

City of Millersburg Industrial Development Facts Sheet

Industrial development benefits all our citizens. Industrial development means increased well-paying jobs for the residents of Millersburg, Linn County, and the greater mid-Willamette Valley area. This growth also means increased property tax revenue, allowing the City to provide enhanced and additional services to our residents. All other taxing districts levying taxes within the City of Millersburg (Linn County, school district, LBCC, etc.) also benefit from increased tax revenue.

Millersburg services provided by property tax revenue. Millersburg enjoys one of the lowest tax rates of cities in Linn County of only \$3.50 per \$1000 of assessed value. Even with that low tax rate, we are able to provide 24/7 Fire and EMS service protection with no additional fire district taxes. No other city of our size in our region provides these service levels. Our new fire station is staffed with a 3-person Paramedic Engine Company, and the city built it without the need for a construction bond levying additional taxes. Based on 2021 Assessed Values, 51 percent of our total tax revenue is provided by our current industries in Millersburg.

Industrial properties south of Conser Road are identified for development over the coming years. These properties have been planned for industrial development since the incorporation of the city in 1974. The additional tax revenues from development of these properties will allow Council to consider service enhancements to our community. Some possible service enhancements include:

- Enhanced Fire and EMS Service from the Millersburg Fire Station
 - Staffed Paramedic Ambulance 24/7
 - Increased staffing of Engine Company to 4 personnel
- Enhanced Law Enforcement Coverage within the city
- Enhanced Recreation Services
 - New park facilities and sports fields
 - New multi-use paths, (Woods Road, Transition Parkway/Conser Road linear park)
 - YMCA/Boys and Girls Club facility on city-donated property
- Development of a commercial center (could include things like a restaurant, shops, professional services, etc.) on city-owned property
- Maintenance and improvement of our streets
 - Ongoing maintenance and improvement of current streets and stormwater systems in the city, without the need for new fees or taxes
 - Intersection and capacity improvements on Old Salem Road
- Additional staff for maintenance of streets, stormwater systems, and parks

How these projects would be funded. Future industrial development projects in Millersburg may result in a significant increase to the assessed value of the city, along with possible significant increases in electrical franchise fees. These new industries could potentially triple our current city assessed value.