

**CITY OF ST. JOHNS ORDINANCE NO. 667**

**AN ORDINANCE TO ADOPT THE 2021 DOWNTOWN DEVELOPMENT  
AUTHORITY DEVELOPMENT PLAN AND TAX INCREMENT FINANCING PLAN**

The following Ordinance was moved by Commissioner Kirschenbauer and supported by Commissioner Craig at a regularly scheduled City Commission meeting held in the Commission Chambers on March 14, 2022 at 6:00 p.m.

THE CITY OF ST. JOHNS ORDAINS:

**DOWNTOWN DEVELOPMENT AUTHORITY  
DEVELOPMENT AND TAX INCREMENT FINANCING PLANS**

WHEREAS, after the public hearing(s) on the Development Plan and Tax Increment Plan, with notice thereof given in accordance with section 203(d) of PA 57 of 2018, determines that the Plans constitute a public purpose per section 219(1) of Act 57, then,

THEREFORE, the City Commission approves said Plans based on the following considerations:

1. The Development Plan and Tax Increment Financing Plan meets the requirements set forth in section 217(2) and section 313(1) of PA 57 of 2018.
2. The proposed method of financing the development is feasible and the Authority has the ability to arrange the financing.
3. The development is reasonable and necessary to carry out the purposes of this Act.
4. The land included within the development area to be potentially be acquired is reasonably necessary to carry out the purposes of the Plan and of this Act in an efficient and economically satisfactory manner.
5. The development plan is in reasonable accord with the St. Johns Comprehensive Master Plan.
6. Public services, such as police and fire protection and utilities, are or will be sufficient to service the project area.
7. Any proposed changes in zoning, streets, street levels, intersections, and utilities are reasonably necessary for the project and the municipality.
8. Amendments to an approved Development Plan and/or Tax Increment Financing Plan must and will be submitted by the Authority to the City Commission body for approval or rejection.

Sec. This ordinance shall take legal effect on the 3<sup>rd</sup> day of April, 2022.

YEAS: Hufnagel, Craig, Kirschenbauer

NAYS: None

ABSENT: Ruestman, Gurski

PASSED, ORDAINED AND ORDERED PUBLISHED THIS 14<sup>th</sup> DAY OF MARCH, 2022, by the City Commission of the City of St. Johns at a regular meeting on the above date.

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Eric Hufnagel, Mayor

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Mindy J. Seavey, Clerk

I certify that the above Ordinance was published in the Clinton County News on the 20<sup>th</sup> day of March, 2022.

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Mindy J. Seavey, Clerk