

COUNCIL RESOLUTION No. 8-2025

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, GRANTING AN EXEMPTION FROM PROPERTY TAXES UNDER OREGON REVISED STATUTE (ORS) 307.540 TO 307.548 FOR ANY QUALIFYING NONPROFIT LOW-INCOME HOUSING PROJECT WITHIN CITY LIMITS.

WHEREAS in response to rapidly rising residential rents and a lack of affordable housing options for low-income families, the City Council declared a housing emergency in Milwaukie on April 19, 2016, and continues to explore opportunities to provide affordable housing across a range of different income spectrums, and

WHEREAS ORS 307.540 to 307.548 authorizes property tax exemptions for affordable housing owned by nonprofit corporations and occupied by low-income persons, and the city wishes to adopt the policy set forth in those sections, and

WHEREAS the City Council has requested that the North Clackamas School District (NCSD) agree to the policy of exemption under ORS 307.540 to 307.548 and thereby allow the exemption of property taxes levied by the school district for qualifying properties within the city limits; and

WHEREAS the city and NCSD property tax levies jointly comprise more than 51 % of the total combined rate of taxation for all properties in Milwaukie, and

WHEREAS on May 9, 2024, the NCSD Board of Directors adopted Resolution R23/24-71 approving a property tax exemption program for qualifying properties in Milwaukie; and

WHEREAS on April 16, 2024, the City Council adopted Resolution 16-2024 granting a tax exemption for ten years, however due to a typographical error, staff has brought a new resolution for Council to adopt with the correct ten-year date.

Now, Therefore, be it Resolved as follows:

Section 1: The City of Milwaukie adopts the provisions of ORS 307.540 to 307.548 city-wide.

Section 2: The finance director is directed to provide an annual report of eligible projects that were approved in the prior 12-month period for the school district and other taxing districts' records.

Section 3: This resolution is to remain in effect until **June 30, 2034**, unless otherwise extended by amendment or new resolution.

Section 4: This resolution is effective upon adoption.

Introduced and adopted by the City Council on **February 4, 2025**.



Lisa M. Batey, Mayor

ATTEST:



Scott S. Stauffer, City Recorder

APPROVED AS TO FORM:


Justin D. Gericke, City Attorney