

DISPOSITION OF CITY PROPERTY



CITY OF NEWBURGH- FAST FACTS

- **Median Income - \$36,153**
- **Employed Workforce - 10, 547 persons**
- **Home Ownership - 30% of total population**
- **Unemployed Workforce - 1, 349 persons**
- **Poverty Rate - 25.8%**

HOMEOWNERSHIP IN NEWBURGH

- **One Family Homes**
- **Homeowners- 2017 - 82%**
- **Rental - 769 - 28%**
- **Total 2786 One Family Homes**
- **Two Family Homes**
- **Homeowners - 508 - 40%**
- **Rental - 760 - 60%**
- **Total - 1268 Two Family Homes**

THREE FAMILY HOMES

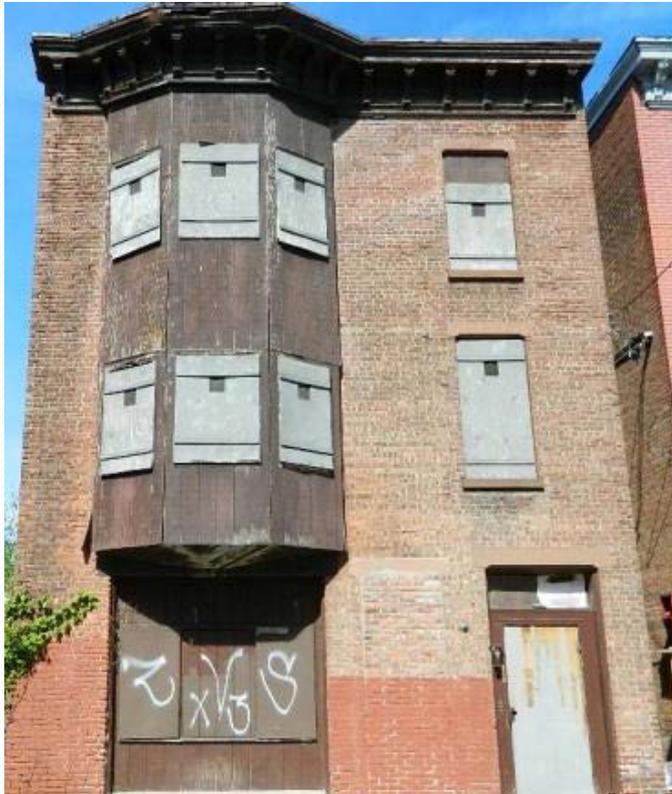
- **Three Family Homes**
- **Homeowner 113 - 27⁰%**
- **Rental 320 - 73⁰%**
- **Total 433 Three Family Homes**

CITY OWNED PROPERTIES

THE CITY OF NEWBURGH OWNS 200+ COMMERCIAL,
INDUSTRIAL, MIXED USE AND RESIDENTIAL STRUCTURES
AND VACANT LAND PARCELS

252 Robinson Street

- 31 Lutheran Street



HOW CAN THE CITY OF NEWBURGH TURN THINGS AROUND?

- ENCOURAGE THE PURCHASE OF ONE AND TWO FAMILY HOMES TO BE OCCUPIED BY OWNERS
- LIMIT PROPERTY OFFERINGS FROM TEN TO TWENTY UNITS PER CAMPAIGN AND CONCENTRATE ON A SELECTED TARGET AREA
- WORK WITH THE NEWBURGH LAND BANK TO BUY PROPERTIES FOR REDEVELOPMENT AND RENT TO OWN PROGRAMS
- MARKET TO QUALIFIED DEVELOPERS FOR MID-RISE RESIDENTIAL AND COMMERCIAL STRUCTURES

OTHER DEVELOPMENT APPROACHES

- CREATE A DEVELOPER'S AUCTION FOR QUALIFIED INDIVIDUALS AND COMPANIES TO PURCHASE THREE TO FIVE STRUCTURES AT A TIME – 18 MONTH CONSTRUCTION COMPLETION
- WORK WITH REAL ESTATE COMMUNITY TO ASSIST IN LEASING PRIVATELY OWNED WAREHOUSE , INDUSTRIAL AND COMMERCIAL SPACE
- WORK WITH OWNERS THAT HAVE AVAILABLE SQUARE FOOTAGE AS PART OF THE RIVER OF OPPORTUNITIES INITIATIVE

REDEVELOPMENT INITIATIVES

- STRATEGY- USE A REDEVELOPMENT APPROACH ON SMALL TO MEDIUM SIZE PARCELS
- MULTIPLE DEVELOPERS SHOULD BE ENCOURAGED TO PARTICIPATE
- PARTNERSHIPS FOR REDEVELOPMENT OF WATERFRONT PARCELS AND CONSOLIDATED IRON SITES

NEWBURGH WATERFRONT RFQ



THE CITY OF NEWBURGH



Greatness is within Our Reach