

**RESOLUTION NO. 04-R-21**

**A RESOLUTION BY THE CITY OF TALLAHASSEE CITY COMMISSION  
APPROVING THE CITY OF TALLAHASSEE DOWNTON COMMUNITY  
REDEVELOPMENT PLAN FOR THE CITY OF TALLAHASSEE, FLORIDA.**

WHEREAS, the City Commission, by approval of Resolution No. 02-R-43 on September 11, 2002, established the boundaries of a downtown community redevelopment area, and found the necessity for rehabilitation, conservation, or redevelopment of one or more blighted areas within the City limits in the interest of the public health, safety, morals and welfare of the residents of the City of Tallahassee; and

WHEREAS, the City Commission, by approval of Ordinance No. 98-O-0046 on September 23, 1998, as amended by Ordinance No. 02-O-11 on September 11, 2002, created the Tallahassee Community Redevelopment Agency (Redevelopment Agency) to carry out and effectuate the purposes and provisions of Part III, Chapter 163, Florida Statutes (the Redevelopment Act); and

WHEREAS, in Ordinance No. 98-O-0046, as amended by Ordinance No. 02-O-11, the City Commission appointed a board of seven commissioners made up of the five members of the City Commission and two members nominated by the Board of County Commissioners of Leon County to be the Redevelopment Agency Board; and

WHEREAS, the City Commission has caused a downtown community redevelopment plan to be prepared and submitted to the Redevelopment Agency pursuant to Section 163.360, Florida Statutes (2003); and

WHEREAS, the downtown community redevelopment plan has been submitted to the Tallahassee-Leon County Local Planning Agency for review and recommendation as to its conformance with the Tallahassee-Leon County Comprehensive Plan for the development of the City as a whole; and

WHEREAS, the Local Planning Agency has made a written recommendation that the proposed downtown community redevelopment plan is consistent with the Tallahassee-Leon County Comprehensive Plan; and

WHEREAS, the Redevelopment Agency has recommended that the City Commission approve the proposed downtown community redevelopment plan, and the appropriate taxing authorities contained within the geographic boundaries of the redevelopment area of the proposed downtown redevelopment plan have been given proper notice; and

WHEREAS, the City Commission held a public hearing on the plan on June 23, 2004, in accordance with the requirements of Section 163.360, Florida Statutes (2003); and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF TALLAHASSEE, FLORIDA:

1. The community redevelopment plan, known as the "City of Tallahassee Downtown Community Redevelopment Plan", is hereby approved.
2. Pursuant to Section 163.360, Florida Statutes (2003), the City Commission finds as follows:

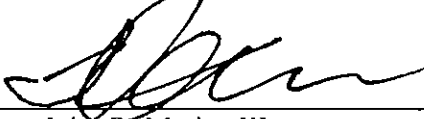
- a. The Downtown Community Redevelopment Plan provides a feasible method for the location of families who will be displaced from or within the downtown community redevelopment area in decent, safe, and sanitary dwelling accommodations within their means and without undue hardship to such families;
- b. The Tallahassee Downtown Community Redevelopment Plan conforms to the Tallahassee-Leon County Comprehensive Plan and the general plan of the City as a whole;
- c. The Tallahassee Downtown Community Redevelopment Plan gives due consideration to the provision of adequate park and recreational areas and facilities that may be desirable for neighborhood improvement, with special consideration for the health, safety, and welfare of children residing in the general vicinity of the areas covered by the plan;
- d. Projects under the Tallahassee Downtown Community Redevelopment Plan will be reviewed under the City's existing land development regulations, including review by the Tallahassee Police Department for issues related to community policing; and
- e. The Tallahassee Downtown Community Redevelopment Plan will afford maximum opportunity, consistent with the sound needs of the City as a whole, for the rehabilitation or redevelopment of the downtown community redevelopment area by private enterprise.

3. Furthermore, the City Commission acknowledges that implementation of the Downtown Community Redevelopment Plan will be subject to the conditions contained in the *"Interlocal Agreement Among the City of Tallahassee, Leon County, and the Community Redevelopment Agency of the City of Tallahassee Regarding the Creation and Operations of the Downtown District Community Redevelopment Area and Expansion of any Community Redevelopment Area"*, as approved by the City of Tallahassee City Commission, the Leon County Board of County Commissioners and the Tallahassee Community Redevelopment Agency.

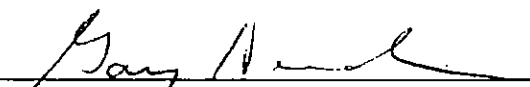
BE IT FURTHER RESOLVED that this resolution shall take effect immediately upon its adoption by the City Commission.

ADOPTED by the City Commission of the City of Tallahassee, Florida, in regular meeting assembled this 23<sup>rd</sup> day of June, 2004.


CITY OF TALLAHASSEE

By:   
 John R. Marks, III  
 Mayor

ATTEST:

By:   
 Gary Herndon  
 City Treasurer-Clerk

APPROVED AS TO FORM:

By:   
 James R. English  
 City Attorney