



BOARD OF COMMISSIONERS

AGENDA REQUEST & STAFF REPORT

MEETING DATE: January 30, 2023

SUBJECT: Update from City of Bend on its Multiple Unit Property Tax Exemption Program

RECOMMENDED MOTION: NA/no action needed at this time

BACKGROUND AND POLICY IMPLICATIONS:

In August 2022, the Bend City Council adopted a local Multiple Unit Property Tax Exemption (MUPTE) program to support development and redevelopment goals in Bend's core and transit-oriented areas. The program is available for multi-story residential projects in certain areas of Bend that provide three or more units and provide at least three public benefits such as a certain percentage of units dedicated at middle income or affordable rental levels, providing energy efficient buildings, public open space, and more. In order for projects to qualify for the tax exemption to apply to the full tax dollar, each individual project will need to be approved by board resolution of 51% of the combined levy of taxing districts.

Allison Platt, Core Area Project Manager for the City of Bend, will give an overview of the program and provide options for the Board's future evaluation of MUPTE applications.

More information is available online at:

[Multiple Unit Property Tax Exemption Program | City of Bend \(bendoregon.gov\)](https://www.bendoregon.gov/multiple-unit-property-tax-exemption-program)

BUDGET IMPACTS:

Budget impacts will vary according to the specific project. Multi-unit residential projects of three or more units can apply to receive a ten-year property tax exemption on structural residential improvements. Commercial improvements and parking may also be exempt if required by applicable design standards.

ATTENDANCE:

Nick Lelack, County Administrator

Allison Platt, Core Area Project Manager for City of Bend