Resolution 24-103

ITEMS TO INCLUDE ON AGENDA

CITY OF COUNCIL BLUFFS, IOWA
April 1, 2024
7:00 P.M.

Amended and Restated Consolidated Urban Revitalization Plan

- Public hearing on the matter of the adoption of the Amended and Restated Consolidated Urban Revitalization Plan for the Council Bluffs Consolidated Urban Revitalization Area

- Resolution adopting the proposed Amended and Restated Consolidated Urban Revitalization Plan for the Council Bluffs Consolidated Urban Revitalization Area

- Ordinance designating the Council Bluffs Consolidated Urban Revitalization Area for the City of Council Bluffs, Iowa

IMPORTANT INFORMATION

1. The above agenda items should be included, along with any other agenda items, in the meeting agenda. The agenda should be posted on a bulletin board or other prominent place easily accessible to the public and clearly designated for that purpose at the principal office of the body holding the meeting. If no such office exists, the notice must be posted at the building in which the meeting is to be held.
2. If you do not now have a bulletin board designated as above mentioned, designate one and establish a uniform policy of posting your notices of meeting and tentative agenda.
3. Notice and tentative agenda must be posted at least 24 hours prior to the commencement of the meeting.

NOTICE MUST BE GIVEN PURSUANT TO CHAPTER 21,
CODE OF IOWA, AND THE LOCAL RULES OF THE CITY.

April 1, 2024

The City Council of the City of Council Bluffs in the State of Iowa, met in regular session, in the Council Chambers, City Hall, 209 Pearl Street, Council Bluffs, Iowa, at 7:00 P.M., on the above date. There were present Mayor Walsh, in the chair, and the following named Council Members:

_____

Absent: _____

Vacant: _____

* * * * * * * * *

This being the time and place fixed for a public hearing on the matter of the adoption of the Amended and Restated Consolidated Urban Revitalization Plan, the Mayor asked the City Clerk whether any written objections had been filed with respect to the proposed Amended and Restated Plan. The City Clerk reported that _____ written objections had been filed. The Mayor then called for any oral objections to the adoption of the Amended and Restated Plan and _____ were made. The public hearing was closed.

Council Member _____ then introduced the following Resolution entitled "RESOLUTION ADOPTING THE AMENDED AND RESTATED CONSOLIDATED URBAN REVITALIZATION PLAN FOR THE COUNCIL BLUFFS CONSOLIDATED URBAN REVITALIZATION AREA," and moved:

☐ that the Resolution be adopted.

☐ to defer action on the Resolution and the proposal to the meeting to be held at _____ _____.M. on the _____ day of _____, 2024, at this place.

Council Member _____ seconded the motion. The roll was called, and the vote was:

AYES: _____

_____

NAYS: _____

Whereupon, the Mayor declared the measure duly adopted.

RESOLUTION NO. 24-103

RESOLUTION ADOPTING THE AMENDED AND RESTATED CONSOLIDATED URBAN REVITALIZATION PLAN FOR THE COUNCIL BLUFFS CONSOLIDATED URBAN REVITALIZATION AREA

WHEREAS, the City of Council Bluffs currently has sixteen urban revitalization plans for various urban revitalization areas within the City, including the 1st Avenue Urban Revitalization Plan, the 5th and West Broadway Urban Revitalization Plan, the 14th Avenue Urban Revitalization Plan, the 16th Avenue Urban Revitalization Plan, the 21st Avenue Urban Revitalization Plan, the American Games Urban Revitalization Plan, the Black Squirrel Flats Urban Revitalization Plan, the Bluffs Northway Urban Revitalization Plan, the College Road Urban Revitalization Plan, the Council Pointe Road Urban Revitalization Plan, the Mid-America Urban Revitalization Plan, the River Road Urban Revitalization Plan, the South Pointe Urban Revitalization Plan, the Valley View Urban Revitalization Plan, the Veterans Memorial Highway Urban Revitalization Plan, and the Whispering Oaks Urban Revitalization Plan; and

WHEREAS, the Council has previously determined that the urban revitalization areas within the City are suitable revitalization areas authorized by Iowa Code Chapter 404; and

WHEREAS, the Council has determined that the City would be best served by amending the existing urban revitalization plans to consolidate them into a single urban revitalization plan that incorporates and amends the provisions of the existing urban revitalization plans; and

WHEREAS, a proposed Amended and Restated Consolidated Urban Revitalization Plan ("Amended and Restated Plan") has been prepared, the purpose of which is to (i) consolidate the existing urban revitalization plans into the Amended and Restated Plan, (ii) amend and restate the provisions of the existing urban revitalization plans, (iii) consolidate the existing urban revitalization areas to be subareas of the Council Bluffs Consolidated Urban Revitalization Area (the "Revitalization Area"), and (iv) designate a new urban revitalization area, the South Expressway Revitalization Area, to be established as an additional subarea of the Council Bluffs Consolidated Urban Revitalization Area; and

WHEREAS, after published notice was given, as required by Section 404.2(6) of the Act, the City Council held a public hearing at its meeting on April 1, 2024, on the Amended and Restated Plan and considered all objections, comments, and evidence presented.

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

Section 1. That all objections received, if any, at the public hearing referred to in the preamble above are found to be without sufficient merit to warrant adopting the proposed Amended and Restated Plan.

Section 2. That the Amended and Restated Plan, attached hereto as Exhibit 1 and incorporated herein by reference, be and the same is hereby approved and adopted as "Amended

and Restated Consolidated Urban Revitalization Plan for the City of Council Bluffs, State of Iowa", and that the Amended and Restated Plan is hereby in all respects approved. The City Clerk is hereby directed to file a certified copy of the Amended and Restated Plan, along with a copy of this Resolution, with the Recorder for Pottawattamie County, Iowa, to be recorded, and with the Assessor for Pottawattamie County, Iowa.

Section 3. That, notwithstanding any prior resolution, ordinance, plan, amendment, or other documents, the Amended and Restated Plan shall be in full force and effect from the date of this Resolution until the Council amends or repeals the Plan, as amended.

Section 4. That all other provisions of the previously adopted urban revitalization plans not affected or otherwise revised by the Amended and Restated Plan are hereby ratified, confirmed, and approved in all respects, and that all resolutions or parts of resolutions in conflict herewith be and the same are hereby repealed, to the extent of such conflict.

PASSED AND APPROVED this 1st day of April, 2024.

_____
Mayor

ATTEST:

_____
City Clerk

ATTACH AMENDED AND RESTATED PLAN LABELED AS EXHIBIT 1 HERE

CERTIFICATE

STATE OF IOWA)
) SS
COUNTY OF POTTAWATTAMIE)

I, the undersigned City Clerk of the City of Council Bluffs, State of Iowa, do hereby certify that attached is a true and complete copy of the portion of the records of the City showing proceedings of the Council, and the same is a true and complete copy of the action taken by the Council with respect to the matter at the meeting held on the date indicated in the attachment, which proceedings remain in full force and effect, and have not been amended or rescinded in any way; that meeting and all action thereat was duly and publicly held in accordance with a notice of meeting and tentative agenda, a copy of which was timely served on each member of the Council and posted on a bulletin board or other prominent place easily accessible to the public and clearly designated for that purpose at the principal office of the Council pursuant to the local rules of the Council and the provisions of Chapter 21, Code of Iowa, upon reasonable advance notice to the public and media at least twenty-four hours prior to the commencement of the meeting as required by law and with members of the public present in attendance; I further certify that the individuals named therein were on the date thereof duly and lawfully possessed of their respective city offices as indicated therein, that no Council vacancy existed except as may be stated in the proceedings, and that no controversy or litigation is pending, prayed or threatened involving the incorporation, organization, existence or boundaries of the City or the right of the individuals named therein as officers to their respective positions.

WITNESS my hand and the seal of the Council hereto affixed this 2nd day of April, 2024.

_____
City Clerk, City of Council Bluffs, State of Iowa

(SEAL)

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