



RESOLUTION
(53 - 2014)

**A RESOLUTION OF THE CITY OF FAIRVIEW CITY COUNCIL REQUESTING
DESIGNATION OF A VERTICAL HOUSING DEVELOPMENT ZONE**

WHEREAS, the proposed VHDZ includes properties zoned as Town Center Commercial and those that are designated as Main Street and Town Center on the Metro Region 2040 Plan, in accordance with criteria in Oregon's Administrative Rule 813-013-005. A map of the area is attached as Exhibit A; and

WHEREAS, developing more housing units through mixed use development in these designated areas will support the existing and future commercial development; and

WHEREAS, the establishment of a VHDZ encourages vertical housing projects that combine commercial uses and residential units in the same building. Projects approved within a VHDZ may qualify for a partial exemption from certain property taxes for a period not to exceed ten consecutive years; and

WHEREAS, a VHDZ designation is likely to create long-term community wealth through larger, mixed use buildings that will be fully taxed after the partial abatement period ends; and

WHEREAS, the City Council has determined that a VHDZ should be established within the area identified on Exhibit A and wishes to seek designation of the VHDZ as allowed by state law.

NOW, THEREFORE, BE IT RESOLVED BY THE FAIRVIEW CITY COUNCIL AS FOLLOWS:

Section 1 The City Council of the City of Fairview hereby authorizes staff to submit an application to the State of Oregon Housing and Community Services Department to establish a Vertical Housing Development Zone in the area designated in Exhibit A, and to carry out all responsibilities required of an applicant under ORS 307.841 – 307-867 and otherwise under state law.

Section 2 City staff shall provide a copy of this Resolution to the State of Oregon Housing and Community Services Department together with the VHDZ application and such other documents and information as the Department may require.

Resolution adopted by the City Council of the City of Fairview, this 15th day of October, 2014.

Mayor, City of Fairview
Mike Weatherby

ATTEST

City Recorder, City of Fairview
Devree Leymaster

