ORDINANCE NO. 6547

AN ORDINANCE AMENDING THE COUNCIL POINTE ROAD URBAN REVITALIZATION AREA WITHIN THE CITY OF COUNCIL BLUFFS.

WHEREAS, the City of Council Bluffs has the authority under Chapter 404 of the Code of Iowa to declare an area as an urban revitalization area to be known as the "Council Pointe Road Urban Revitalization Area;" and

WHEREAS, the City of Council Bluffs is contemplating amending the current Plan to include the area legally described in Exhibit A as an urban revitalization area, thus allowing tax abatement for qualified projects; and

WHEREAS, this City Council of the City of Council Bluffs, Iowa, finds that the subject area is appropriate as an urban revitalization area as outlined in Sections 404.1(4) of the Iowa Code; and

WHEREAS, on January 9, 2023, the City Council passed a Resolution of Necessity and Intent to amend the urban revitalization plan for the Council Pointe Road Urban Revitalization Area, directing staff to prepare the required revitalization plan and a public hearing was set for February 13, 2023; and

WHEREAS, the Revitalization Plan has been written and packaged, notification sent to all the property owners and tenants affected and published notification has appeared in the daily newspaper; and

WHEREAS, at its January 10, 2023 meeting, the City Planning Commission reviewed the plan for the Council Pointe Road Urban Revitalization Area and has forwarded its recommendation to this City Council.

NOW, THEREFORE, BE IT ORDAINED
BY THE CITY COUNCIL
OF THE
CITY OF COUNCIL BLUFFS, IOWA

SECTION 1. That the urban revitalization plan for the Council Pointe Road Urban Revitalization Area, known as the "Council Pointe Road Urban Revitalization Plan," attached hereto and made a part hereof, is hereby approved as to form and content.

SECTION 2. That the proposed Council Pointe Road Urban Revitalization Area be and the same is hereby approved, pursuant to the proposed plan attached hereto and incorporated herein by this reference.

SECTION 3. EFFECTIVE DATE. That this ordinance shall be in full force and effect from and after its final passage and publication, as by law provided.

APPROVED
AND
ADOPTED February 27, 2023

Matthew J. Walsh Mayor

ATTEST:

Jodi Quakenbush City Clerk

FIRST CONSIDERATION: 2/13/2023
SECOND CONSIDERATION: 2/27/2023
THIRD CONSIDERATION: REQUEST TO WAIVE

Exhibit A: Legal Description

Lot 116, Fox Run Landing, except the northwest corner dedicated to City right-of-way, along with northerly part of Lot 117 commencing at the southeast corner of said Lot 116, thence North 469.54 feet, thence Northeasterly 885.29 feet, thence South 787.74 feet, and thence West 806.06 feet back to the point of beginning, all in the City of Council Bluffs, Pottawattamie County, Iowa