

## RESOLUTION NO. A- \_\_\_\_\_

1           WHEREAS, the City Council on October 22, 1984, adopted Resolution  
2           No. A-69713 finding an area generally bounded by "R" Street, 17th Street, "S" Street,  
3           and 7th Street to be blighted, and on October 19, 1987, adopted Resolution No. A-  
4           71701 finding said area to be blighted and substandard as defined in the Nebraska  
5           Community Development Law (Neb.Rev. Stat. § 18-2101, et seq. as amended) and in  
6           need of redevelopment; and

7           WHEREAS, The City Council has previously adopted the Lincoln Center  
8           Redevelopment Plan (hereinafter the "Plan") including plans for various redevelopment  
9           projects within said area in accordance with the requirements and procedures of the  
10          Nebraska Community Development Laws; and now desires to modify said plan by  
11          establishing the "Haymarket 7th/8th Street Core Redevelopment Project" generally  
12          bounded on the north by R Street, on the east by N. 8th Street, on the south by O  
13          Street and on the west by N. 7th Street, including the redevelopment of 727 R Street  
14          (the former Larson Furniture Building) and 737 P Street (the former Salvation Army  
15          property); and by making minor administrative revisions and corrections to update the  
16          plan; and

17          WHEREAS, the Director of the Urban Development Department has filed  
18          with the City Clerk modifications to the redevelopment plan for said blighted and  
19          substandard area, which plan as modified is contained in the document entitled  
20          "Haymarket 7th & 8th Street Core Redevelopment Project", (hereinafter Haymarket  
21          7th/8th Amendment) which is attached hereto, marked as Attachment "A", and made a  
22          part hereof by reference, and has reviewed said plan and has found that it meets the  
23          conditions set forth in Neb. Rev. Stat. § 18-2113 (2002 Cum. Supp.); and

24          WHEREAS, on August 20, 2004, a notice of public hearing was mailed  
25          postage prepaid to all registered neighborhood associations located in whole or in part

1 within one mile radius of the area to be redeveloped setting forth the time, date, place  
2 and purpose of the public hearing to be held on September 1, 2004 before the Lincoln  
3 City - Lancaster County Planning Commission regarding the proposed Haymarket  
4 7th/8th Amendments to the redevelopment plan, a copy of said notice and list of said  
5 registered neighborhood associations having been attached hereto as Attachment "B"  
6 and "C" respectively; and

7 WHEREAS, on September 16, 2004 a notice of public hearing was mailed  
8 postage prepaid to foregoing registered neighborhood associations setting forth the  
9 time, date, place, and purpose of the public hearing before the City Council to be held  
10 on September 27, 2004, regarding the proposed Haymarket 7th/8th Amendment to the  
11 Plan, a copy of said notice having been attached hereto as Attachment "D"; and

12 WHEREAS, on September 10, 2004 and September 17, 2004 a Notice of  
13 Public Hearing was published in the Lincoln Journal Star newspaper, setting the time,  
14 date, place and purpose of the public hearing to be held on September 27, 2004  
15 regarding the proposed Haymarket 7th/8th Amendment to the Plan for said blighted and  
16 substandard area, a copy of such notice having been attached hereto and marked as  
17 Attachment "E"; and

18 WHEREAS, said proposed Haymarket 7th/8th Amendment to the Plan  
19 has been submitted to the Lincoln-Lancaster County Planning Commission for review  
20 and recommendations, and said Planning Commission has submitted its written  
21 recommendations with respect to the proposed Haymarket 7th/8th Amendment  
22 conformance to the 2025 Lincoln-Lancaster County Comprehensive Plan to the Mayor  
23 and City Council, a copy of said written recommendations having been attached hereto  
24 and marked as Attachment "F"; and

25 WHEREAS, on September 27, 2004 in the City Council chambers of the  
26 County-City Building, 555 South 10th Street, Lincoln, Nebraska, the City Council held a

1 public hearing relating to the proposed modifications to the redevelopment plan and all  
2 interested parties were afforded at such public hearing a reasonable opportunity to  
3 express their views respecting said proposed modifications to the redevelopment plan;  
4 and

5 WHEREAS, the City Council has duly considered all statements made  
6 and materials submitted relating to said proposed modifications to the redevelopment  
7 plan.

8 WHEREAS, the City Council now finds and determines that the Lincoln  
9 Center Redevelopment Plan as modified by changing said plan by incorporating the  
10 Haymarket 7th/8th Redevelopment Project; and by making minor administrative  
11 revisions and corrections to update the plan; is described in sufficient detail and is  
12 designed with the general purpose of accomplishing a coordinated, adjusted and  
13 harmonious development of the City and its environs which will promote the general  
14 health, safety and welfare, sound design and arrangement, the wise and efficient  
15 expenditure of public funds, and the prevention of the recurrence of unsanitary or  
16 unsafe dwelling accommodations or conditions of blight, and is feasible and in  
17 conformity with the general plan for the development of the City of Lincoln as a whole  
18 and said plan is in conformity with the legislative declarations and determinations set  
19 forth in the Community Development Law.

20 NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of  
21 Lincoln, Nebraska:

22 That pursuant to the provisions of the Nebraska Community Development  
23 Law and in light of the foregoing findings and determinations, the "Haymarket 7th & 8th  
24 Amendment" attached hereto as Attachment "A", establishing the Haymarket 7th & 8th  
25 Street Core Redevelopment Project and making minor administrative revisions and

1 corrections to update the plan is hereby accepted and approved by the City Council as  
2 the governing body for the City of Lincoln.

3 BE IT STILL FURTHER RESOLVED that the Urban Development  
4 Director, or his authorized representative, is hereby authorized and directed to take all  
5 steps necessary to implement the provisions of said redevelopment plan as they relate  
6 to the above-described modifications.

7 BE IT STILL FURTHER RESOLVED, that it is intended that this resolution  
8 and the modifications adopted herein are supplemental hereto the findings, approvals,  
9 and authorizations set forth in Resolution No. A-68489, Resolution No. A-70273,  
10 Resolution No. A-71073, Resolution No. A-71490, Resolution No. A-71701, Resolution  
11 No. A-72046, Resolution No. A-72329, Resolution No. A-72774, Resolution No. A-  
12 73000, Resolution No. A-73698, Resolution A-74165, Resolution No. A-74186,  
13 Resolution A-74291, Resolution No. A-74583, Resolution No. A-74603, Resolution No.  
14 A-74583, Resolution No. A-75257, Resolution A-75784, Resolution A-75974,  
15 Resolution No. A-75784, Resolution A-76438, Resolution No. A-77828, Resolution No.  
16 A-78138, Resolution No. A-78688, Resolution No. A-80587, and Resolution No. A-  
17 81681.

Introduced by:

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Approved as to Form & Legality:

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City Attorney

Approved this ___ day of _____, 2004:  _____ Mayor
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