

## Exhibit A

### (Residential CRA Program)

The applicable City officials are hereby authorized to award real property tax abatements in the below amounts and durations, based upon the conditions present in the Residential Improvement and in accordance with this ordinance, the Reauthorizing Ordinance, and all applicable state law. For the avoidance of doubt, in the event a property is subject to multiple real property tax abatements at a given time pursuant to this ordinance and the Existing Policy Ordinances (if applicable), at no point shall the total value of the abatements exceed the applicable maximum increase in assessed market improvement value per the tables below.

#### **Baseline Incentive Table:**

<b>LIFT (0-2 Criteria)</b>	<b>Abatement Term Length</b>	<b>Maximum Increase in Assessed Market Improvement Value</b>
Remodeling	15 years	\$350,000
New Construction	15 years	\$300,000
<b>EXPAND (3-4 Criteria)</b>	<b>Abatement Term Length</b>	<b>Maximum Increase in Assessed Market Improvement Value</b>
Remodeling	12 years	\$350,000
New Construction	10 years	\$300,000
<b>SUSTAIN (5-6 Criteria)</b>	<b>Abatement Term Length</b>	<b>Maximum Increase in Assessed Market Improvement Value</b>
Remodeling	8 years	\$250,000
New Construction	5 years	\$200,000

#### **Bonus Incentive Table:**

<b>Bonus Incentive</b>	<b>Additional Amount of Increase to Assessed Market Improvement Value</b>
LEED Silver HERS Qualified Certified Environmental Programs	\$200,000
LEED Gold or Platinum LBC Qualified Net Zero, Full, or Petal – must include “Energy Petal”	\$300,000
Meets the Cincinnati Visitability and Universal Design Standards	\$50,000
Meets Visitability+	\$25,000
Missing Middle Bonus (2 to 4 units)	\$75,000 for 2 units \$150,000 for 3 units \$225,000 for 4 units
Historic Restoration (remodeling only)	\$50,000

In addition to the maximum increases in assessed market improvement value in the Baseline Incentive Table, an additional incentive is available if the Residential Improvements satisfy one or more of the following: meet LEED (Silver, Gold, or Platinum), LBC Qualified (Net Zero, Full, or Petal), are HERS Qualified, meet the requirements of a Certified Environmental Program, meet the Cincinnati Visitability and Universal Design Standards (and Visitability+, as applicable), the Missing Middle Bonus, and/or constitute a Historic Restoration at the corresponding amounts listed in the Bonus Incentive Table. For the avoidance of doubt, only one environmental bonus incentive is available for each Residential Improvement project.

For example, if an applicant is remodeling a single-family home and the applicant's Residential Improvements are in a neighborhood in the designated "Lift" tier, then the applicant is eligible for a 15-year tax abatement on \$350,000 of increase to the property's assessed market improvement value. However, if the applicant qualifies for additional incentives, like LEED Silver, then the applicant may receive an additional bonus above the amounts listed in the Baseline Incentive Table. In this scenario, if the applicant qualifies for LEED Silver, then the applicant is eligible for an abatement on a total increased assessed market improvement value of \$550,000.

Bonus incentives are also cumulative. For example, if an applicant is remodeling a duplex and the applicant's Residential Improvements are in a neighborhood in the designated "Sustain" tier, then the applicant is eligible for an 8-year tax abatement on \$250,000 of increase to the property's assessed market improvement value, plus an additional \$75,000 Missing Middle Bonus. If the applicant also qualifies for LEED Gold and meets the Cincinnati Visitability and Universal Design Standards, then the applicant is eligible for an additional \$300,000 from the LEED Gold certification and an additional \$50,000 for meeting the Cincinnati Visitability and Universal Design Standards. The applicant may also add a Visitability+ bonus of \$25,000 if the Visitability+ requirements are met. In this scenario, an applicant meeting all of the foregoing criteria is eligible for an abatement on a total increased assessed market improvement value of \$700,000.