



City of Tacoma
Community and Economic Development Department

Tacoma's Downtown Business Improvement Area

On March 26, 2019 at approximately 5:30 P.M., the Tacoma City Council will hold a public hearing in Council Chambers hearing on the topic changing the assessment rates and approving the 32nd year (May 1, 2019 - April 30, 2020) of the Business Improvement Area (BIA) work plan and budget.

The BIA was established in April 1988 and continued by Ordinance for three more ten-year periods in 1998, 2008 and 2018. The purpose of the BIA has been to provide additional security, maintenance and marketing services for Tacoma's primary commercial area.

The mission of the BIA is to provide common services for property owners and to be an advocate for the general economic well-being of downtown property owners.

This proposed ordinance authorizes the levy of the 32nd year of the renewed BIA annual assessment upon buildings and other real estate within the BIA boundaries for the period of May 1, 2019 through April 30, 2020. The BIA assesses each ratepayer for two categories, a "Use Rate" and a "Land Rate". The Use Rate is split into High Intensity Use Rate and Low Intensity Use Rate. The High Intensity Use Rate is assessed to improved property and the Low Intensity Use Rate to undeveloped and surface area parking lots. The Land Rate applies to all parcels. The assessment rates for the 32nd year of the renewed BIA will be \$0.12 per square foot for the High Intensity Use Rate, \$0.06 for the Low Intensity Use rate and \$0.04 for the Land Rate.

The income collected is projected to be \$1,279,589, which is 15% percent higher than the previous year. The total expenditures are projected to decrease two percent to \$1,279,580.

For the past several years, the BIA has been drawing on reserves to balance the budget. With this proposed change in rates and spending, the BIA will no longer be drawing on its reserves and will have a balanced budget.

Contact: Debbie Bingham, Economic Development, 253-591-5117