

RESOLUTION NO. 080624

RESOLUTION OF THE TOWN OF MCCORDSVILLE REDEVELOPMENT COMMISSION CONFIRMING THE DECLARATORY RESOLUTION OF SAID COMMISSION (I) REMOVING PROPERTY FROM THE BROADWAY/AURORA WAY ALLOCATON AREA AND THE MCCORD SQUARE ALLOCATION AREA AND (II) UPDATING THE MAPS AND PARCEL LISTS FOR THE ALLOCATION AREAS WITHIN THE BROADWAY/MT. COMFORT ECONOMIC DEVELOPMENT AREA

WHEREAS, on June 4, 2024, the Town of McCordsville Redevelopment Commission (the “Redevelopment Commission”) initially approved certain amendments (the “Plan Amendments”) to the Amended and Restated Economic Development Plan (the “Plan”) for the Broadway/Mt. Comfort Economic Development Area (the “Area”) in the Town of McCordsville, Indiana (“Town”) and adopted its Resolution No. 060424A, a declaratory resolution (the “Declaratory Resolution”), approving the Plan Amendments and amending the allocation areas within the Area (as more particularly described in the Declaratory Resolution, herein, collectively, the “Allocation Areas”) to remove certain properties from the Allocation Areas and update the parcel lists and maps for the Allocation Areas pursuant to Indiana Code 36-7-14 and Indiana Code 36-7-25, and all acts supplemental and amendatory thereto (collectively, the “Act”); and

WHEREAS, the Commission submitted the Declaratory Resolution and the Plan Amendments, together with the original Plan, to the Town of McCordsville Plan Commission (the “Plan Commission”) and the Plan Commission issued its written order on June 18, 2024 approving the Declaratory Resolution and the Plan Amendments, together with the original Plan, as submitted; and

WHEREAS, on July 9, 2024, the Town Council of the Town approved the order of the Plan Commission pursuant to the Act; and

WHEREAS, the Commission published notice of the adoption and substance of the Declaratory Resolution in the *Daily Reporter* on July 17, 2024, in accordance with Indiana Code 36-7-14-17 and Indiana Code 5-3-1, which notice also gave notice of a hearing on the proposed projects for the Area as described in the original Plan, as amended by the Plan Amendments, to be held by the Commission (the “Notice”); and

WHEREAS, the Notice has been filed in the office of the Plan Commission, the Board of Zoning Appeals, the Public Works Board, the Park Board, the Building Commissioner and any other departments, bodies or officers having to do with Town planning, variances from zoning ordinances, land use or the issuance of building permits; and

WHEREAS, copies of the Notice were filed on July 25, 2024, with the officer authorized to fix budgets, tax rates and tax levies under Indiana Code 6-1.1-17-5 for each taxing unit that is either wholly or partly located within the Broadway/Aurora Way Allocation Area and the McCord Square Allocation Area as amended by the Declaratory Resolution, together with a statement disclosing the impact of the Broadway/Aurora Way Allocation Area and McCord

Square Allocation Area as amended by the Declaratory Resolution, including (i) the estimated economic benefits and costs incurred by the Broadway/Aurora Way Allocation Area and McCord Square Allocation Area, as amended by the Declaratory Resolution, as measured by increased employment and anticipated growth of real property, personal property and inventory assessed values and (ii) the anticipated impact on tax revenues of each taxing unit; and

WHEREAS, on August 6, 2024, the Commission conducted a public hearing at which the Commission heard all persons interested in the proceedings and considered all written remonstrances and objections that were filed;

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN OF MCCORDSVILLE REDEVELOPMENT COMMISSION THAT:

Section 1. The Commission has considered the evidence presented and now finds and determines that it will be of public utility and benefit to proceed with the Plan, as amended by the Plan Amendments, and the amendment of the Allocation Areas within the Area to remove certain properties from the Allocation Areas and update the parcel lists and maps for the Allocation Areas as provided in the Declaratory Resolution.

Section 2. The Declaratory Resolution and the Plan Amendments, attached hereto as Exhibit A and incorporated herein by reference, approved by the Commission on June 4, 2024, together with the original Plan as amended by the Plan Amendments, are hereby confirmed in all respects.

Section 3. The Secretary of the Commission is hereby directed to record this resolution with the Hancock County Recorder, immediately notify the Department of Local Government Finance of the amendment to the Allocation Areas and to file this resolution with the Hancock County Auditor.

Section 4. This resolution shall be effective as of the date of its adoption.

Passed and adopted at a meeting of the Town of McCordsville Redevelopment Commission this 6th day of August 2024, by a vote of _____ in favor and _____ against.

TOWN OF MCCORDSVILLE
REDEVELOPMENT COMMISSION

Alex Jordan, President

Ruth Hess, Vice President

Larry J. Longman, Member

Dale E. Needleman, Member

Peter Murphy, Member

ATTEST:

Allyson Hamlin, Recording Secretary

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I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Dennis H. Otten

This instrument was prepared by Dennis H. Otten, Esq., Bose McKinney & Evans LLP, 111 Monument Circle, Suite 2700, Indianapolis, IN 46204; 317-684-5000.

EXHIBIT A

Declaratory Resolution and Plan Amendments