POST FALLS

Idaho Opportunity Zone

OPPORTUNITY ZONE OVERVIEW

The City of Post Falls has long seen this Opportunity Zone as a critical piece to the city's identity, economic development and downtown core. It is regarded as a recreational gem.

The Post Falls Opportunity Zone provides the city with an important tool to assist with developing the area into a vibrant gathering place for its citizens to enjoy, resulting in tourism growth and an increased housing for the workforce labor market.

In order to assist with increased growth, the city believes the addition of more medical and commercial facilities, along with housing, is needed in this area.

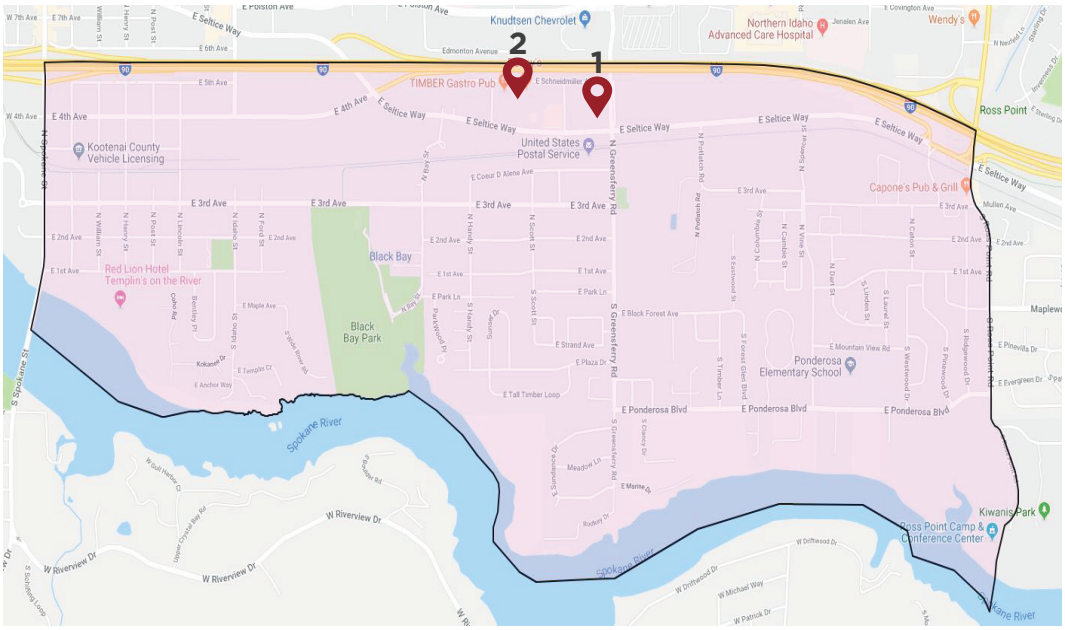
WHAT'S IN THE ZONE?

- U.S. Post Office, City Hall and the Chamber of Commerce
- Two former mill sites
- Three city parks, two churches, a cultural center and access to nature paths
- 90 — Access to a main artery for interstate 90

INVESTMENT SITES

1. **1908 E. Seltice Way**
   8,600 square foot commercial/retail/office facility, ample parking.

2. **1700 E. Schneidmiller**
   5,800 square feet of class-A office space near the recently completed Greensferry overpass with 50,000+ daily traffic counts.



CENSUS TRACT 16055000602

IDAHO COMMERCE

Quick Facts About Post Falls, Idaho

33,426
Population

3.1%
Unemployment Rate

$52,101
Median Income

28.3%
Population with College Degree

URBAN RENEWAL

On the west side of the census tract, the Post Falls Urban Renewal Agency has invested over $1 million in street improvements, including new sidewalks, pavement, median planters and more. The city also built a new City Hall facility and expanded the City Hall campus.

The URA has designated the east side of the census tract as the East Post Falls Urban Renewal District. This district includes the newly built Spencer Street, which relieves congestion previously common to this area. The URA also built the Greensferry Bridge over I-90, connecting the north side of Post Falls to this tract.

The Spencer Street and Greensferry Bridge projects exceeded $16 million in investments with the intent to encourage additional private investment in the area.

RECREATION

Post Falls purchased 500 acres south of the census tract, known as the Community Forest. The city intends to develop this site as a multi-use nature area, allowing for recreational opportunity, while providing an opportunity to reuse highly-treated Class A reclaimed water for irrigation.

LOCAL PRIORITIES

With recent predictions of dramatic traffic increases along I-90, the city believes the addition of more medical, commercial and housing developments are needed in this area.

Additionally, parking for this area is a critical element to continue the development of commerical sites. The city is currently reviewing potential locations and parking area types as part of the City Center Parking Plan.

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