*WE WANT YOUR INPUT*

*2015 Madras Downtown Action Plan*

From September to December, 2015, the City of Madras is looking for your input on how to improve downtown Madras as part of an updated action plan. What kinds of investments should the City make? What incentives should be available for business owners and potential investors? How can the downtown community play a part? These are all questions we hope to answer through this process.

**Open House: November 2 from 4-6 PM at City Hall**

We will present what we’ve learned so far from stakeholder outreach and solicit new ideas from the Madras community. Please spread the word and plan on attending this event to help shape the future of Madras through the use of the urban renewal program.

Delicious refreshments provided.

**More Information and One-on-One Conversations**

If you would like to talk directly to the project team, or would like more information, please get in touch with Nicholas Snead, Community Development Director, 541.323.2916, nsnead@ci.madras.or.us Project Website URL

**Background**

The City of Madras established an Urban Renewal District and adopted an Urban Renewal Plan for the commercial district in July 2002 with the goal of meeting the City's economic development objectives through rehabilitation of older and historic structures, redevelopment of key sites, improving transportation and utility facilities in the renewal area, assisting with the construction of needed public facilities, and creating public amenities. The Plan is implemented by the Madras Redevelopment Commission. To assist in the implementation of the Urban Renewal Plan, the City developed an initial Urban Revitalization Action Plan (Action Plan) in 2005.

Since that time, over $3.4 million has been spent of the District’s $14 million Maximum Indebtedness (the total amount that can be spent of projects, programs and administration throughout the life of the urban renewal district) on projects, including but not limited to, property acquisition and remediation, building façade improvements, infrastructure improvements, parks and open space improvements, including the north gateway and the Sahalee Park improvements, and financial assistance for an aquatic center, new hotel, and movie theater.

Beginning in 2010, circumstances changed within the District as a result of the larger economic recession. In particular, the District’s tax collection rate has been reduced by 20% and property values have significantly declined. Fiscal Year 2015-2016 will be the first year that property values will increase in the District since 2010 which in turn will be the first year the District has projected additional tax increment revenues. For these reasons, it is the desire of the Madras Redevelopment Commission to update the 2005 Action Plan.