

**RESOLUTION NO. 2002-06**

A RESOLUTION OF THE TOWN OF CINCO BAYOU, FLORIDA, RELATING TO COMMUNITY REDEVELOPMENT; MAKING FINDINGS; APPROVING A COMMUNITY REDEVELOPMENT PLAN; FINDING THE BOUNDARIES OF THE COMMUNITY REDEVELOPMENT AREA; AUTHORIZING AND DIRECTING THE AGENCY TO IMPLEMENT THE PLAN; PROVIDING AN EFFECTIVE DATE.

WHEREAS, on February 25, 2002, the Town Council adopted Resolution No. 2002-02, which found the existence of one or more blighted areas in the corporate limits of the Town of Cinco Bayou; and

WHEREAS, immediately thereafter the Town Council adopted Resolution No. 2002-03, which created the Town of Cinco Bayou Community Redevelopment Agency (the "Agency") and authorized and directed the Agency to undertake community redevelopment pursuant to Part III, Chapter 163, Florida Statutes (2001) (the "Redevelopment Act"); and

WHEREAS, on June 13, 2002, the Town Council adopted Resolution No. 2002-05, which established the boundaries of the community redevelopment area within the corporate limits of the Town (the "Area") and a depiction of such Area is attached hereto as Exhibit "A"; and

WHEREAS, in accordance with the Redevelopment Act, a plan for the redevelopment of the Area has been prepared and reviewed in accordance with Redevelopment Act; and

WHEREAS, the Agency has considered the proposed redevelopment plan and has recommended to the Town Council that the proposed plan be approved; and

WHEREAS, the Town Council has convened a public hearing after notice to the public and to each taxing authority as provided in the Redevelopment Act concerning the proposed redevelopment plan;

NOW THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF CINCO BAYOU, FLORIDA:

Section 1. Findings. The Town Council does hereby find, after the public hearing concerning the proposed redevelopment plan (the "Plan") a copy of which is attached hereto as Exhibit "B", that the Plan:

(a) Conforms to the comprehensive plan for the municipality under the Local Government Comprehensive Planning and Land Development Regulation Act.

(b) Is sufficiently complete to indicate such land acquisition, demolition and removal of structures, redevelopment, improvements, and rehabilitation as may be proposed to be carried out in the Area; zoning and planning changes, if any; land uses; maximum densities; and building requirements.

(c) Provides for the development of affordable housing in the Area, or states the reasons for not addressing the development of affordable housing in the Area.

Section 2. Additional Findings. The Town Council does hereby find that with respect to the Plan:

(a) A feasible method exists in the Plan for the location of families who will be displaced from the community redevelopment area in decent, safe, and sanitary dwelling accommodations within their means and without undue hardship to such families;

(b) The Plan conforms to the general plan of the county or municipality as a whole;

(c) The Plan gives due consideration to the utilization of community policing innovations, and 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 Area;

(d) The Plan will afford maximum opportunity, consistent with the sound needs of the municipality as a whole, for the rehabilitation or redevelopment of the Area by private enterprise; and

Section 3. Plan Implementation. The Agency is hereby authorized and directed to proceed with the implementation of the Plan.

Section 4. Community Redevelopment Area. The Area subject to the Plan is that area described in Resolution No. 2002-05 and in Exhibit "A" attached hereto.

Section 5. Effective Date. This resolution shall take effect immediately upon its approval.

PASSED AND APPROVED THIS 13th DAY OF JUNE, 2002.

APPROVED:

APPROVED AS TO FORM:

\_\_\_\_\_  
Sara Carroll, Mayor

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Town Attorney

ATTEST:

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Nell Webb, Town Manager/Clerk