

Economic Development Committee

August 20, 2025

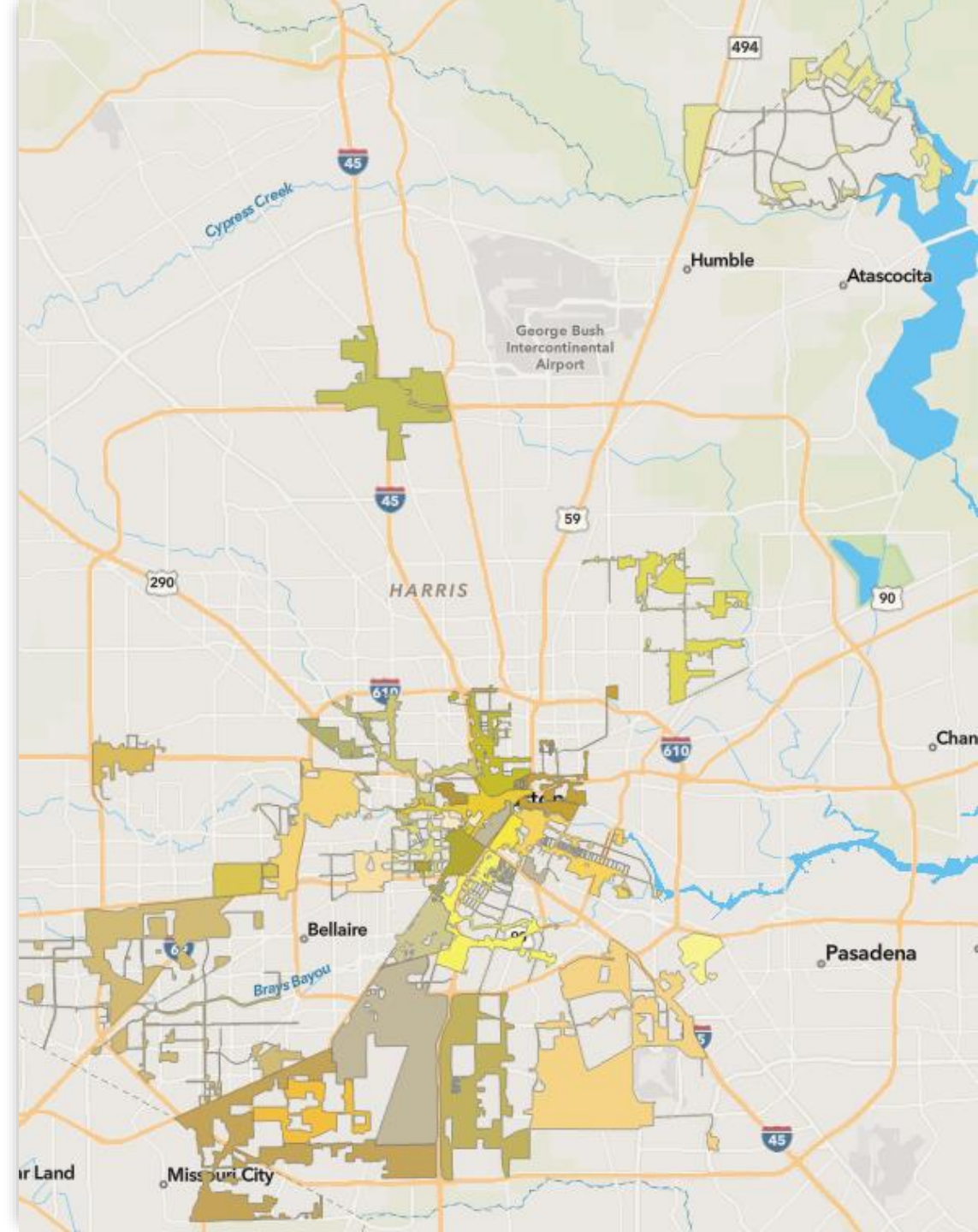
Mayor's Office of Economic Development

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Assistant Director

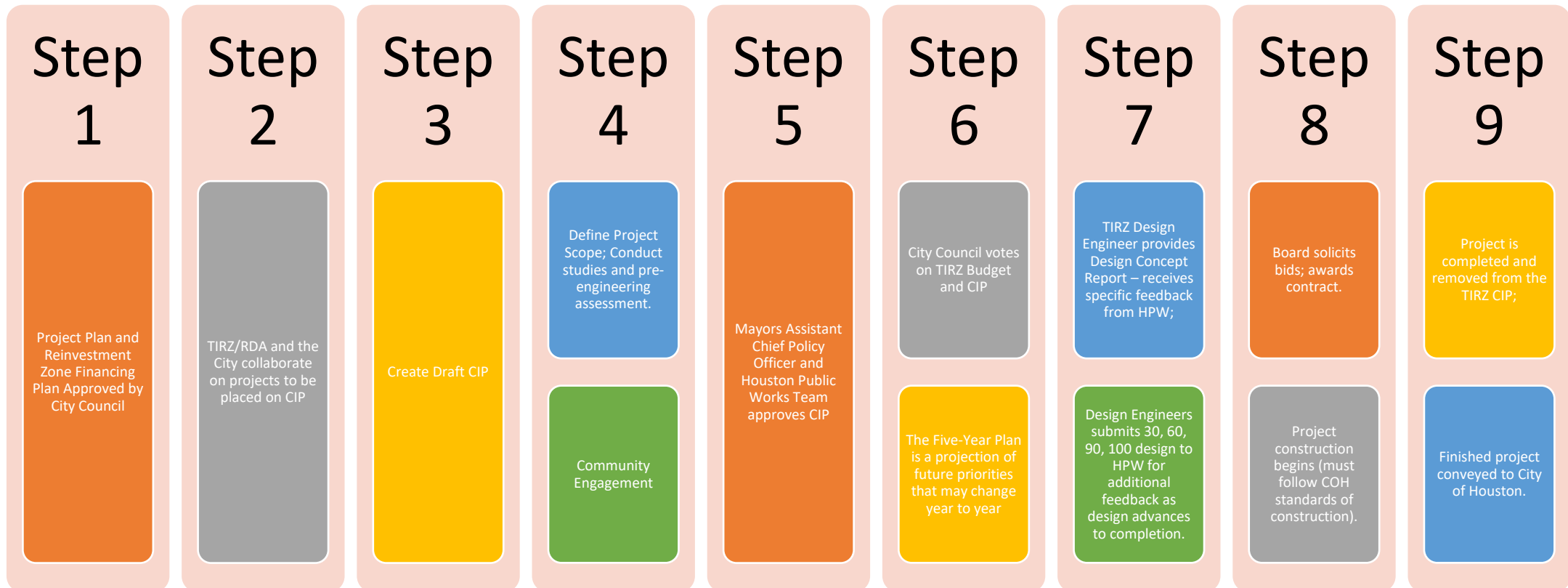


City of Houston TIRZ Program

- Tax Increment Reinvestment Zones (TIRZs) are authorized by Chapter 311 of the Texas Tax Code;
- TIRZs were created by the City to encourage the redevelopment of underdeveloped/undeveloped commercial areas
- The City of Houston has 27 active TIRZs
- In addition to City Increment, the TIRZ program has financial partnerships with Harris County, Houston Independent School District, Spring ISD, Aldine ISD, Houston Community College, and Lone Star College.
- Recently, Harris County began or extended their participation in TIRZs – St. George Place/Lamar Terrace (1), Downtown (3), Uptown (16) and Southwest Houston (20).
- Harris County currently participates in Downtown (3), East Downtown (15), and Greater Houston (24).
- Harris County has also partnered with Sunnyside (26) and Montrose (27) on specific projects.



TIRZ Project Development



2026 TIRZ Budget Highlights

- The proposed budgets submitted to the City for Fiscal Year 2026 so far total \$205M which is allocated as follows:
 - Street projects - \$96.5M
 - Flood remediation projects - \$44.6M
 - Pedestrian infrastructure - \$22.6M
 - Parks and Greenspace - \$20.9M
- Project costs in the five-year plans total \$936.3 million.



TIRZ 1 – Zone Wide Safety Improvements

Proposed 2026 TIRZ Budget Schedule

GROUP 1		GROUP 2		GROUP 3		GROUP 4	
TIRZ NO.	TIRZ NAME	TIRZ NO.	TIRZ NAME	TIRZ NO.	TIRZ NAME	TIRZ NO.	TIRZ NAME
6	Eastside	1	Lamar Terrace	10	Lake Houston	8	Gulfgate
9	South Post Oak	13	Old Sixth Ward	12	City Park	21	Hardy/Near Northside
25	Hiram Clarke	14	Fourth Ward	17	Memorial City	22	Leland Woods

TARGET COUNCIL MEETING DATES			
GROUP 1	GROUP 2	GROUP 3	GROUP 4
September 10	September 17	September 24	October 1

GROUP 5		GROUP 6		GROUP 7		GROUP 8	
TIRZ NO.	TIRZ NAME	TIRZ NO.	TIRZ NAME	TIRZ NO.	TIRZ NAME	TIRZ NO.	TIRZ NAME
3	Downtown	15	East Downtown	2	Midtown	19	Upper Kirby
5	Memorial Heights	18	Fifth Ward	7	OST/Almeda	20	Southwest Houston
28	Medical Center Area	26	Sunnyside	11	Greenspoint	23	Harrisburg
		27	Montrose	16	Uptown	24	Greater Houston

TARGET COUNCIL MEETING DATES			
GROUP 5	GROUP 6	GROUP 7	GROUP 8
October 8	October 15	October 22	October 29

