

City of Canby

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PRESS RELEASE

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Canby Approved for Vertical Housing Zone – Hopes to attract new retail and housing development downtown

The City of Canby just received approval for its Vertical Housing Zone application from the State of Oregon. Having this zone gives Canby a compelling incentive to attract mixed use residential/retail development to our downtown core. The zone provides a 10-year property tax abatement that increases from 20% to 80% for each floor of housing above ground floor retail space.

Encouraging residential mixed use development downtown helps to create a vibrant retail environment, and provide residents easy access to transit, the library, city services, retail shops, restaurants and more. It will also increase long-term community wealth through larger, mixed use buildings that will be fully taxed after the partial abatement period ends.

This program is especially timely now. The City has five downtown buildings and up to one city block for sale and redevelopment. There are very few vacant retail spaces in our downtown and no higher density housing. The supply for higher density housing in Canby is aging, very tight, with low turnover and rents ranging from \$580 to \$1,450. Demand for close in, walkable residential development is high. Encouraging mixed use and more downtown housing implements Canby's Vision, Downtown Plan and Economic Development Strategy.

All of the affected taxing districts in the City are on board with the program. Canby's City council has unanimously supported the application at two council meetings this fall and approved a supporting resolution November 19th. In Clackamas County, Canby joins the City of Milwaukie and Oregon City in offering this incentive.


For more information please contact Renate Mengelberg at 503-266-0701 or at mengelberg@ci.canby.or.us.

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City of Canby Properties Available For Sale, Lease or Redevelopment



- ❶ Library: 292 N Holly St. 10,975 sf building on 0.26 acre lot
- ❷ Police Station: 122 N Holly St. 6,000 sf building on 0.14 acre lot
- ❸ Transit/Finance: 133 NW 2nd Ave. 1,950 sf building on 0.17 acre lot
- ❹ Development Services: 111 NW 2nd Ave 5,450 sf building on 0.13 acre lot
- ❺ City Hall / Council Chambers 170 NW 1st/182 N Holly on .23 acre lot

 Whole Block Redevelopment Opportunity

