

THE CITY OF MEMPHIS AND SHELBY COUNTY

COMMUNITY REDEVELOPMENT AGENCY



Tuesday, November 18, 2025

MISSION

To participate in innovative partnerships that **eliminate blight conditions** and **provide affordable housing** through a workable program that encourages reinvestment in neighborhoods.

VISION

That every neighborhood in the City of Memphis and Shelby County would provide its residents with a **healthy and safe environment, economic opportunity, affordable housing, and excellent quality of life.**

2001

CRA CREATED
UPTOWN TIF
CREATED

2007

HIGHLAND
ROW TIF
CREATED

2017

ESTABLISHED
CRA AS AN
INDEPENDENT
CITY/COUNTY
AGENCY

2017

ESTABLISHED
TWO TIFS:
UPTOWN
(EXPANDED TO
MEDICAL DISTRICT)
AND
BINGHAMPTON

MILESTONES

2018

HIRED
PERMANENT
STAFF
AND SET UP AN OFFICE

2018

COMPLETED
COMMUNITY-
BASED
TIF PLANS
LAUNCHED WEBSITE,
AND FIRST ROUND OF
UPTOWN PROJECTS

2019

EXPANDED
UPTOWN TIF
TO INCLUDE REMAINDER
OF SMOKEY CITY, NEW
CHICAGO, AND BICKFORD
NEIGHBORHOODS

2022, 2025

SOULSVILLE,
KLONDIKE, AND
CLEVELAND
CORRIDOR TIFS
ADOPTED

CRA DOES

**Administer Community-Based
TIF Districts:** Uptown and Binghampton

**Administer home repair, sidewalk,
block crews, and other programs
that create generational wealth**

Use LOSBs (Locally Owned
Small Businesses) **for 70-80%**
of all contracts/spending

Receive/administer Federal Grants:
Brownfield Coalition (EPA),
I-40 Over / Under (DOT)

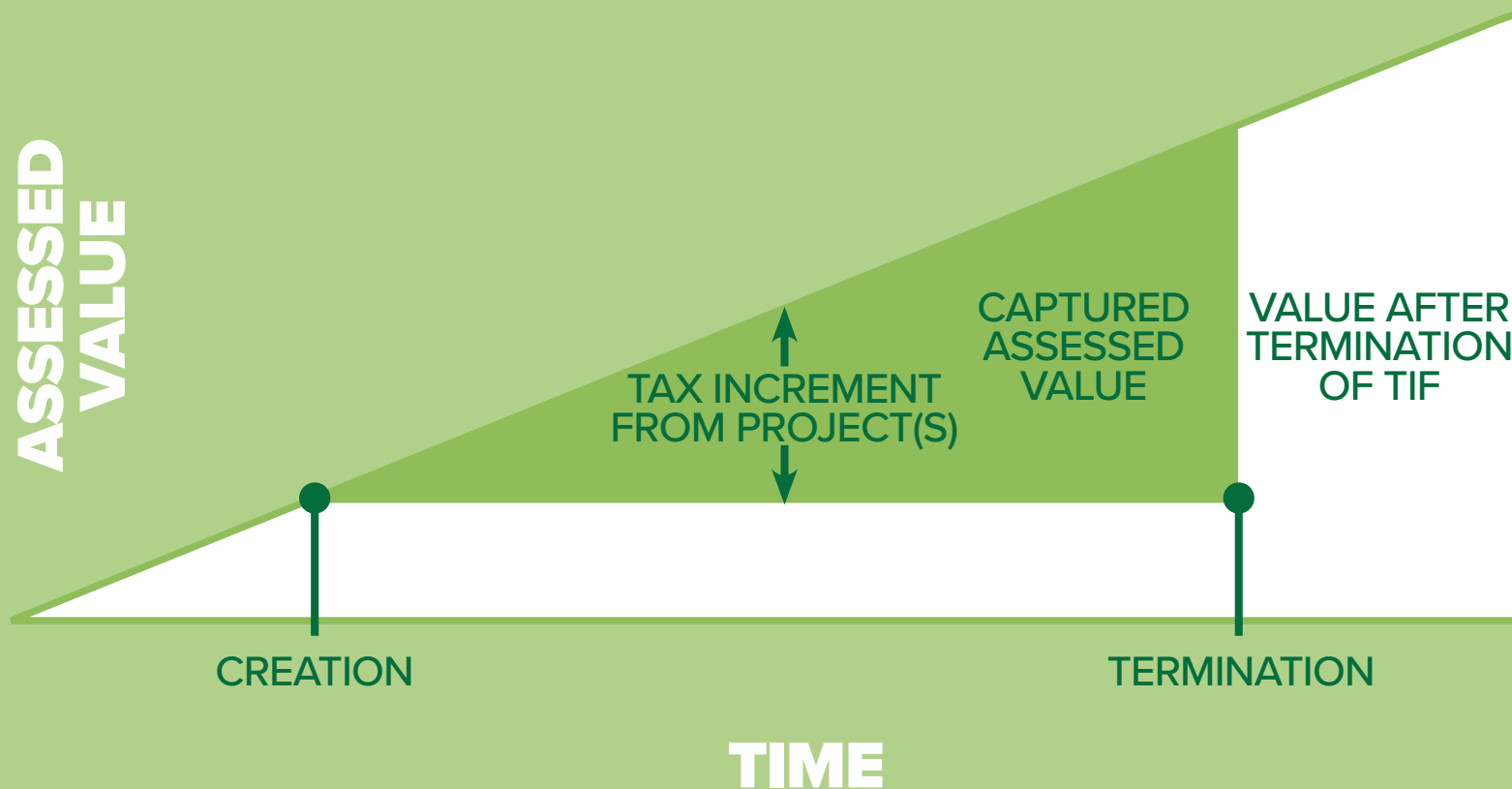
CRA DOES NOT

**Receive general funds
from the City or County**

Give PILOTs
(tax abatement)

Oversee these TIF Districts:
Graceland, Raleigh, Highland Row Strip,
Poplar Corridor, etc.

HOW DOES TIF WORK?



The **CRA** utilizes **Tax Increment Financing (TIF)** to fuel **community-driven change that might not occur otherwise.**

TIF is the increase in real property tax revenue (after the base year) within the neighborhood (created by private sector development). The increase is captured in a fund dedicated to neighborhood improvements, including housing, home repair, sidewalks, parks, and other amenities.



UPTOWN

The Uptown Community is a large area comprised of portions of nine neighborhoods and measures approximately four square miles. Neighborhoods are Bearwater/Bickford, Greenlaw, Harbor Town/Mud Island, Medical District, New Chicago, North Parkway, The Pinch, Scutterfield, and Smokey City.

Home Repair	3,192,000
Building Rehab	1,618,000
Lot Maintenance	948,000
Essential Housing Construction	702,000
Projects Administration	507,000
Sidewalks	454,000
Block Crews	450,000
Blight Remediation	364,000
Community Projects	177,000
Properties	175,000
Good Neighbor Grant	103,000
Community Engagement	100,000
TOTAL	8,790,000

BINGHAMPTON

Binghampton is at the geographic center of Memphis. This area is critically important for the long-term economic vitality of the city due to its location and diversity of uses, and includes areas characterized by a high concentration of blight, a disadvantaged population, depressed housing values, and high unemployment.



Home Repair	1,083,000
Block Crews	250,000
Properties	102,000
Lot Maintenance	26,000
Projects Administration	19,000
Community Engagement	13,000
TOTAL	1,509,000



OTHER TIFS

- **Soulsville**
- **Klondike**
- **Cleveland Corridor**

Inactive due to very little funds collected yet. We need tax-paying projects to start construction in order to generate increment.



COMMUNITY REDEVELOPMENT AGENCY
===== YOUR VISION, YOUR VOICE =====