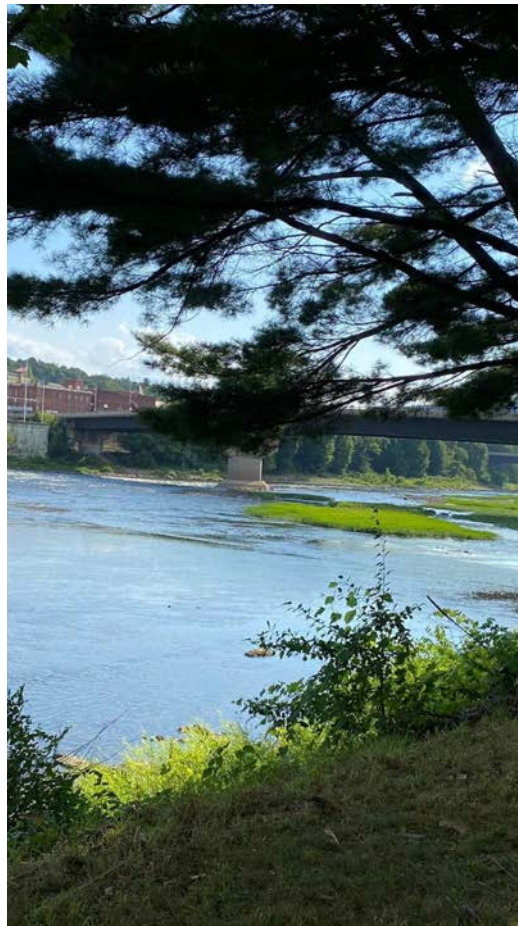




YOU CAN  
CREATE HERE



YOUR DREAMS  
ARE AFFORDABLE



YOU CAN ACCESS  
UNIQUE RESOURCES

# OPPORTUNITY: OIL CITY

A guide to doing business  
in Oil City, Pennsylvania



● 217 Elm Street, Oil City PA 16301 ● (814) 677-3152 x 101 ● [oilcitymainstreet.org](http://oilcitymainstreet.org)



# WELCOME TO DOWNTOWN OIL CITY!

Listed on the National Register of Historic Places, Downtown Oil City has majestic architecture, unique shops & restaurants, stately churches and scenic views of the Allegheny River and Oil Creek. By locating your business in downtown Oil City, you'll be neighbors with over 130 businesses & organizations including:

- 16 restaurants, cafes & taverns
- 22 shops & art galleries
- 6 banks/credit unions
- 11 personal care businesses (barber/salons, tanning, body art)
- 17 professional services (legal, financial, insurance, real estate)
- 11 health care professionals, plus the YMCA, YWCA and four more dance/fitness facilities
- The National Transit Building, Oil City Library and the Venango Museum of Art, Science & History plus Justus Park, the Town Square and Creekside Park

We'd love for you to be a part of our business district.... let's get started!



## OIL CITY DEMOGRAPHICS

	Oil City	Venango County
Population	10,557	54,984
Median Household Income	\$36,098	\$46,487
Median Age	39.4	46
Average Home Values	\$48,800	\$85,000

Source: 2010 United States Census

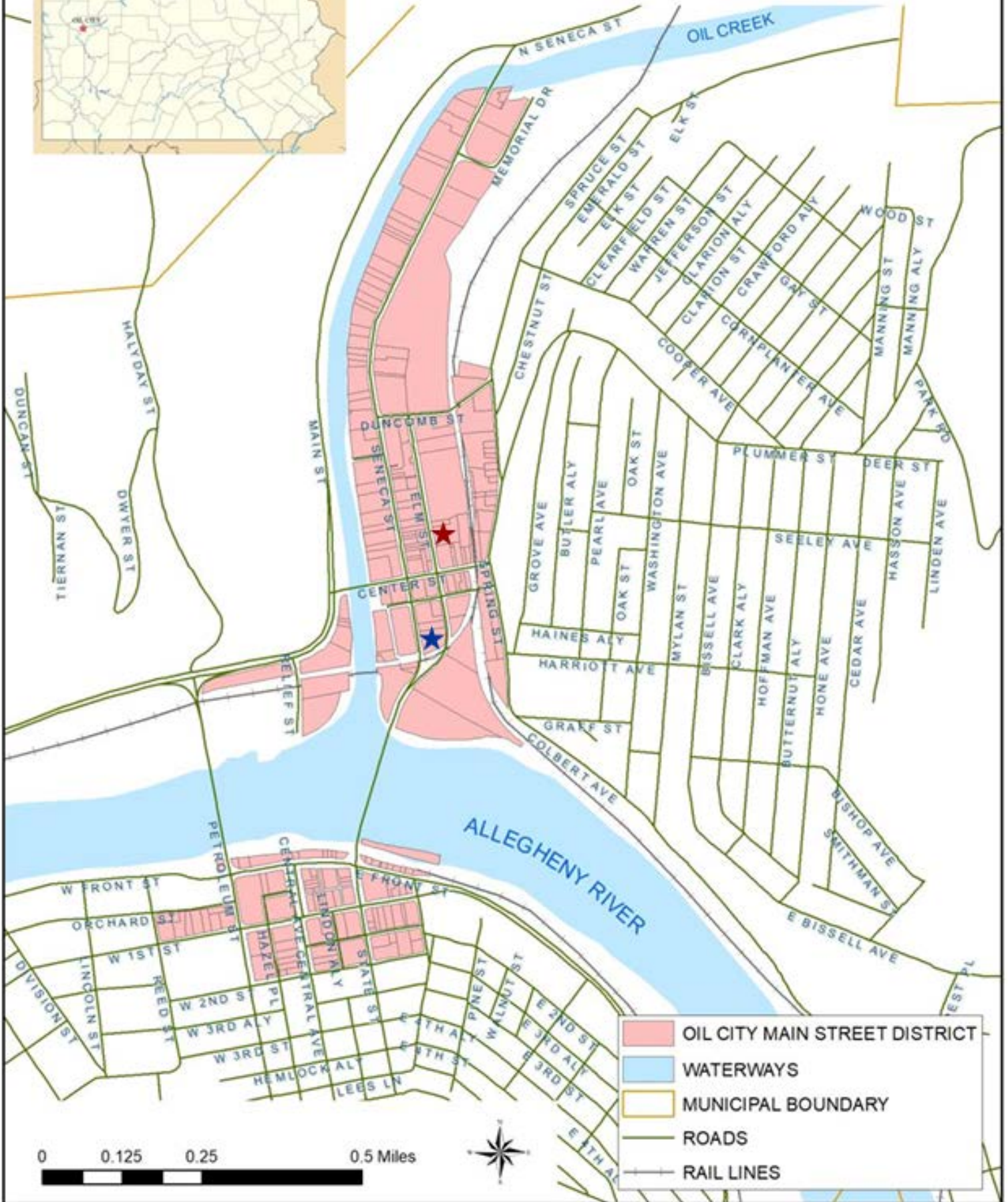
## WHAT IS "MAIN STREET?"

The Oil City Main Street Program is a community-driven initiative that works to revitalize the central business district (C2 and some C1 zoned areas) of Oil City. We are a designated Keystone Main Street, nationally accredited by Main Street America. **Our Mission** is to make Oil City's downtown business district attractive and vibrant, providing a foundation for the healthy growth and success of current and future businesses and residents. Our downtown will become a regional destination for visitors to enjoy the arts, recreation and entertainment by leveraging our rich heritage and natural resources.

# OIL CITY MAIN STREET PROGRAM DISTRICT MAP

VENANGO COUNTY, OIL CITY

MAP as of 9/19/19



## CITY OF OIL CITY

21 Seneca Street, Oil City PA 16301  
(814) 678-3021 [www.oilcity.org](http://www.oilcity.org)



## OIL CITY MAIN STREET PROGRAM

217 Elm Street, Oil City PA 16301  
(814) 677-3152 x 101 [www.oilcitymainstreet.org](http://www.oilcitymainstreet.org)



# PLANNING FOR YOUR BUSINESS



---

“As a young professional and new business owner, I feel I have many opportunities to make a difference here. I’m excited to see my business grow and contribute to the revitalization of downtown Oil City.”

---

**Ashley Sheffer**  
Core Goods

Starting a business isn’t easy or quick: good planning is a key element to success. Get the information you need to write a business plan, research potential locations, obtain financing, and get you on your way!

We encourage you to utilize the following resources to help you start and grow a successful business:

## **SCORE**

217 Elm Street, Oil City  
Frank J. Hajduk  
ven193@yahoo.com  
(814) 354-2368  
erie.score.org

*Provides free confidential business advice through a network of 10,000 volunteer business experts over email, phone, or in person.*

## **Clarion University SBDC**

(Small Business Development Center)  
330 North Point Drive, Suite 100  
Clarion, PA 16214-3873  
(877) 292-1843  
sbdc@clarion.edu  
web.clarion.edu/sbdc

*Offers consulting, assistance, seminars, and workshops to help entrepreneurs start and grow their businesses.*

## **Small Business Jump Start Program**

(814) 437-1619  
rbeith@franklinpa.gov  
facebook.com/Small-Business-Jump-Start150224894988192/

*10-week program held in spring and fall to help students develop effective business plans.*

## **Pennsylvania Business One-Stop Shop**

business.pa.gov

*Practical information to help you plan, register, operate, and grow your business. Includes business registration forms, an Entrepreneurs’ Guide for new and first-time business owners, webinars, and more.*

# NEW BUSINESS CHECKLIST

---

When you have firmed up your business plan, you will need to visit both City Hall and the Main Street Office several times while preparing to open:

- 1.) **Obtain Zoning Approval**  
City Hall: Zoning Office (814) 678-3016  
*Ensure that your business concept is permitted in your desired building/space; Fees may apply if zoning variance is needed.*
- 2.) **Explore Downtown Opportunities**  
Oil City Main Street Program (814) 677-3152  
*Learn about available sites, funding opportunities and other downtown resources.*
- 3.) **Obtain a Building Permit**  
City Hall: Code Office (814) 678-3003  
*State Law, Fee based on cost of project.*
- 4.) **Pass a Commercial Fire Inspection**  
Oil City Fire Department (814) 678-3061  
*Ensure that the building/space is safe to operate in, determine Occupant Load (maximum occupancy).*
- 5.) **Obtain a Business License**  
City Hall: Code Office (814) 678-3003  
*Requirement for anyone doing business within the City of Oil City; Fee New: \$25, Annual \$25-\$100 based on sales volume.*
- 6.) **Obtain a Sign Permit**  
City Hall: Zoning Office (814) 678-3016  
*City Ordinance; Fee \$5.*
- 7.) **Obtain Alarm Permit**  
City Hall: Police Department (814) 678-3080  
*Ensure emergency response; Fee \$30/year.*
- 8.) **Complete Emergency Call Form**  
Police Department (814) 678-3080  
*Provide police/fire with contact info in case of emergency; No fee*
- 9.) **Obtain Parking Permits (optional)**  
City Hall: Police Department (814) 678-3080  
*Keep on-street parking available for downtown patrons. Fee \$5 application fee, \$30/quarter. Meter bags \$5 deposit for move-in.*
- 10.) **Contact the Utility Office**  
City Hall: Utility Office (814) 678-3002  
*Sign up for water/sewage & trash service, schedule final read of previous account holder. Fee \$20 one-time account setup fee, applied to first bill.*
- 11.) **Complete Business Profile Form**  
Oil City Main Street Program (814) 677-3152  
*Provide contact info for downtown business directory and discuss opening plans/needs, operating schedule, & downtown opportunities.*



---

“We see tremendous value in our location in the heart of Oil City’s downtown business district. We love the feeling of being deeply ‘connected’ to a community where our roots have been since 1930. We strongly feel there is an energy and spirit in being a part of a downtown with a storefront; and we recognize that doesn’t just happen anywhere. Our desire is to be a positive contributor in the extraordinary revitalization efforts here in Oil City!”

---

**Ashley Carchedi**  
Rossbacher  
Insurance Group

# FUNDING, FINANCE, & TAX INCENTIVES

---



---

“When deciding to relocate, we knew we wanted a town with access to outdoor amenities, a vibrant art scene, and amazing historic architecture. We also wanted a place with an energetic entrepreneurial spirit, willing and able to redefine itself. We moved our home and studio here in 2016, and Oil City perfectly matched the sort of place we were looking for.”

---

**CJ Hurley &  
Barbara Pierce**  
CJ Hurley  
Century Arts

## **Façade Improvement Grant Program**

- 50/50, reimbursable matching grant for exterior storefront improvements on eligible buildings located within the designated Oil City Main Street District.
- Maximum grant: \$5,000, subject to individual project limits.
- Eligible projects include: awnings, signs, cleaning, painting, architectural restoration, lighting, and professional design assistance.
- Grants are subject to availability of funding.

*All projects require approval by the OCMS Design Committee and Oil City Council. Contact Stevette Rosen, Main Street Manager at (814) 677-3152 x 101 or [srosen@oilregion.org](mailto:srosen@oilregion.org).*

## **Oil City LERTA Local Economic Revitalization Tax Assistance**

- Tax exemption for pre-approved alteration or new construction on eligible deteriorated or underutilized industrial, commercial or other business property.
- Tax forgiveness on the assessed value of improvements for up to 10 years (100% year 1, sliding to 0% in year 10).
- Must be filed with the City of Oil City at the time a building or alteration permit is secured.

*Contact the Oil City Code Enforcement Office at (814) 678-3003.*

## **Federal & State Rehabilitation Investment Tax Credits (RITC)**

- 20% Tax Credit for rehabilitation of income-producing historic buildings
- Must be “substantial rehabilitation” (amount of rehab is greater than adjusted basis of the building or \$5,000; completed within 24-month period
- Must remain under same owner & income-producing for 5 years
- 10% credit may be available for non-historic buildings

*For more info, contact the Pennsylvania Historical & Museum Commission (PHMC): Scott Doyle, (717) 783-6012 or [midoyle@pa.gov](mailto:midoyle@pa.gov) or Karen Arnold, (717)783-9927 [kaarnold@pa.gov](mailto:kaarnold@pa.gov) or visit <https://www.phmc.pa.gov/Preservation/Grants-Funding/Pages/Federal-TaxCredits.aspx>*

## **Oil City Qualified Federal Opportunity Zones**

- A federal tax incentive that encourages long-term investment of unrealized capital gains into certain low-income census tracts that have been designated by Governors as Qualified Opportunity Zones.
- There are two zones in Oil City, including all of the North and South Side Business Districts and some surrounding residential areas.

*For more info, FAQ's and map visit <https://dced.pa.gov/programs/funding/federal-funding-opportunities/qualified-opportunity-zones/>*

## OTHER LENDING SOURCES

---

### **The Northwest Commission**

northwestpa.org

*Revolving Loan Funds for 50% of project costs for business expansion projects.*

*Range: \$35,000 - \$200,000.*

### **The Progress Fund**

progressfund.org

*Tourism-related businesses such as restaurants, retail, outfitters, canoe rentals, bed & breakfasts, inns, wineries, breweries, coffee shops, etc. Range: \$20,000 - \$750,000.*

### **Bridgeway Capital**

bridgewaycapital.org

*SBA loans for startup/expansion \$10,000 - \$3,000,000; COVID-19 Response loans \$5,000 - \$50,000; microloans also available.*

### **Oil Region Alliance**

oilregion.org

*Route 8 & 62 Corridor Revolving Loan Fund: preserving/renovating buildings or eligible businesses along the corridor, machinery & equipment purchases, working capital. Range: \$5,000 - \$50,000.*

## POSTING JOB OPPORTUNITIES

---

When you're ready to hire staff, these local resources are available to help connect you with job seekers:

### **Pennsylvania Career Link**

<https://www.pacareerlink.pa.gov/jponline/Common/LandingPage/> Employer.

Register online to post a job or search for candidates; contact Christina Roberts [christina.roberts@nwpacareerlink.org](mailto:christina.roberts@nwpacareerlink.org) or (814) 678-5050 for more info.

### **Venango County Job Board**

<https://beherevenango.org/about/work-here/> Click on "Post A Job" to enter the position details, or contact Ashley Sheffer (814) 676-8521 or [asheffer@venangochamber.org](mailto:asheffer@venangochamber.org).

### **Manpower**

<https://www.manpowergroupusa.com/manpower/staffing-solutions> Contact Stacy Snider (814) 676-8775 [stacy.snider@manpower.com](mailto:stacy.snider@manpower.com)

### **ExploreVenango.com**

<https://explorevenango.com/whos-hiring-in-venango-county-41/> Email listing to [explorejoblistings@gmail.com](mailto:explorejoblistings@gmail.com) or call (814) 297-8004

### **The Derrick/The News Herald**

(local newspaper, paid classified ads) <https://www.thederrick.com/>  
(814) 676-7444.



---

“As a manufacturing company whose facility is located in the downtown area, we have a unique opportunity to not only provide great careers for our employees but also to partner with the city to show that industry can in fact enhance the downtown community.”

---

**Ryan Bell**  
**Webco Industries**

## HELPFUL TIPS

---

Interested in starting a business in Oil City, or improving your current business? Consider these tips:

### **Create a welcoming storefront**

- Keep your windows and sidewalk clean
- Have clear signage (integrate your brand's colors)
- Post your business hours (and stick to them)
- Keep the door open on warm days

### **Offer exceptional customer service & hospitality**

- Smile and greet customers as soon as they walk in
- Be friendly in person and on the phone
- Communicate your hours, specials, etc.

### **Get involved with local events**

- Participate in events downtown (see next page)
- Donate items and baskets to raffles
- Hang flyers and share events on social media

### **Volunteer with the Main Street Program**

- Join a Main Street committee and take part in creating change in our downtown
- Help with events, downtown cleanup, etc.

### **Make Connections & Network**

- Communicate and/or cross-promote with other business owners
- Join the chamber of commerce or young professionals group and attend events
- Attend City Council meetings

### **Communicate with us!**

- Let us know if you have an idea, feedback, or issue with your business (see contact information on last page)



---

“Oil City is the perfect home for Trailasana Yoga Studio. We are fortunate to be part of a welcoming and supportive community. The local paved, dirt, and water trails are an added bonus that compliment the culture of the studio.”

---

**Bobbie Jones**  
Trailasana  
Yoga Studio



# Oil City Main Street Program

## 2024 Events

**April 17 - Oil City Community Cleanup Day**

9:00 am - 8:00 pm

**April 26 - Oil City Uncorked** Wine, Shine, Hops Walk

4:30 - 8:30 pm, Southside. **Tickets at [oilcitymainstreet.org](http://oilcitymainstreet.org)**

**May 18th - Spring Planting Day** 8:00 am-Noon

**June 6th -August Thurs. Curb Market** on Southside 11a-6p.

**June 13 - Music on the Square**

7:00 - 9:00 pm, Town Square performance by band **Crush**

**July 4th NO Curb Market** Enjoy your Independence Day.

*Thank you to those who sacrificed for our Freedom!*

**July 11- Music on the Square**

7:00 - 9:00 pm, Town Square-**Route 8 Band**

**July 24-27th - Oil Heritage Festival Art Show**

**Wed 24th kick off 7-9pm Tom Petty Tribute Band**

**August 8- Music on the Square**

7:00 - 9:00 pm, Town Square **South of 90**

**August 16 - NOT UNDER THE BRIDGFEST** (Band TBA)

**September 20- Oil City Uncorked**

4:30 - 8:30 pm, Northside **Band TBA**

**November 25 - Small Business Saturday**

**November 26 - Artist Sunday**

various downtown venues **Music TBA**

**December 1-3 - Oil City's Christmas Past**

Various downtown venues, music and more

**December 2 - Jingle Bell Run (5K Run/Walk)**

9:00 am, starts at Town Square

**See our Facebook page for updates and new and exciting experiences for you and your family!**

*\*Events Subject to change!*



oil city  
curb  
market

June-Aug: Thursdays 11-6  
Central Avenue Plaza

  
**OIL CITY**  
**MAIN STREET PROGRAM**

[oilcitymainstreet.org](http://oilcitymainstreet.org)

## OTHER RESOURCES

---



---

“Oil City is set in a beautiful, historical location. With a picturesque landscape set on the Allegheny River and friendly people, it's my pleasure to be able to serve fresh, healthy, and original Tex-Mex options.”

---

**Chris Antonov**  
**The Taco Shack**

### LOCAL MEDIA

#### **Venango Newspapers**

The Derrick & The News-Herald;  
Good Times  
thederrick.com  
(814) 676-7444

#### **First Media**

FROGGY, MAJIC, & WUZZ  
firstmedia.co  
(814) 432-2188

#### **Stream TV**

streammedia.tv  
(814) 758-0986

#### **exploreVenango**

explorevenango.com  
(888) 845-1011

### NETWORKING & VOLUNTEER OPPORTUNITIES

#### **VFLEX – Future Leaders & Entrepreneurs Exchange**

c/o Venango Chamber  
24 Seneca St  
Oil City, PA 16301  
flex@venangochamber.org  
venangoflex.org

#### **Oil Region Alliance of Business, Industry & Tourism**

217 Elm Street  
Oil City, PA 16301  
(814) 677-3152  
oilregion.org

#### **Venango Area Chamber of Commerce**

24 Seneca St  
Oil City, PA 16301  
(814) 676-8521  
chamber@venangochamber.org  
venangochamber.org

#### **Oil City Arts Council c/o Oil City Community Development Dept.**

21 Seneca Street  
Oil City, PA 16301  
(814) 678-3017  
banderson@oilcity.org  
oilcityartscouncil.org





# OIL CITY MAIN STREET PROGRAM

---

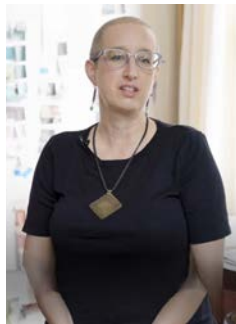
We hope this guide is helpful and that we've answered some of your questions... but we're happy to assist you further!  
For more information, please contact:

## Oil City Main Street Program

217 Elm Street  
Oil City, PA 16301  
(814) 677-3152 x 101  
oilcitymainstreet.org



**Stevette Rosen**  
Main Street Manager  
srosen@oilregion.org



**Barbara Pierce**  
ARTS Oil City  
bpierce@oilregion.org

## GET INVOLVED

---

We invite you to volunteer and/or join a Main Street Committee to help with downtown Oil City revitalization efforts. Our committees are:

- Design
- Promotions
- Organization
- Economic Vitality
- Safe, Clean, & Green

**Contact us today to see how you can get involved!**



"The benefits of the Main Street Program have been very valuable to us. Through participation in downtown initiatives, we've been able to be proud of our storefront and window displays. It's been a great experience and I encourage current or future downtown business owners to look into the what the program offers to help you add to the community and highlight your business."

**Sandra Young**  
SJ Young Financial,  
Raymond James





217 Elm Street  
Oil City, PA 16301  
(814) 677-3152 x 101  
[oilcitymainstreet.org](http://oilcitymainstreet.org)