

APPLICATION CHECK LIST

TO BE SUBMITTED PRIOR TO SITE VISIT AND PUBLIC HEARING

MILLS ACT PROGRAM APPLICATION FORM

DRAFT WORK PLAN (COMPLETED)

MOST RECENT PROPERTY TAX BILL

GRANT DEED (OWNER NAME MUST MATCH APPLICATION FORM)

TO BE SUBMITTED UPON APPROVAL OF APPLICATION

EXECUTED AND NOTARIZED CONTRACT

APPLICATION SCHEDULE 2020



MILLS

ACT

PROGRAM



MILLS ACT PROGRAM INTRODUCTION

In California, Mills Act legislation grants participating local governments the authority to enter into contracts with owners of qualified historic properties who actively participate in the restoration and maintenance of their historic properties and in exchange receive a potential reduction in property taxes. The City of Fresno adopted the Mills Act Program in 2016.

SUMMARY OF PROVISIONS

QUALIFIED HISTORICAL PROPERTIES

1. Properties must be privately owned and not exempt from property taxation;
2. Properties must be individually listed or designated as a Contributor to a listed historic district;
3. Heritage Properties do not qualify;

REQUIRED CONTRACT PROVISIONS

4. Contracts entered into must have a term of a minimum of 10 years;
5. Owners must conform to the preservation rules and regulations set by National and State entities;
6. City officials must be granted permission to inspect the premises;
7. All successors in interest of the owner are bound to the contract;
8. One year shall automatically be added to the term of the contract on its anniversary date, unless written notice is provided; and
9. Owners must submit all materials requested by the City.

For additional requirements, see the Mills Act Program Ordinance in Chapter 12, Article 17 of the Fresno Municipal Code.

PROCEDURE

Please refer to the back of the brochure for the application check list and current schedule for the application process.

Visit the City of Fresno Historic Preservation web page: <https://www.fresno.gov/darm/historic-preservation/> under the tab "Economic Incentive Programs" for the Mills Act Program Application Packet, which further describes the procedure.

If you have questions regarding the application process, please contact:

Laura Groves van Onna

Historic Preservation Specialist

Planning and Development Department

City of Fresno

laura.vanonna@fresno.gov

If you have questions regarding property tax assessment and the potential reduction for a specific property, please contact Bill Hicks, the point of contact with the Fresno County Assessor for the Mills Act Program. He can be reached by email whicks@co.fresno.ca.us or phone (559) 600-1791.

