

OCA #148656.

ORDINANCE NO. 49-910

AN ORDINANCE AMENDING ORDINANCE No. 43-009 OF THE CITY OF WICHITA, KANSAS RELATING TO A NON-SUBSTANTIAL CHANGE TO THE COMPREHENSIVE PLAN FOR THE NORTH INDUSTRIAL CORRIDOR REDEVELOPMENT DISTRICT

WHEREAS, the City of Wichita and the Kansas Department of Health and Environment entered into a Settlement Agreement for the Remedial Investigation and Feasibility Study, and Remedial Design and Remedial Action, dated November 14, 1995 (“Settlement Agreement”), as the consent decree for the area known as the North Industrial Corridor Site location in Wichita, Kansas; and

WHEREAS, the City Council (the “Governing Body”) of the City of Wichita, Kansas (the “City”) has heretofore, pursuant to K.S.A. 12-1770 *et seq.* (the “Act”) and Resolution R-96-072 (adopted March 5, 1996), designated the North Industrial Corridor Redevelopment District Area to be a blighted area and proposed a district plan for the redevelopment of such district, and pursuant to Ordinance No. 43-009 (adopted March 19, 1996) approved the creation and set boundaries of such district; and

WHEREAS, Resolution R-96-283 (adopted July 9, 1996) set for August 13, 1996 the public hearing for consideration of the redevelopment project plan for the North Industrial Corridor Redevelopment District, and Section 6 of such Resolution contained language stating that it was determined and notice thereby given that the City may, as part of the redevelopment project plan, issue full faith and credit tax increment bonds to finance the costs of such plan, in whole or on part; and,

WHEREAS, the Governing Body conducted such public hearing on August 13, 1996, and following such hearing adopted Ordinance No. 43-195 on August 20, 1996 approving the redevelopment comprehensive plan for the project area within the North Industrial Corridor Redevelopment District; and,

WHEREAS, the redevelopment project for the North Industrial Corridor Redevelopment District must be completed within 20 years of the date of the Settlement Agreement unless such date is extended under the provisions of K.S.A. 12-1771a(g), as amended; and,

WHEREAS, the remediation required for the North Industrial Corridor Redevelopment Project is expected to go beyond the time and costs projected at the time of the adoption of the project plan; and,

WHEREAS, the Governing Body is being requested to extend the North Industrial Corridor Redevelopment District pursuant to K.S.A. 12-1771a, as amended; and,

WHEREAS, City of Wichita desires to extend the North Industrial Corridor Redevelopment Project for a maximum of 10 years beyond the original 20 years as authorized by K.S.A. 12-1771a(g), as amended; and,

WHEREAS, the North Industrial Corridor Redevelopment Project is funded in part with the proceeds of a tax decrement diverted from ad valorem taxes levied by each year by the taxing entities - City of Wichita; Sedgwick County; USD 259 pursuant to K.S.A. 12-1771a, as amended; and,

WHEREAS, K.S.A. 12-1771a(g), as amended, requires written approval by the governing body of the City of Wichita, Sedgwick County, and USD 259 in order for the extension of the North Industrial Corridor Redevelopment District to be valid; and,

WHEREAS, per K.S.A. 12-1771a(g), as amended, the governing bodies of Sedgwick County, and USD 259 have approved the extension of the North Industrial Corridor Redevelopment District; and,

WHEREAS, the completion of the comprehensive plan for the North Industrial Corridor Redevelopment District will enhance our community, preserve property values, and make possible the continued economic development and other initiatives within the boundaries of the District;

NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF WICHITA, KANSAS:

Section 1. The comprehensive plan for the redevelopment project located in the North Industrial Corridor Redevelopment District as approved by Ordinance 43-009, adopted March 19, 1996, is hereby extended 10 years beyond the original completion date, pursuant to K.S.A. 12-1771a(g), as amended.

Section 2. This ordinance shall be effective upon its passage and publication once in the official city paper.

PASSED by the governing body of the City of Wichita, Kansas, this December 16th, 2014.

(SEAL)

Carl Brewer, Mayor

ATTEST

Karen Sublett, City Clerk

APPROVED AS TO FORM:

Sharon Dickgrafe, Interim Director of Law