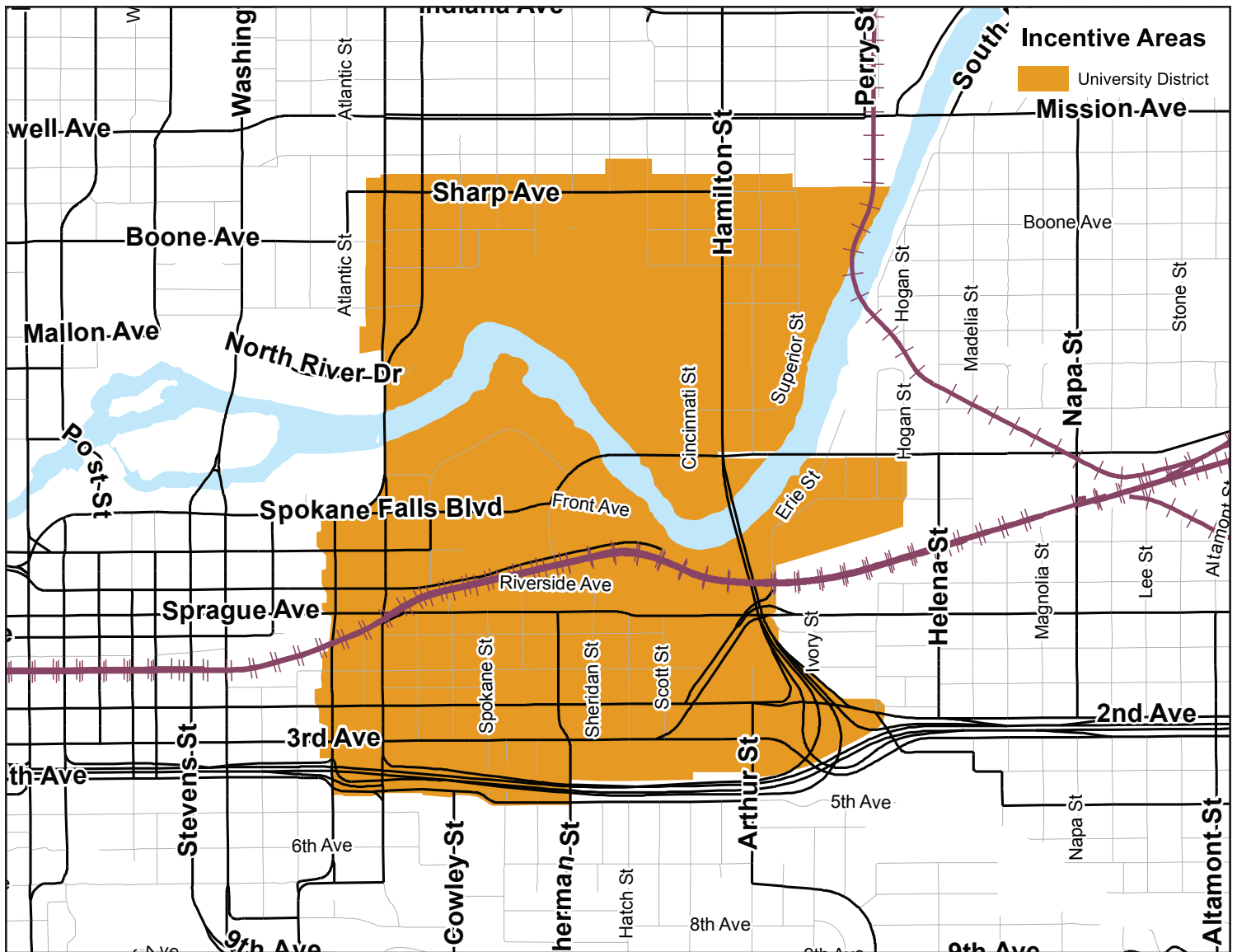


# University District

Live, Work, Learn, Play: Innovation at your doorstep!



The Spokane University District is the confluence for innovation, discovery, entrepreneurship, scholarship and neighborhood development.

- Walk to Downtown along the Spokane River, and through some of Spokane's finest historic residential neighborhoods.
- Home to five higher education institutions, with growing student enrollment and programs including the new WSU Medical School.
- Proximity to the medical district, center of the regional health care industry, worth over a billion dollars with more than 35 thousand jobs.
- The Centennial Trail bisects the District providing alternative transportation and recreation.
- The district's population is twice as diverse as the rest of the city or county.
- A vast amount of underdeveloped land ready for your project.

For more information about the redevelopment underway visit University District page [www.SpokaneUniversityDistrict.com](http://www.SpokaneUniversityDistrict.com) or connect with the City's area expert, Andrew Worlock, Associate Planner, [aworlock@spokanecity.org](mailto:aworlock@spokanecity.org), 509-625-6991 direct or 509-625-6300 office.



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## City Partnership Incentives Available



Financial  
Incentive  
Plan

- Historic Preservation Tax Exemption
- ROW improvement requirements waived prior to public investment
- Home Improvement Tax Exemption
- Multi-Family Tax Exemption
- General Facilities Connection (water & sewer) Waiver
- Tax Increment Financing (TIF)
- Traffic Impact Fees Due at Occupancy
- Brownfield Remediation
- Blight Remediation
- Urban Utility Installation Program
- Commercial Rate Clarification policy for existing building redevelopment

## Target Area Assistance



Revitalization  
Planning

- Public Private Partnership – University District Public Development Authority
- University District Master Plan (2004)
- Zoning in place
- Sub-area and Implementation Plans



Target Area  
Development

- Major Projects
  - U-District Gateway Pedestrian Bridge
  - MLK Way Phase II
  - Division Street Corridor streetscape improvements
  - WSU Medical School
  - East Sprague Avenue Phase II
  - Ben Burr Trail
  - Integrated stormwater improvements

- Core Commercial Infrastructure Improvements
- Utility Improvements (integrated planning)



Economic  
Development  
Assistance

- Ombudsman Assistance for Applicants
- Creating ROW improvement agreements
- Assistance securing Federal, State and County Incentives
  - Community Empowerment Zone (CEZ)
  - Historically Underutilized Business Zones (HUBZone)
  - State B&O Tax Credits (no City B&O tax)
  - Manufacturing Incentives (Food Processing, Aerospace, Tech, Distribution. . . )
  - New Market Tax Credit Eligible
  - Innovative Partnership Zone