

**RESOLUTION APPROVING A PROJECT PLAN AMENDMENT
FOR TAX INCREMENTAL DISTRICT NO. 8
CITY OF RACINE, WISCONSIN**

WHEREAS, the City of Racine (the "City") has determined that use of Tax Incremental Financing is required to promote development and redevelopment within the City; and

WHEREAS, Tax Incremental District No. 8 (the "District") was created by the City on July 17, 1990 as a blighted area district; and

WHEREAS, the City now desires to amend the Project Plan of the District in accordance with the provisions of Section 66.1105, Wisconsin Statutes (the "Tax Increment Law"); and

WHEREAS, such amendment will allow for the District to share surplus increments with Tax Incremental District No. 10 under the provisions of Section 66.1105(6)(f) of the Wisconsin Statutes; and

WHEREAS, the Plan Commission has prepared an amended Project Plan for the District (the "Amendment") that includes:

- a. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., Wisconsin Statutes, outside of the District;
- b. An economic feasibility study;
- c. A detailed list of estimated project costs;
- d. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- e. A map showing existing uses and conditions of real property in the District;
- f. A map showing proposed improvements and uses in the District;
- g. Proposed changes of zoning ordinances, master plan, map, building codes and City ordinances;
- h. A list of estimated non-project costs;
- i. A statement of the proposed plan for relocation of any persons to be displaced;
- j. A statement indicating how the Amendment of the District promotes the orderly development of the City;
- k. An opinion of the City Attorney or of an attorney retained by the City advising that the plan is complete and complies with Section 66.1105(4)(f), Wisconsin Statutes; and

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to the chief executive officers of Racine County, the Racine Unified School District, and the Gateway Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the Plan Commission, on October 10, 2012 held a public hearing concerning the proposed Amendment to the Project Plan, providing interested parties a reasonable opportunity to express their views thereon.

NOW, THEREFORE, BE IT RESOLVED by the Plan Commission of the City of Racine that:

1. The boundaries of Tax Incremental District No. 8 remain unchanged as specified in Exhibit A of this Resolution
2. It approves the amended Project Plan for the District, attached as Exhibit B, and recommends its approval to the Common Council.
3. Amendment of the Project Plan of the District promotes orderly development in the City.
4. The City Clerk is hereby directed to provide the Mayor and Common Council with certified copies of this Resolution, upon its adoption by the Plan Commission.

Adopted this 10TH day of October, 2012.



Plan Commission Chair



Secretary of the Plan Commission

EXHIBIT A -

**MAP OF TAX INCREMENTAL DISTRICT NO. 8
CITY OF RACINE**

THIS CAN BE FOUND IN THE PROJECT PLAN

EXHIBIT B -

PROJECT PLAN

THE AMEMDED PROJECT PLAN IS AN ATTACHMENT TO COMMON COUNCIL ITEM NO.
12-7890