

ORDINANCE NO. 180562

Approving the Petition to establish the Ward Parkway Plaza Community Improvement District; establishing the Ward Parkway Plaza Community Improvement District, generally located at the Northwest corner of the intersection of Ward Parkway and West 85th Street, Kansas City, Jackson County, Missouri; determining the Ward Parkway Plaza Community Improvement District to be a blighted area; determining that certain actions are reasonably anticipated to remediate blighting conditions and will serve a public purpose; requiring the annual submission of certain records; and directing the City Clerk to report the creation of the District to the Missouri Department of Economic Development.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the Petition to establish the Ward Parkway Plaza Community Improvement District, (the “District”) as a political subdivision in accordance with Section 67.1401 through Section 67.1571, RSMo, otherwise known as the Missouri Community Improvement District Act (the “Act”), and which is attached to this Ordinance as Exhibit 1, is hereby approved in its entirety.

Section 2. That the District is hereby established for the purposes set forth in the Petition, which the District shall have all the powers and authority authorized by the petition, the Act, and by law, and shall continue to exist for a period of thirty (30) years following the adoption of any financing obligations to pay for the District projects and the life of the District shall be subject to extension if necessary until the financing obligations are paid in full, after which time the CID will be terminated in accordance with the CID Act.

Section 3. That the District is hereby determined to be a blighted area by reason of the predominance of unsanitary or unsafe conditions and deterioration of site improvements, and conditions which endanger life or property by fire or other cause, all of which individually and collectively constitute an economic liability, social liability and menace to the public health, safety, morals and welfare in its present condition and use.

Section 4. That it is hereby determined that contracts with the owners of the property lying within the District’s boundaries to demolish and remove, renovate, reconstruct, or rehabilitate any of the buildings and structures located therein owned by such owners, and the expenditure or loaning of the District’s revenues to fund contracts for such purposes, are reasonably anticipated to remediate the blighting conditions and will serve a public purpose.

Section 5. That the District shall annually submit its proposed budget, annual report and copies of written resolutions passed by the Districts board to the City pursuant to Section 67.1471, RSMo.

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Section 6. That upon the effective date of this Ordinance, the City Clerk is hereby directed to report the creation of the District to the Missouri Department of Economic Development pursuant to Section 67.1421.6, RSMo, by sending copy of this ordinance to said agency.

Section 7. That the blight determination herein shall not be utilized as a basis for granting any tax abatement or tax redirection under any other provision of law.

Approved as to form and legality:

Brian T. Rabineau
Assistant City Attorney