

ORDINANCE NO. 196

AN ORDINANCE OF THE CITY OF RIGGINS, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO, APPROVING THE AMENDED RIGGINS URBAN RENEWAL PLAN; RE-CONFIRMING THE DETERIORATED DECLARATION; RE-ADOPTING A REVENUE ALLOCATION AREA; MAKING CERTAIN FINDINGS AND CONCLUSIONS IN SUPPORT THEREOF; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO, AND PROVIDING FOR THIS ORDINANCE TO BE EFFECTIVE UPON ITS PASSAGE AND APPROVAL.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF RIGGINS, IDAHO THAT:

WHEREAS the City of Riggins did declare upon formation of its Urban Renewal Agency that a specifically described portion of the city limits of the City of Riggins was deteriorated and deteriorating, and in need of remediation by an urban renewal agency, and

WHEREAS the Mayor of the City of Riggins appointed an urban renewal commission, and

WHEREAS the Mayor of the City of Riggins did, with the advice and consent of the City Council, establish by an Order of Appointment, the Riggins Urban Renewal Agency, and

WHEREAS, on the 11<sup>th</sup> day of December, 2006, the City of Riggins passed an Ordinance establishing the boundaries of the urban renewal district, revenue allocation area and approving the urban renewal plan, and

WHEREAS, the Riggins Urban Renewal Agency desires to amend the 2006 urban renewal plan to fund improvements in the deteriorated areas of the city, and

WHEREAS the Riggins Urban Renewal Agency has prepared an amended urban renewal plan pursuant to Title 50, Chapters 20 & 29, Idaho Code, for remediation of the deterioration found to exist, hereinafter referred to as the Amended Riggins Urban Renewal Plan, and

WHEREAS the City of Riggins conducted a public hearing on November 26, 2009 to hear comments on the amended plan and map,

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF RIGGINS AS FOLLOWS:

Section 1: The City Council hereby makes the following findings of fact:

- a. The area of the proposed plan has been previously declared by the City of Riggins to be a deteriorated and deteriorating area, and the Agency finds that the deterioration described by the City Council does in fact exist.
- b. The Amended Riggins Urban Renewal Plan provides for varying methods to remediate the described deterioration and prevent future deterioration, and contains the necessary elements required by Idaho law, including a tax allocation feasibility study which finds that the estimated tax increment revenue is sufficient to repay the debt to be incurred to provide the improvements described within the Plan.
- c. The Amended Riggins Urban Renewal Plan indicates the type of improvements and rehabilitation projects that are proposed to be carried out, including land uses, densities, building requirements, methods of financing, and a revenue allocation provision.
- d. The Amended Riggins Urban Renewal Plan describes a revenue allocation area that does not exceed the limitations of I.C. 50-2904.(13).
- e. The Amended Riggins Urban Renewal Plan conforms to the general plan of the City of Riggins, and is in conformance with the Comprehensive Plan.
- f. The Amended Riggins Urban Renewal Plan does not anticipate the displacement of any families.
- g. The Amended Riggins Urban Renewal Plan will enhance public recreational facilities and

activities within the City, and encourage private sector participation.

- h. That unless the afore-mentioned conditions are improved, they will substantially impair the sound growth potential of the City of Riggins and will constitute an economic and social liability, and that further development in the area without such improvements will endanger the public health, safety and welfare.
- i. That improvement of the property and the City services in the plan area are necessary and appropriate to facilitate the proper growth and development of the City in accordance with sound planning standards and local community objectives.

Section 2: The Mayor and City Council of the City of Riggins hereby adopts the Amended Riggins Urban Renewal and approves the revenue allocation area provided for in the Plan, and this Ordinance shall be effective immediately upon its adoption and approval.

ADOPTED AND APPROVED this 14th day of December 2009.

  
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Robert Crump, Mayor

ATTEST:

  
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June Whitten, City Clerk