

# Urban Renewal Plan Amendment

2012 AMENDMENT TO THE NORTH  
LIBERTY URBAN RENEWAL PLAN  
HEARING

421033-48

North Liberty, Iowa

January 23, 2012

The City Council of the City of North Liberty, Iowa, met on January 23, 2012, at \_\_\_\_\_ o'clock, \_\_\_\_m., at the \_\_\_\_\_, in the City for the purpose of conducting a public hearing on a proposed urban renewal plan amendment. The Mayor presided and the roll being called the following members of the Council were present and absent:

Present: \_\_\_\_\_

Absent: \_\_\_\_\_

The City Council investigated and found that notice of the intention of the Council to conduct a public hearing on the urban renewal plan amendment had been published according to law and as directed by the Council and that this is the time and place at which the Council shall receive oral or written objections from any resident or property owner of the City. All written objections, statements, and evidence heretofore filed were reported to the Council, and all oral objections, statements, and all other exhibits presented were considered.

The following named persons presented oral objections, statements, or evidence as summarized below; filed written objections or statements, copies of which are attached hereto; or presented other exhibits, copies of which are attached hereto:

(Here list all persons presenting written or oral statements or evidence and summarize each presentation.)

There being no further objections, comments, or evidence offered, the Mayor announced the hearing closed.

Council Member \_\_\_\_\_ moved the adoption of a resolution entitled “A resolution to approve urban renewal plan amendment for the North Liberty Urban Renewal Area”, seconded by Council Member \_\_\_\_\_. After due consideration, the Mayor put the question on the motion and the roll being called, the following named Council Members voted:

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_.

Whereupon, the Mayor declared the resolution duly adopted and signed approval thereto.

**A RESOLUTION TO APPROVE URBAN RENEWAL PLAN AMENDMENT FOR THE NORTH LIBERTY URBAN RENEWAL AREA**

WHEREAS, as a preliminary step to exercising the authority conferred upon Iowa cities by Chapter 403 of the Code of Iowa (the "Urban Renewal Law"), a municipality must adopt a resolution finding that one or more slums, blighted or economic development areas exist in the municipality and that the rehabilitation, conservation, redevelopment, development or a combination thereof, of such area or areas is necessary in the interest of the public health, safety or welfare of the residents of the municipality; and

WHEREAS, this City Council previously created the North Liberty Urban Renewal Area (the "Urban Renewal Area"); and

WHEREAS, an amendment to the plan for the Urban Renewal Area has been prepared which would facilitate the undertaking of a library expansion project as an economic development urban renewal initiative; and

WHEREAS, notice of a public hearing by the City Council of the City of North Liberty, Iowa, on the proposed urban renewal plan amendment for the North Liberty Urban Renewal Area was heretofore given in strict compliance with the provisions of Chapter 403 of the Code of Iowa, and the Council has conducted said hearing on January 23, 2012; and

WHEREAS, copies of the urban renewal plan amendment, notice of public hearing and notice of a consultation meeting with respect to the urban renewal plan amendment were mailed to Johnson County, Iowa City Community School District and the Kirkwood Community College; the consultation meeting was held on the 13th day of January, 2012; and responses to any comments or recommendations received following the consultation meeting were made as required by law;

NOW, THEREFORE, It Is Resolved by the City Council of the City of North Liberty, Iowa, as follows:

Section 1. The amendment to the urban renewal plan for the North Liberty Urban Renewal Area, attached hereto and made a part hereof, is hereby in all respects approved.

Section 2. It is hereby determined by this City Council as follows:

A. The proposed urban renewal plan amendment conforms to the general plan of the City;

B. Proposed economic development in the 2012 Addition to the Urban Renewal Area is necessary and appropriate to facilitate the proper growth and development of the City in accordance with sound planning standards and local community objectives.

Section 3. All resolutions or parts thereof in conflict herewith are hereby repealed, to the extent of such conflict.

Passed and approved this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

**CITY OF NORTH LIBERTY**

By: \_\_\_\_\_  
Thomas A. Salm, Mayor

ATTEST:

\_\_\_\_\_  
Tracey Mulcahey, City Clerk

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Upon motion and vote, the meeting adjourned.

\_\_\_\_\_  
Thomas A. Salm, Mayor

ATTEST:

\_\_\_\_\_  
Tracey Mulcahey, City Clerk

STATE OF IOWA  
COUNTY OF JOHNSON  
CITY OF NORTH LIBERTY

SS:

I, the undersigned, do hereby certify that I am the duly appointed, qualified and acting City Clerk of the City aforementioned, and that as such I have in my possession or have access to the complete corporate records of the City and of its officers; and that I have carefully compared the transcript hereto attached with the aforesaid records and that the attached is a true, correct and complete copy of the corporate records relating to the action taken by the City Council preliminary to and in connection with approving the urban renewal plan amendment for the North Liberty Urban Renewal Area in the City of North Liberty, Iowa.

WITNESS MY HAND this \_\_\_\_ day of \_\_\_\_\_, 2012.

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Tracey Mulcahey, City Clerk

AMENDMENT  
URBAN RENEWAL PLAN  
NORTH LIBERTY URBAN RENEWAL AREA

January, 2012

The Urban Renewal Plan for the North Liberty Urban Renewal Area (the “Urban Renewal Area”) is being amended to facilitate the use of tax increment financing in connection with an additional urban renewal project.

A. **Authorization of New Project.** The list of authorized projects and activities under the Urban Renewal Plan is hereby amended to include the following language:

*The City has found that provision of superior cultural facilities is necessary for the enhancement and maintenance of economic development in the community, and the City is hereby authorized to use its urban renewal powers, including tax increment financing, to enhance and expand municipal library facilities.*

C. **Required Financial Information.** The following information is provided in accordance with the requirements of Section 403.17 of the Code of Iowa:

Outstanding general obligation debt of the City:	<u>\$29,475,920</u>
Constitutional debt limit of the City:	<u>\$49,923,434.65</u>
Proposed debt to be incurred in area to be added to Urban Renewal Area:	<u>\$2,000,000</u>