

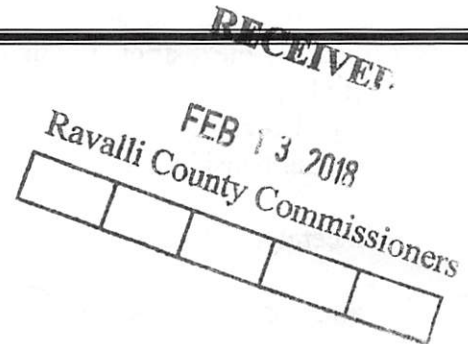


City of Hamilton Public Works

920 New York Ave
Hamilton, Montana 59840

February 8, 2018

RAVALLI COUNTY
215 S 4TH ST STE A
HAMILTON, MT 59840-2703



Re: City of Hamilton Urban Renewal Project

Dear Land Owner:

The City of Hamilton and the Ravalli County Economic Development Authority (RCEDA) are researching the benefits of an urban renewal project for the City of Hamilton. You are receiving this letter because you own property in an area that could benefit from these potential improvements. The goal of this project is to make funding available to improve infrastructure in your area. The City of Hamilton is hosting a public hearing at Hamilton City Hall for the creation of this urban renewal district on **February 20th at 7:00 p.m.** At this meeting additional information will be given and questions can be asked.

Potential improvements that have been identified by various landowners and businesses include:

- 1) A traffic light on Highway 93 near Super One Foods
- 2) Extension of public water, sewer or other utilities to properties in the project area as those properties develop or existing systems fail
- 3) Transportation improvements, such as a pedestrian/bike path along Old Corvallis Road
- 4) Connection of Skeels Avenue to Fairgrounds Road

Forming an urban renewal project does not increase landowner property taxes or force landowners to pay for improvements. It is also not a guarantee that certain improvements will be made. Instead, an urban renewal project would allow Hamilton to save a portion of the property taxes paid by new development in a fund that would be used solely to help pay for improvements as money becomes available. An urban renewal project could also allow the City to leverage funds from other sources (such as state grants or private donations), or to finance improvements using the saved funds as collateral. This could help decrease the costs of improving infrastructure generally paid by new development or City and County taxpayer dollars.

If your property is not currently in the City, it would have to be annexed into the City to participate in this project. If you have questions, City staff can explain the potential costs and benefits of annexation.

If you are interested in receiving additional information on urban renewal projects and what your role would be if you want to be part of a City project please attend the public hearing. We would like to get input from as many landowners in the area as possible before finalizing the district. If you would like more information or have questions, please contact City Public Works Director Donny Ramer at 363-6717 or dpw@cityofhamilton.net. You may also contact RCEDA director Julie Foster at 375-9416 or julie@rceda.org. Thanks for your consideration.

Sincerely,

A handwritten signature in blue ink, appearing to read "Dominic Farrenkopf", written over a faint grid background.

Dominic Farrenkopf, Mayor