

ORDINANCE NO. 031358

Approving the development plan submitted by the Dakota Redevelopment Corporation on an approximate .3 acre tract of land generally located at the northwest corner of Pershing Road and vacated Broadway Avenue; declaring the area included in such plan to be a blighted area and its redevelopment necessary for the preservation of the public peace, prosperity, health, safety, morals and welfare; authorizing the Director of Finance to enter into a contract with the Dakota Redevelopment Corporation; and authorizing certain tax abatement within the plan area.

WHEREAS, Dakota Redevelopment Corporation, an urban redevelopment corporation organized under and pursuant to the Urban Redevelopment Corporations Laws and amendments thereto, did on June 22, 2001, file with the City Clerk an Application for Approval of a Development Plan which contemplated the redevelopment of the building located at the northwest corner of Pershing Road and vacated Broadway Avenue; and

WHEREAS, the City Clerk did refer said Application for a Development Plan to the City Plan Commission; and

WHEREAS, the City Plan Commission did cause to be published in The Pulse, a newspaper doing the City's printing, on July 23, 2001, that date being not less than ten days prior to the date set for the hearing, notice of the public hearing on said development plan; and

WHEREAS, said City Plan Commission did hold a public hearing on said Application for a Development Plan on September 4, 2001; and

WHEREAS, at the public hearing conducted by the City Plan Commission, all interested parties were given an opportunity to be heard at said public hearing; and

WHEREAS, the City Plan Commission made a study and investigation of the proposed development plan and on September 4, 2001, recommended approval of said development plan subject to certain conditions; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the development plan for the Dakota Redevelopment Corporation, a copy of which is on file in the office of the City Clerk under Document No. 0313__, which is attached hereto and Exhibit "A" and incorporated herein by reference, is hereby approved, subject to the following conditions:

Section 2. That the Council finds and declares that the area being described in aforesaid development plan submitted by Dakota Redevelopment Corporation is a blighted

area as defined by Section 353.020(2), Revised Statutes of Missouri, and Section 74-4, Code of Ordinances of the City of Kansas City, Missouri, and the redevelopment thereof is necessary for the public convenience and necessity; and that approval of the development plan and construction of the redevelopment project are necessary for the preservation of the public peace, prosperity, health, safety, morals and welfare.

Section 3. That the Director of Finance be, and he is hereby, authorized and directed on behalf of the City to enter into a Contract with Dakota Redevelopment Corporation, a copy of which, in substantial form is attached hereto and made a part hereof as Exhibit "B".

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Section 4. That upon the execution of a redevelopment contract for this plan with the City, the Dakota Redevelopment Corporation is granted tax abatements on land and improvements as provided in Exhibit "B".

I hereby certify that all public notices and hearings required by Chapter 74, Code of Ordinances of the City of Kansas City, Missouri, have been given and had.

Secretary, City Plan Commission

Approved as to form and legality:

Heather A. Brown
Assistant City Attorney