

FILED

JAN 06 2015

CITY CLERK

**RESOLUTION NO. 4, 2015**

RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF TERRE HAUTE APPROVING AN AMENDING DECLARATORY RESOLUTION AND REDEVELOPMENT PLAN OF THE REDEVELOPMENT COMMISSION OF THE CITY OF TERRE HAUTE, INDIANA, AND APPROVING AN ORDER OF THE VIGO COUNTY AREA PLAN COMMISSION

WHEREAS, the Terre Haute ("City") Redevelopment Commission ("Commission") did on November 14, 1985 adopt a declaratory resolution, as amended on January 17, 2007, February 3, 2009, March 16, 2011 and August 17, 2011 (collectively, as amended, "Declaratory Resolution"), establishing the Central Business District Urban Renewal and Tax Allocation Area ("Area") and declaring that the Area is an economic development area and subject to economic development activities pursuant to IC 36-7-14 and IC 36-7-25, and all acts supplemental and amendatory thereto ("Act") and the Declaratory Resolution was confirmed by a confirmatory resolution adopted on December 12, 1985, as amended on August 1, 2007, February 20 2009, April 20, 2011 and September 28, 2011 (collectively, as amended, "Confirmatory Resolution");

WHEREAS, the Declaratory Resolution approved the Redevelopment Plan, as amended ("Plan") for the Area which Plan contained specific recommendations for redevelopment in the Area;

WHEREAS, on January 2, 2015, the Commission adopted a resolution amending the Declaratory Resolution ("Amending Declaratory Resolution") and Plan to add the financing, construction and equipping of the projects set forth in Exhibit A attached hereto (collectively, "Projects"), all in, serving or benefiting the Area, to the list of projects in the Plan ("Amended Plan");

WHEREAS, the Vigo County Area Plan Commission ("Plan Commission"), on January 7, 2015, approved the Amended Plan and Amending Declaratory Resolution; and

WHEREAS, the Act requires approval of the Amending Declaratory Resolution, the Amended Plan and the action of the Plan Commission by the Common Council of the City;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF TERRE HAUTE, INDIANA, THAT:

Section 1. The action of the Redevelopment Commission on January 2, 2015 adopting the Amending Declaratory Resolution is in all respects approved, ratified and confirmed by the Common Council.

Section 2. The action of the Plan Commission on January 7, 2015, approving the Amended Plan and the Amending Declaratory Resolution is in all respects approved, ratified and confirmed by the Common Council.

Section 3. This resolution shall be effective from and after its passage and approval by the Mayor.

Introduced by: Todd Nation Todd Nation, Councilman

Passed in open Council this 15<sup>th</sup> day of January, 2015.

ATTEST: John Mullican JOHN MULLICAN, President  
Charles P. Hanley Charles P. Hanley, City Clerk

Presented by me to the Mayor this 16<sup>th</sup> day of January, 2015.

Approved by me, the Mayor, this 16<sup>th</sup> day of January, 2015.

Duke A. Bennett Duke A. Bennett, Mayor  
ATTEST: Charles P. Hanley Charles P. Hanley, City Clerk

## EXHIBIT A

### Description of Projects

The Projects consist of the following:

- (i) the rehabilitation of an eight-story, 111-unit apartment building with approximately 57,000 rentable square feet and approximately 7,500 square feet of first floor commercial space and construction of related infrastructure needed to support the development, together with all appurtenances, related improvements and equipment;
- (ii) the construction of capital projects to support the development and construction of one or more multi-story, residential buildings consisting in excess of eighty (80) residential beds to be located between 3rd and 9th Streets and between Cherry and Poplar Streets, together with all related improvements, appurtenances and equipment;
- (iii) the construction of capital projects to support the development and construction of two or more multi-story commercial/mixed use buildings and the rehabilitation and repurposing of three commercial and/or not-for-profit owned buildings, and all related improvements, appurtenances and equipment;
- (iv) a portion of the cost of the rehabilitation/restoration of functional facades and exterior walls, including exterior rear walls, of commercial properties in the Area; and
- (v) a portion of the cost of the rehabilitation/restoration of commercial properties which utilize upper floors for residential space, consisting exclusively of the cost of physical construction of roof systems; structural systems; electrical, plumbing, fire protection and heating/cooling systems, and building insulation.



# Area Planning Department For Vigo County

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Terre Haute • West Terre Haute • Riley • Seelyville

January 8, 2015

**REPORT TO THE TERRE HAUTE CITY COUNCIL ON RESOLUTION NO. 2, 2015**

**A RESOLUTION AMENDING THE RESOLUTION OF THE TERRE HAUTE REDEVELOPMENT COMMISSION ENTITLED "DECLARATORY RESOLUTION AND REDEVELOPMENT PLAN OF THE TERRE HAUTE REDEVELOPMENT COMMISSION"**

**CERTIFICATION DATE: Wednesday, January 7, 2015**

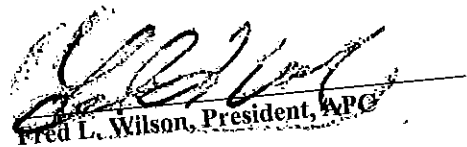
**TO: The Honorable Terre Haute City Council:**

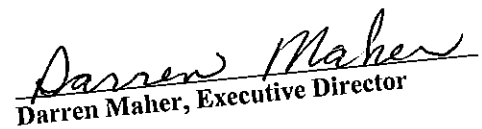
**Dear Members:**

The Vigo County Area Plan Commission offers you the following report and certification on Resolution No. 2, 2015. This document is a Resolution Amending The Resolution Of The Terre Haute Redevelopment Commission Entitled "Declaratory Resolution And Redevelopment Plan Of The Terre Haute Redevelopment Commission."

The Vigo County Area Plan Commission considered Resolution No. 2-2015 at a public hearing held on Wednesday, January 7, 2015. A quorum was present throughout the meeting pursuant to I.C. 36-7-4-301, and the Area Plan Commission took official action on Resolution No. 2-2015 as required by I.C. 36-7-4-401 (a) (7) and I.C. 36-7-4-605 ©.

Therefore, Area Plan Commission's certified recommendation on Resolution No. 2-2015 is FAVORABLE.

  
Fred L. Wilson, President, APC

  
Darren Maher, Executive Director

Received this 8<sup>th</sup> day of January, 2015

ORDER OF THE VIGO COUNTY AREA PLAN COMMISSION  
DETERMINING THAT A RESOLUTION AMENDING THE  
DECLARATORY RESOLUTION APPROVED AND ADOPTED  
BY THE TERRE HAUTE REDEVELOPMENT COMMISSION  
CONFORMS TO THE COMPREHENSIVE PLAN  
AND APPROVING THAT AMENDING RESOLUTION

WHEREAS, the Terre Haute ("City") Redevelopment Commission ("Commission") did on November 14, 1985 adopt a declaratory resolution, as amended on January 17, 2007, February 3, 2009, March 16, 2011 and August 17, 2011 (collectively, as amended, "Declaratory Resolution"), establishing the Central Business District Urban Renewal and Tax Allocation Area ("Area") and declaring that the Area is an economic development area and subject to economic development activities pursuant to IC 36-7-14 and IC 36-7-25, and all acts supplemental and amendatory thereto ("Act") and the Declaratory Resolution was confirmed by a confirmatory resolution adopted on December 12, 1985, as amended on August 1, 2007, February 20 2009, April 20, 2011 and September 28, 2011 (collectively, as amended, "Confirmatory Resolution");

WHEREAS, the Declaratory Resolution approved the Redevelopment Plan, as amended, ("Plan") for the Area which Plan contained specific recommendations for redevelopment in the Area;

WHEREAS, on January 2, 2015, the Commission adopted a resolution amending the Declaratory Resolution ("Amending Declaratory Resolution") and Plan to add the financing, construction and equipping of the projects set forth in Exhibit A attached hereto (collectively, "Projects"), all in, serving or benefiting the Area, to the list of projects in the Plan ("2015 Plan"); and

WHEREAS, the Act requires approval of the Amending Declaratory Resolution and 2015 Plan by the Vigo County Area Plan Commission ("Plan Commission");

NOW, THEREFORE, BE IT ORDERED BY THE VIGO COUNTY AREA PLAN COMMISSION, AS FOLLOWS:

1. The Amending Declaratory Resolution and 2015 Plan conform to the Comprehensive Plan of the City.
2. The Amending Declaratory Resolution and 2015 Plan are in all respects approved, ratified and confirmed.
3. The Secretary of the Plan Commission is hereby directed to file a copy of the Amending Declaratory Resolution with the permanent minutes of this meeting.

Passed by the Vigo County Area Plan Commission, this 7<sup>th</sup> day of January, 2015.

VIGO COUNTY AREA PLAN  
COMMISSION



President

ATTEST:

  
Secretary