

**EXCERPT OF MINUTES OF A MEETING  
OF THE GOVERNING BODY OF  
THE CITY OF WICHITA, KANSAS  
HELD ON FEBRUARY 16, 2021**

The City Council (the “Governing Body”) of the City of Wichita, Kansas (the “City”) met in regular session at the usual meeting place in the City, at 9:00 a.m., the following members being present and participating, to-wit:

Absent:

The Mayor declared that a quorum was present and called the meeting to order.

\* \* \* \* \*

(Other Proceedings)

Thereupon, there was presented to the Governing Body an Ordinance entitled:

**AN ORDINANCE OF THE GOVERNING BODY OF THE CITY OF WICHITA,  
KANSAS ADOPTING A REDEVELOPMENT PROJECT PLAN FOR THE  
RIVERSIDE HOUSING REDEVELOPMENT DISTRICT WITHIN THE CITY.**

Thereupon, [ ] moved that said Ordinance be approved for first reading. The motion was seconded by [ ]. Said Ordinance was duly read and considered, and upon being put, the motion for the approval upon first reading of said Ordinance was carried by the vote of the Governing Body, the vote being as follows:

Aye:

Nay:

\* \* \* \* \*

(Other Proceedings)

**CERTIFICATE**

I hereby certify that the foregoing Excerpt of Minutes is a true and correct excerpt of the proceedings of the City Council of the City of Wichita, Kansas, held on the date stated therein, and that the official minutes of such proceedings are on file in my office.

(SEAL)

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Karen Sublett, City Clerk

**EXCERPT OF MINUTES OF A MEETING  
OF THE GOVERNING BODY OF  
THE CITY OF WICHITA, KANSAS  
HELD ON FEBRUARY 23, 2021**

The City Council (the “Governing Body”) of the City of Wichita, Kansas (the “City”) met in regular session at the usual meeting place in the City, at 9:00 a.m., the following members being present and participating, to-wit:

Absent:

The Mayor declared that a quorum was present and called the meeting to order.

\* \* \* \* \*

(Other Proceedings)

Thereupon, there was presented for second reading on the Governing Body’s consent agenda an Ordinance entitled:

**AN ORDINANCE OF THE GOVERNING BODY OF THE CITY OF WICHITA,  
KANSAS ADOPTING A REDEVELOPMENT PROJECT PLAN FOR THE  
RIVERSIDE HOUSING REDEVELOPMENT DISTRICT WITHIN THE CITY.**

Thereupon, [ ] moved that the consent agenda be passed. The motion was seconded by [ ]. The motion that the consent agenda be passed, including final passage of said Ordinance, was carried by not less than a two-thirds vote of the Governing Body, the vote being as follows:

Aye:

Nay:

Thereupon, the Ordinance was then duly numbered Ordinance No. 51-419, was signed by the Mayor and attested by the Clerk, and the Ordinance or a summary thereof was directed to be published one time in the official newspaper of the City.

\* \* \* \* \*

(Other Proceedings)

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**CERTIFICATE**

I hereby certify that the foregoing Excerpt of Minutes is a true and correct excerpt of the proceedings of the City Council of the City of Wichita, Kansas, held on the date stated therein, and that the official minutes of such proceedings are on file in my office.

(SEAL)

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Karen Sublett, City Clerk

**ORDINANCE NO. 51-419**

**AN ORDINANCE OF THE GOVERNING BODY OF THE CITY OF WICHITA, KANSAS ADOPTING A REDEVELOPMENT PROJECT PLAN FOR THE RIVERSIDE HOUSING REDEVELOPMENT DISTRICT WITHIN THE CITY.**

**WHEREAS**, the City Council (the “Governing Body”) of the City of Wichita, Kansas (the “City”) desires to promote, stimulate and develop the general and economic welfare of the City and the state of Kansas (the "State") and to assist in the development and redevelopment of eligible areas within the City, thereby promoting the general welfare of the citizens of the State and the City, by acquiring property and providing for the development and redevelopment thereof and the financing relating thereto; and

**WHEREAS**, pursuant to the provisions of K.S.A. 12-1770, *et seq.*, as amended (the "Act"), the City is authorized to establish redevelopment districts within eligible areas of the City, as said terms are defined in the Act, to approve redevelopment district plans for the completion of redevelopment projects within such redevelopment project areas, and to finance all or a portion of redevelopment project costs from tax increment revenues and various fees collected within such redevelopment district, revenues derived from redevelopment projects, revenues derived from local sales taxes, other revenues described in the Act, or a combination thereof or from the proceeds of full faith and credit tax increment bonds of the City or special obligation tax increment bonds of the City payable from such described revenues; and

**WHEREAS**, by Ordinance No. 51-333, passed August 18, 2020, and published August 21, 2020, the City established a redevelopment district pursuant to the Act designated as the “Riverside Housing Redevelopment District (the “District”), and

**WHEREAS**, the City has prepared a redevelopment project plan for the District, dated September 18, 2020 (the “Project Plan”) and is considering adoption of the Project Plan; and

**WHEREAS**, on September 24, 2020, the Wichita-Sedgwick County Metropolitan Area Planning Commission reviewed the proposed Project Plan and adopted a resolution finding that the Project Plan is consistent with the comprehensive plan for the development of the City; and

**WHEREAS**, a copy of the Project Plan has been delivered by the City to the Board of County Commissioners of Sedgwick County, Kansas and to the Board of Education of U.S.D. No. 259, Sedgwick County, Kansas (Wichita); and

**WHEREAS**, pursuant to the requirements of the Act and Resolution No. 20-306, adopted October 9, 2020, the Governing Body set a public hearing to consider the adoption of the Project Plan on November 10, 2020, at 9:00 a.m. or as soon thereafter as the matter could be heard, at the City Council Chambers in City Hall, 455 N. Main, Wichita, Kansas; and

**WHEREAS**, notice of such public hearing was provided as required by the Act; and

**WHEREAS**, on November 10, 2020, the public hearing was opened, public comment was received by the Governing Body and the public hearing was closed; and

**WHEREAS**, the Governing Body is authorized to adopt the Project Plan by ordinance passed by not less than two-thirds vote of the Governing Body.

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

**Section 1. Project Plan Approval.** The Project Plan for the redevelopment of the District, together with all attachments and exhibits thereto, which is on file in the office of the City Clerk, is hereby adopted

**Section 2. Further Action.** The Mayor, City Manager, Director of Finance, City Clerk, City Attorney and other officials, agents and employees of the City, including Gilmore & Bell, P.C., Bond Counsel, are hereby further authorized and directed to take such other actions as may be appropriate or desirable to accomplish the purposes of this Ordinance.

**Section 3. Effective Date.** This Ordinance shall be effective upon its passage by the Governing Body of the City and publication one time in the official City newspaper.

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**PASSED** by not less than two-thirds vote the City Council of the City on February 23, 2021, and **SIGNED** by the Mayor.

(SEAL)

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Brandon J. Whipple, Mayor

ATTEST:

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Karen Sublett, City Clerk

APPROVED AS TO FORM:

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Jennifer Magaña, Director of Law and  
City Attorney

**CERTIFICATE**

I, the undersigned, hereby certify that the above and foregoing is a true and correct copy of the original Ordinance No. 51-[ ] (the "Ordinance") of the City of Wichita, Kansas (the "City"); that said Ordinance was passed by not less than two-thirds vote of the City Council on February 23, 2021, that the record of the final vote on its passage is found on page \_\_\_\_ of journal \_\_\_\_; that it was published in the official newspaper of the City on February 26, 2021; and that the Ordinance has not been modified, amended or repealed and is in full force and effect as of this date.

DATED: February 26, 2021.

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Karen Sublett, City Clerk



(Published in *The Wichita Eagle* on February 26, 2021)

**SUMMARY OF ORDINANCE NO. 51-419**

On February 23, 2021, the City Council of the City of Wichita, Kansas (the “City”) passed an ordinance entitled:

**AN ORDINANCE OF THE GOVERNING BODY OF THE CITY OF WICHITA, KANSAS ADOPTING A REDEVELOPMENT PROJECT PLAN FOR THE RIVERSIDE HOUSING REDEVELOPMENT DISTRICT WITHIN THE CITY.**

The Ordinance approves a redevelopment project plan for the District, dated September 18, 2020 (the “Project Plan”) for the redevelopment of the Riverside Housing Redevelopment District (the “District”) which includes property generally bounded by McLean Boulevard on the West, 13<sup>th</sup> Street on the North, Amidon Street on the East to 11<sup>th</sup> Street and thereafter the Big Arkansas River and Central Avenue on the South, in Wichita, Sedgwick County, Kansas (the “Property”); and including all street rights of way within such described areas. The project area within the District to be redeveloped in accordance with the Project Plan is generally located on a tract of land located northwest of the intersection of 11<sup>th</sup> Street North and Amidon Street within the City, together with improvements to the river path along the Big Arkansas River adjacent to the Property and additional improvements to the trailhead on City-owned park land north of the Property. A complete text of the Ordinance may be obtained or viewed free of charge at the office of the City Clerk, 13th Floor, City Hall, 455 North Main, Wichita, Kansas 67202. A reproduction of the Ordinance is available for not less than 7 days following the publication date of this Summary at [www.wichita.gov](http://www.wichita.gov).

This Summary is hereby certified to be legally accurate and sufficient pursuant to the laws of the State of Kansas.

DATED: February 23, 2021

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Jennifer Magaña, Director of Law  
and City Attorney