

Council Member _____ then introduced the following proposed Resolution entitled "RESOLUTION SETTING DATES OF A CONSULTATION AND A PUBLIC HEARING ON A PROPOSED AMENDMENT NO. 2 TO THE AUDUBON URBAN RENEWAL PLAN IN THE CITY OF AUDUBON, STATE OF IOWA", and moved that the same be adopted. Council Member _____ seconded the motion to adopt. The roll was called and the vote was,

AYES: _____

NAYS: _____

Whereupon, the Mayor declared the Resolution duly adopted as follows:

RESOLUTION NO. _____

RESOLUTION SETTING DATES OF A CONSULTATION
AND A PUBLIC HEARING ON A PROPOSED AMENDMENT
NO. 2 TO THE AUDUBON URBAN RENEWAL PLAN IN THE
CITY OF AUDUBON, STATE OF IOWA

WHEREAS, by Resolution No. 93-22, adopted on June 14, 1993, this Council found and determined that certain areas located within the City are eligible and should be designated as an urban renewal area under Iowa law, and approved and adopted the Audubon Urban Renewal Plan (the "Plan" or "Urban Renewal Plan") for the Audubon Urban Renewal Area (the "Area" or "Urban Renewal Area") described therein, which Plan is on file in the office of the Recorder of Audubon County; and

WHEREAS, by Resolution No. 98-55 adopted November 9, 1998, this City Council approved and adopted an Amendment No. 1 to the Plan; and

WHEREAS, this Urban Renewal Area currently includes and consists of:

ORIGINAL AREA

Beginning at the intersection of Chicago Street and Tracy Street; then southwest on Chicago Street to the alley between Market Street and Washington Street; then southeast along the alley for two (2) blocks to South Division Street; then west on South Division Street to Highway 71; then southeast on Highway 71 to Southside Avenue; then east on Southside Avenue extended to the Corporate Limits; then following the Corporate Limits around the south and west side of the City until they intersect with North Division Street extended; then east on North Division Street extended to Highway 71; then north on Highway 71 to the Corporate Limits; then east along the Corporate Limits one (1) block to Elm Street; then south on Elm Street to North Division Street; then west on North Division Street to Highway 71; then southeast on Highway 71 to Davenport Street; then northeast on Davenport Street to Tracy Street; then southeast on Tracy Street to the point of beginning.

AMENDMENT NO. 1 AREA

AREA 1:

Beginning at the intersection of North Division Street extended and U.S. Highway 71, then West on North Division Street extended to the corporate limits, then following the corporate limits around the Northeast Corner of the City to U.S. Highway 71, then South on U.S. Highway 71 to the point of beginning

AND

AREA 2:

Beginning at the intersection of Chicago Street and Tracy Street, then Northeast on Chicago Street to Leroy Street, then Northwest on Leroy Street to North Division Street extended, then East on North Division Street extended to East Division Street, then North on East Division Street to the corporate limits, then following the corporate limits westerly to Elm Street, then South on Elm Street to North Division Street extended, then West on North Division Street extended to U.S. Highway 71, then Southeast on U.S. Highway 71 to Davenport Street, then Northeast on Davenport Street to Tracy Street, then Southeast on Tracy Street to the point of beginning.

AND

AREA 3:

Beginning at the intersection of East Division Street and Mantz Avenue, then West on Mantz Avenue to U.S. Highway 71, then Southeast on U.S. Highway 71 to South Side Avenue, then East on South Side Avenue to East Division Street, then North on East Division Street to point of beginning.

WHEREAS, the proposed Urban Renewal Area includes land classified as agricultural land and written permission of the current owners will be obtained; and

WHEREAS, City staff has caused there to be prepared a form of Amendment No. 2 to the Plan ("Amendment No. 2" or "Amendment"), a copy of which has been placed on file for public inspection in the office of the City Clerk and which is incorporated herein by reference, the purpose of which is to add additional land and to add/or confirm the list of proposed projects to be undertaken within the Urban Renewal Area; and

WHEREAS, it is desirable that the area be redeveloped as part of the overall redevelopment covered by the Plan, as amended; and

WHEREAS, this proposed Amendment No. 2 to the Urban Renewal Plan adds land, as follows:

That portion of the SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Sec. 28, Twp. 80 N., Range 35 W. Of the 5th P.M., described as follows: Bounded on the north by the center of Hawkeye Creek, on the West by the West line of the said SW $\frac{1}{4}$ SE $\frac{1}{4}$, on the South by a line beginning at a point 828 feet north of the South $\frac{1}{4}$ corner of said Sec. 28, thence S. 75°30'30" E. to the westerly right of way line of U.S. Highway No. 71, and on the east by the westerly right of way line of U.S. Highway No. 71.

Also a tract of land in Lot 2 of Lot 1 of the W $\frac{1}{4}$ SE $\frac{1}{4}$ of said Sec. 28, described as follows: Beginning at a point 651 feet North of the South $\frac{1}{4}$ corner of said Sec. 28, thence East 530 feet, thence North 40 feet, thence N. 75°30'30" W. 547.1 feet, thence South 177 feet to the point of beginning, except Public Highway.

Parcel B of part of the East Half of the Southwest Quarter (E $\frac{1}{2}$ SW $\frac{1}{4}$), part of Lot A of the Southwest Quarter of the Southeast Quarter (SW $\frac{1}{4}$ SE $\frac{1}{4}$), and part of Lot A of the Northwest Quarter of the Southeast Quarter (NW $\frac{1}{4}$ SE $\frac{1}{4}$), all in Section Twenty-eight (28), Township Eighty (80) North, Range Thirty-five (35), West of the Fifth P.M., as designated by Survey recorded as Instr. #15-0308 in the office of the Audubon County Recorder.

Parcel "X" of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 28, T80N, R35W of the 5th P.M., Audubon County, Iowa.

Parcel "T" of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 28, T80N, R35W of the 5th P.M., Audubon County, Iowa.

WHEREAS, the Iowa statutes require the City Council to notify all affected taxing entities of the consideration being given to the proposed Amendment No. 2 to the Audubon Urban Renewal Plan and to hold a consultation with such taxing entities with respect thereto, and further provides that the designated representative of each affected taxing entity may attend the consultation and make written recommendations for modifications to the proposed division of revenue included as a part thereof, to which the City shall submit written responses as provided in Section 403.5, as amended; and

WHEREAS, the Iowa statutes further require the City Council to hold a public hearing on the proposed Amendment No. 2 to the Audubon Urban Renewal Plan subsequent to notice thereof by publication in a newspaper having general circulation within the City, which notice shall describe the time, date, place and purpose of the hearing, shall generally identify the urban renewal area covered by the Amendment and shall outline the general scope of the urban renewal project under consideration, with a copy of the notice also being mailed to each affected taxing entity.

NOW THEREFORE, BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF AUDUBON, STATE OF IOWA:

Section 1. That the consultation on the proposed Amendment No. 2 to the Audubon Urban Renewal Plan required by Section 403.5(2) of the Code of Iowa, as amended, shall be held on the 16th day of May, 2016, in the Council Chambers, City Hall, 410 North Park Place, Audubon, Iowa, at 10:00 A.M., and the City Clerk is hereby appointed to serve as the designated representative of the City for purposes of conducting the consultation, receiving any recommendations that may be made with respect thereto and responding to the same in accordance with Section 403.5(2).

Section 2. That the City Clerk is authorized and directed to cause a notice of such consultation to be sent by regular mail to all affected taxing entities, as defined in Section 403.17(1), along with a copy of this Resolution and the proposed Amendment No. 2 to the Audubon Urban Renewal Plan, the notice to be in substantially the following form: