

# *City of Flushing*

## **RESOLUTION 2015-12-14 B**

### **RESOLUTION APPROVING THE DEVELOPMENT PLAN AND TAX INCREMENT FINANCING PLAN FOR THE EAST PIERSON ROAD CORRIDOR IMPROVEMENT AUTHORITY**

Present: Bade, Detman, Gault, Gray, Keane, Martus, Salem  
Absent: None

Councilmember Bade offered the following resolution and moved its adoption:

**WHEREAS**, the East Pierson Road Corridor Improvement Authority was established, per Public Act 280 of 2005, as amended, under Resolution 2015-08-10 A; and

**WHEREAS**, the boundaries of the Development Area within which the East Pierson Road Corridor Improvement Authority shall exercise its powers were amended under Resolution 2015-12-14 A; and

**WHEREAS**, the East Pierson Road Corridor Improvement Authority Board has identified Tax Increment Financing (TIF) as an important part of the redevelopment strategy and has prepared and recommends the requisite Development and TIF Plans and has forwarded said plans to City Council for consideration and approval; and

**WHEREAS**, pursuant to Section 22 of Public Act 280 of 2005, as amended, City Council held a duly noticed public hearing on the Development Plan and TIF Plan for the East Pierson Road Corridor Improvement Authority on December 14, 2015, at which time an opportunity was provided for the expression of the views of all interested parties.

#### **NOW THEREFORE, BE IT RESOLVED AS FOLLOWS:**

1. In accordance with Section 23 of Public Act 280 of 2005, as amended, the City Council hereby finds and determines that the Development Plan and TIF Plan constitute and seek to accomplish the public purpose of providing for and promoting revitalization and redevelopment of the East Pierson Road Corridor within the development area designated in the plans, as well as the other public purposes in the plans.
2. The Flushing City Council, in accordance with Section 23 of Public Act 280 of 2005, as amended, hereby finds and determines the following:
  - a. The plans meet the requirements of Sections 20(1) and 20(2) of Public Act 280 of 2005, as amended.

b. The proposed method of financing the development is feasible and the authority has the ability to arrange the financing in partnership with the City of Flushing.

c. The development is reasonable and necessary to carry out the purposes of Public Act 280 of 2005, as amended.

d. Any land included within the development area to be acquired is reasonably necessary to carry out the purposes of the plan and of Public Act 280 of 2005, as amended, in an efficient and economically satisfactory manner.

e. The Development Plan is in reasonable accord with the Master Plan for the City of Flushing and the Future Land Use of the City.

f. Public services, such as fire and police protection and utilities, are or will be adequate to service the project area.

g. Changes in zoning, streets, street levels, intersections and utilities are reasonably necessary for the project and for the City.

3. The Flushing City Council approves the Development Plan and TIF Plan for the East Pierson Road Corridor Improvement Authority based on the findings, determinations and through the execution of the Development Plan and TIF Plan appears to be in the best interest of the City of Flushing.

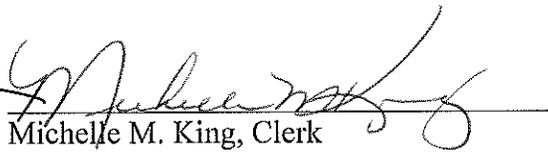
Second by Councilmember Salem.

AYES: Bade, Detman, Gault, Gray, Keane, Martus, Salem

NAYS: None

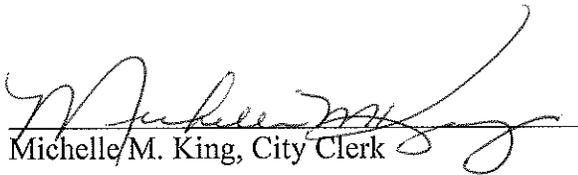


Kevin J. Keane, Mayor



Michelle M. King, Clerk

I, Michelle M. King, City Clerk of the City of Flushing, hereby certify the foregoing to be a true and complete copy of a resolution adopted by the Flushing City Council at a regular meeting held on Monday, December 14, 2015.



Michelle M. King, City Clerk