



## ***Enterprise Zone***

**The City of Monmouth** is pleased to offer Enterprise Zone incentives to new and expanding businesses in Monmouth. The program provides a 100% property tax waiver for 3 – 5 years to eligible businesses that locate within the Enterprise Zone. The tax waiver applies to new construction, modification or expansion of existing businesses as well as some machinery and equipment used for production

**Qualified new or expanding firms** may also be eligible for additional incentives offered by the City of Monmouth, including:

- Reduction in fees for permits
- Discount in Systems Development Charges (SDC)
- Reduction in fees for sewer and water connection

**Qualified firms** must receive at least 75% of their gross annual receipts from non-retail sales of goods to other businesses. Firms must not receive more than 25% of revenues from retail sales to the general public.

**Eligible firms** must locate within the boundaries of the Enterprise Zone. New businesses in the Zone must increase employment by one full-time position in the first year of tax abatement. Existing expanding firms must increase their average number of full-time personnel by 10% during their first year of tax abatement.

**To prevent displacement** of workforce and negative regional competition, a business will cease to qualify if it is proven to have permanently curtailed operations of a competing firm within the region. The Enterprise Zone program is intended to increase employment throughout the region and the State and therefore will not be available if a firm is shown to significantly reduce employment in the area it wishes to leave.

**Pre-certification is required** of firms wishing to participate in the Enterprise Zone program. Pre-certification must occur prior to any real estate purchase, construction or capital improvement project. The pre-certification process does not guarantee eligibility for a firm, but will allow City staff to work with business owners and the State to initiate the Enterprise Zone eligibility. Pre-certified firms are required to enter a “first-source hiring agreement” with a publicly funded job training and support provider, but firms retain the right to hire any qualified applicant.

**The City of Monmouth** is dedicated to the growth and expansion of businesses currently in Monmouth, as well as the recruitment of diverse and viable new businesses to the area. The City is committed to working directly with business owners to facilitate construction and/or expansion and will provide staff assistance to all business owners seeking to take advantage of the Enterprise Zone program.

**For more information** on the City of Monmouth and the Enterprise Zone, please contact City manager Scott McClure at: 503-751-0146 or [smcclure@ci.monmouth.or.us](mailto:smcclure@ci.monmouth.or.us)