

**N/NE Community Development Initiative
Fostering Prosperity Among African Americans and People of Color
Draft 5-Year Action Plan**

Goal:

The goal of the N/NE Community Development Initiative (CDI “Initiative”) is to foster economic prosperity among African Americans and People of Color by participating in, benefiting from and contributing to the local, regional and global economies.

PDC recognizes that the destabilization of the African American community within the Interstate Corridor URA has significantly restricted access to employment and wealth creation opportunities, thereby, weakening the community capacity to produce economic opportunities and support cultural/community assets. The Draft Plan, and the investments are, therefore, specifically pointed to ensuring that with the remaining Interstate Corridor economic development resources are directed towards the community that has been most negatively impacted by the changes.

Summary of Proposed Investments:

This Draft Plan proposes to invest the remaining \$32 million in economic development resources in the Interstate Corridor Urban Renewal Area in the following ways. For more detail see page two or the full Draft Action Plan.

Objective	Investment Amount
Objective 1: Foster Multi-Generational Wealth Creation	\$19 M
Objective 2: Create Vibrant and Culturally-Relevant Spaces	\$10.5 M
Objective 3: Increase Access to Jobs	\$2.5 M
Total	\$32 M

Who Has Access:

TIF investments will be prioritized as follows:

- ✓ Business owners, property owners and residents of color who owned businesses, owned property or lived in the Interstate Corridor URA boundaries prior to its establishment in 2000.
- ✓ Existing African American owned businesses and property owners
- ✓ Other businesses and property owners of color
- ✓ Investments in traded sector and high growth firms who make commitments to diverse hiring practices through a Public Benefit Agreement.

Oversight Committee:

PDC will establish an Oversight Committee (OC) comprised of community stakeholders that will guide implementation of the Action Plan.

Investing the \$32 Million in Tax Increment Financing

Objective 1: Foster Multi-Generational Wealth Creation	Outcomes	Total Over 5 Years
<p>Promote Property Ownership and Redevelopment</p> <ul style="list-style-type: none"> • Provide Financing and Support for Property Improvements and Redevelopment: Assist to property owners to improve and develop their underutilized and underdeveloped commercial and residential properties. 	40 property owners assisted with loans and matching grants	\$8 M
<p>Promote Business Ownership and Growth:</p> <ul style="list-style-type: none"> • Provide Financing for Small Business Growth: Assist small business growth through grants and loans: • Create Affordable Retail Space: Assist emerging or displaced small businesses owners by creating affordable commercial space. 	75 businesses assisted with loans, matching grants and/or affordable space.	\$6 M
<p>Invest in New and Existing Homeowners</p> <ul style="list-style-type: none"> • Support Homeownership: Expand the availability of PHB’s Down Payment Assistance Loan program to those with incomes between 80-120%. • Expand Home Repair Program: Expand the availability of PHB’s Single Family Home Repair Programs to those with incomes between 80-120%. • Promote Accessory Dwelling Units: Expand proposed PHB programming to support development of accessory dwelling units and cottage homes to those with incomes between 80-120% of median family income. 	60 homeowners assisted with loans for down payments, home repairs and accessory dwelling units	\$5 M
Objective 2: Create Vibrant, Culturally-Relevant Spaces	Outcomes	Total Over 5 Years
<ul style="list-style-type: none"> • Invest in Anchor Projects: Invest in community-driven, anchor projects that celebrate and honor Portland’s African American culture and history. 	1-2 loans for anchor projects	\$8 M
<ul style="list-style-type: none"> • Invest in Community Livability Projects: Build community prosperity by supporting the growth, development and sustainability needs key community-based organizations that serve the African American community, particularly those who drive economic development outcomes. 	8-12 Community Livability Grants to non-profit organizations	\$2.5 M
Objective 3: Increase Access to Jobs	Outcomes	Total Over 5 Years
<ul style="list-style-type: none"> • Invest in Middle Wage Job Growth and Workforce Diversity: Support high growth and traded sector businesses who commit to workforce diversity. 	4-10 high growth or traded sector business loans with public benefit agreements	\$2.5 M

Notes:

- ✓ Grants: 1:1 matching grants of up to \$50,000 are for property and tenant improvements.
- ✓ Loans: Interest rates for business and property improvement loans are currently 3.5% - 6.5%.
- ✓ Tax Increment Financing (TIF) resources can ONLY be used for the planning and implementation of physical improvements (by State Law).