



Forney Economic Development Corporation (FEDC) Incentives List

New Business Entrepreneur Incentive

- Designed for new small businesses with fewer than 20 employees and less than \$1M in projected annual sales.
- Offers up to \$30,000 in grants disbursed at business opening, first-year anniversary, and second-year anniversary (up to \$10,000 each).
- Requirements include job creation (3 jobs by Year 2), submission of a business and marketing plan, and participation in local business events.
- Intended to support unique, destination-driven concepts that enhance Forney's character.

Primary Jobs Incentive

- Focused on commercial, office, industrial, or retail projects that create high-wage employment.
- Tailored to companies in targeted industries that generate substantial capital investment and employment.
- Incentives include sales tax reimbursements, grants, and potential abatements (subject to council approval).
- Applicants must demonstrate competitive need and job creation aligned with county average wage threshold (\$54,496 or more).

Redevelopment Incentive

- Supports transformation of older or underused buildings for new commercial uses.
- Grant provides 50% match between \$15,000 and \$50,000 (minimum total project cost \$30,000).
- Eligible improvements include façade work, interior upgrades, utilities, signage, landscaping, etc.
- Prioritized for projects that enhance sales tax, increase valuation, or draw unique business types.

Small Business Incentive

- Targets innovation, sustainability, community impact, and cultural enhancement.
- Grant is 50% match up to \$50,000; minimum total project cost \$30,000.
- Eligible uses: capital improvements, e-commerce/tech development, training programs.
- Applicants must meet 3 of 5 criteria and have at least 5 years of business experience.

Chapter 380 & Tax Abatement

- Tool for larger scale commercial/industrial developments needing direct city support.
- Available incentives include sales tax reimbursements and property tax abatements.
- Requires job creation, capital investment, and infrastructure commitments.
- Evaluation includes wage levels, local hiring, and property tax contributions.

Façade & Interior Improvement Incentive

- Encourages visual and structural upgrades to existing buildings within city limits.
- Offers up to \$25,000 for exterior and \$25,000 for interior improvements (50% match).
- Prioritizes visible, lasting improvements that enhance downtown/core commercial areas.
- Applicants must adhere to city design standards and complete all work within 1 year.