action
3. Do not move forward at this time



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