



# **BOROUGH OF MORRISVILLE**

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## **AGENDA**

**Public Hearing Regarding Local Economic Revitalization Tax Assistance Act Boundaries  
May 13, 2019 - 7:00 P.M.**

**Morrisville Borough Hall  
35 Union Street  
Morrisville, PA 19067**

- I. Call to Order
- II. Welcome and Opening Remarks – Scott Mitchell – Manager, Morrisville Borough
- III. Overview of the Local Economic Revitalization Tax Assistance Act (LERTA) – Jeff Darwak - Executive Director, Redevelopment Authority of the County of Bucks
- IV. LERTA in Bucks County – Margie McKeVitt – Director, Bucks County Department of Community and Economic Development
- V. Review proposed LERTA boundaries – Jeff Darwak
- VI. Establishing LERTA district and terms – Jeff Darwak
- VII. Public comment
- VIII. Adjourn





## Local Economic Revitalization Tax Assistance Program

### Bucks County

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#### Bucks County Municipalities with LERTA Programs and Terms

Chalfont Borough (2017) – 5-year straight

Northampton Township (2015) – 5-year straight

Quakertown Borough (2010) – Based on Use

10-year declining for mixed use

4-year declining for single use building

3 year straight for residential/mixed use

Richland Township (2013) – 10-year declining

Sellersville Borough (2015) – 5-year straight

#### Recent examples include:

##### ***Quakertown Borough***

Lofts at Station View - A former cigar factory rehabilitated and converted to apartments at 114 Front Street.

#### Before



### After Improvements



**Best Made Center** - Former industrial building converted to an office center on 5<sup>th</sup> Street. Home of Synergis a technology company that brought 50+ jobs to the downtown.

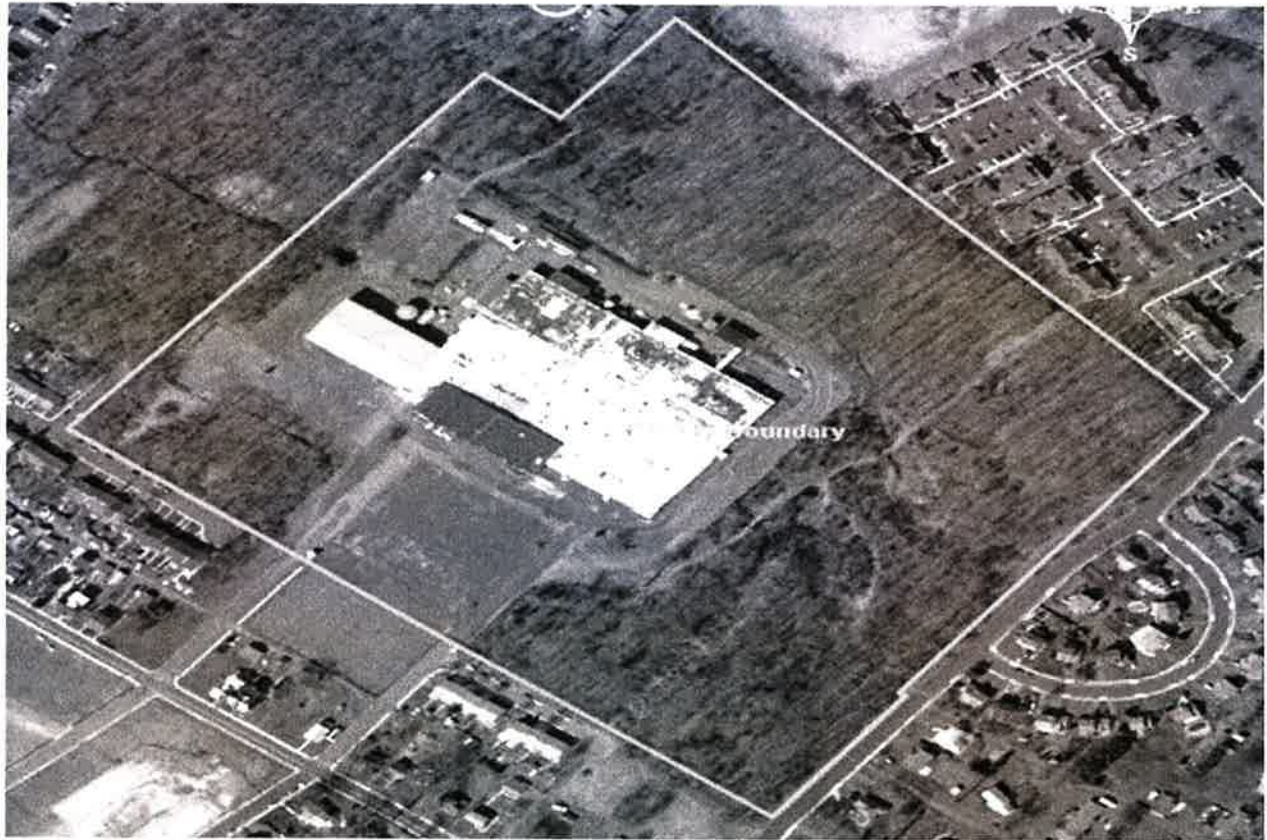
### Before and After Improvements





**Sellersville Borough**

**Sellersville Business Campus** – Formerly owned by Ametek, U.S. Gauge located on Clymer Avenue.





**Solar Manufacturing, Inc.** is building a new manufacturing facility at the Sellersville Business Campus. The nearly 60,000 square-foot building will be built on 8.55 acres. The new building will contain a two-story office space of nearly 20,000 square feet and 40,000 square feet of crane-served, manufacturing space. It will house 50 employees under one roof for more efficient production and triple their current space.



**Former LERTA Projects**

- |                   |  |
|-------------------|--|
| Bristol Borough   | Former Dial Soap Property/Island View Crossing |
| Newtown Township  | Lockheed Martin                                |
| Richland Township | US Cold Storage Warehouse                      |



# Morrisville Borough Proposed LERTA Boundaries



- Proposed LERTA Boundary
- Enterprise Zone
- Certified Redevelopment Area



