

Urban Renewal Projects

1. **Sewer Plant:** This project would support the \$20,000,000 water restoration plant expansion and will benefit the entire city. 18 percent contribution from the Urban Renewal Area.
2. **Water Plant:** This project would support the \$56 million project of replacing the water treatment plant. This too will benefit the entire City of Grants Pass. 18 percent contribution.
3. **North End Improvements:** Water, sewer, and transportation are needed in this industrial area prior to further development. Proposed Urban Renewal Area participation at 25 percent would help in development and expansion.
4. **South East Industrial (Spalding):** The City has a limited amount of industrial area and in order for the property to develop, it needs sufficient infrastructure which would include a sewer lift station to accommodate the topography in order to provide sufficient city sewer services. Water fire flow requirements would require a new reservoir. Proposed Urban Renewal Area participation of 25 percent in this project could open this area up for development and expansion.
5. **North 6th and 7th Street Corridor:** Visitor's first impressions of Grants Pass are made as they come into the city through these areas. There is a need for façade improvements, landscaping, public restrooms, public parking, and improvements that would visually enhance this corridor and add to the appeal of downtown and the City.
6. **Blighted building removal and/or replacement:** There are several blighted buildings that are prime real estate opportunities being underutilized. The removal and restructuring in key development areas would attract new investment in the community. Incentives could influence property owner's future development.
7. **Southern Section of NW industrial area:** Water, sewer, and transportation improvements are needed in this area. Proposed participation of 25 percent would open this area up for development and expansion.
8. **Vine Street:** Infrastructure, water, sewer, and transportation needed to support further development. 25 percent participation in this project would be helpful.
9. **Building Rehab Program:** This project would focus on rehabilitating unsightly or uninhabitable buildings. The program could set up low or no-interest loans, or could include a grant element. The purpose would be to encourage private investments by improving facades, interior improvements, and perhaps the associated public infrastructure and access spaces connected to the buildings.
10. **Business Incubator (Innovation Hub/Makerspace):** This project would support small businesses and entrepreneurs to resources that would assist them in developing their business plan. The space would serve as a catalyst for starting a new business or learning a new trade. Partnering with the local schools, community college and the Small Business Development Center (SBDC) would likely improve business success.

11. **Convention Center**: This project would explore a partnership with a developer or major hotel chain to locate a convention center in Grants Pass.
12. **Town Center Plaza**: This has been identified as an area that needs improvement. The building surrounding parking are not consistent with the balance of the historic district. Though there are some successful businesses and retail outlets, the potential exceeds what is currently there.
13. **Public Park Improvements: Riverside** - Adding amenities to enhance this park could include an amphitheater, stage area, restrooms, Spray Park, meeting space and other features that would benefit the citizens and attract more visitors to the park and Grants Pass. **Reinhart Volunteer Park** - Adds Reinhart Volunteer Park as an eligible public park. (Note: This amendment does not add new acreage in Reinhart Volunteer Park to the urban renewal area. Only the park parcels that are currently in the Area are eligible for projects.)
14. **Underdeveloped land**: There are underutilized properties located in the Urban Renewal Area. Higher and better uses, including business park use, lodging, commercial uses and/or uses consistent with current zoning would benefit the city, it's residents and its visitors.
15. **Study Streetscape/Streetscape Implementation** Aesthetic improvements to the streetscape in southeast industrial area.
16. **Downtown Plaza, Streetscape, Lighting & Restrooms** This area covers the majority of the Central Business and Historical Districts, to include the Growers Market, Bourne Railway Park, and Town Center Plaza. Projects will include but not be limited to sidewalks and street trees, decorative street lighting, public art, open spaces and plaza areas along with public restrooms.
17. **Housing Development Program**: Grants Pass currently lacks approximately 2,000 units for those at 80% AMI or below. Grants Pass is prioritizing the development of transitional, low, moderate, and workforce housing and will assist in the development through various methods including predevelopment assistance, completion of offsite improvements, land purchase, demolition, property tax rebate, building and development fees, or other methods as defined through a development agreement.
18. **Public Swimming Pool**: The Parks Master Plan lists aquatic activities as a top ten priority. Community swimming pools compliment other park facilities provide many benefits, to include development of life-saving swimming skills, low-impact aerobic exercise, summer employment for high school and college students, and serves as a base for summer activities. For example, Caveman Pool is approximately 60 years old and needs to be replaced due to deteriorating conditions. This will include but not be limited to the pool vessel, mechanical building, changing rooms and concession area. There may be other sites in the Area deemed to be suitable locations for a future public swimming facility.