

Directors Kimberly Branam and Shannon Callahan,

For more than a decade, seven organizations with strong roots in the Cully neighborhood (the Native American Youth and Family Center (NAYA), Hacienda CDC, Habitat for Humanity Portland Region, Verde, Our 42nd Avenue, the Cully Boulevard Alliance and the Cully Association of Neighbors) have worked toward enhancing social and economic inclusion to prevent the displacement of people of color and low-income community members. Despite our successes, the scale of current activity is not enough in the face of looming gentrification and mass displacement. That is why these organizations have been working closely with your staff over the last three years to explore the creation of a Cully TIF District to expand the availability of resources to realize the neighborhood's vision for Cully.

While we are still in the Cully TIF district development process, we are all aware of the need to attract additional and flexible resources to complement/dovetail with TIF. If established, TIF won't fund the critical programs/services/staff that will be necessary to execute the ambitious community-guided programs we hear the community wants. Also, it will take years to generate enough TIF resources to acquire and develop land for our community's priorities. The City's American Rescue Plan Act (ARPA) funds could alleviate these two challenges at least for the first few years.

We request a \$2.5M Cully-focused allocation of ARPA funds for projects that closely align to the already established principles and priorities in our Cully TIF District process. Our principles include but are not limited to:

- Preventing gentrification and displacement,
- Securing stable homes and economic prosperity for people who are vulnerable to displacement; and
- Securing those benefits not only for current residents, but for future generations.

Our priorities include but are not limited to:

- Stabilization of current residents and businesses
- Real estate acquisition to remove property from the market and secure opportunities for later development (residential, commercial and mixed-use)
- Affordable housing and affordable commercial development
- Business support for BIPOC and low-income business owners/small businesses,
- Employment and workforce development programming

The City of Portland recognizes Cully as a neighborhood likely to experience significant change in the coming years. If we don't act soon, current development trends threaten the neighborhood's shared vision of community prosperity.

Our years of working together with your staff on this project, plus the close alignment of our priorities with ARPA funds (mitigating negative economic impacts and providing services to disproportionately impacted communities) make this request a reasonable, sensible, and strategic request.

We look forward to discussing this with you soon.