

ORDINANCE NO. 21-409

An Ordinance Designating an Area of Woodward, Iowa, as the 2021 Woodward Urban Revitalization Area

WHEREAS, pursuant to the provisions of Chapter 404, Code of Iowa (the "Act"), the governing body of a city may, by ordinance, designate an area of the city as a revitalization area upon the completion of procedures specified in the Act; and

WHEREAS, pursuant to the provisions of the Act, the City Council of the City of Woodward, Iowa, (the "City") has by resolution determined, with respect to an area within the City, hereinafter described in Section 1 and known as the 2021 Woodward Urban Revitalization Area, that:

(a) The 2021 Woodward Urban Revitalization Area is an area which is appropriate as an economic development area as defined in Section 403.17 of the Code of Iowa.

(b) The 2021 Woodward Urban Revitalization Area is an area which is appropriate for public improvements related to housing and residential development, or construction of housing and residential development, specifically multiresidential housing.

(c) The redevelopment, economic development and promotion of multifamily housing and residential development in the 2021 Woodward Urban Revitalization Area is necessary in the interest of the public welfare of the residents of the City and the 2021 Woodward Urban Revitalization Area substantially meets the criteria set forth in Section 404.1 of the Act.

WHEREAS, pursuant to the provisions of the Act, the City prepared a proposed Urban Revitalization Plan (the "Plan") for the 2021 Woodward Urban Revitalization Area and held a public hearing on the Plan for the 2021 Woodward Urban Revitalization Area; and

WHEREAS, pursuant to the provisions of the Act, the City has adopted the Plan for the 2021 Woodward Urban Revitalization Area;

NOW, THEREFORE, Be It Ordained by the City Council of the City of Woodward, in Dallas County, Iowa, as follows:

Section 1. In accordance with the Act and in consideration of the recitations set out in the preamble hereof, such property lying within the City and being described as follows:

All real property situated within the corporate limits of the City of Woodward, located in the Counties of Boone and Dallas, State of Iowa, **EXCEPT** certain real property situated in the City of Woodward, Dallas County, State of Iowa more particularly described as follows:

The real property bearing Dallas County Property Tax Parcel Identification Numbers 0418100004 and 0418100005, more particularly described as:

The East Seventy-three (E 73) acres of the East One-half (E ½) of the Northwest Fractional Quarter (NW frl ¼), Section Eighteen (18) in Township Eighty-one (81) North, Range Twenty-six (26) of the 5th P.M., Dallas County, Iowa, EXCEPT Beginning at the North Quarter corner of said Section 18, thence South 0°21' West 220.60 feet, thence North 89°58' West 197.20 feet, thence North 0°21' East 220.65 feet, thence East 197.25 feet to point of beginning, containing 1.00 acres, more or less, including 0.15 acres, more or less, of Primary Roadway;

The real property bearing Dallas County Property Tax Parcel Identification Numbers 0418100001 and 0418100002, more particularly described as:

The West 73 acres of the Northwest Fractional Quarter (NW frl ¼) of Section 18, Township 81 North, Range 26 West of the 5th P.M., Dallas County, Iowa EXCEPT land deeded to the State of Iowa; and

The real property bearing Dallas County Property Tax Parcel Identification Numbers 0418200001, 0418200003, 0418200004 and 0418200006, more particularly described as:

The Northeast Quarter (NE1/4) of Section Eighteen (18), Township Eighty-one (81) North of Range Twenty-six (26) West of the 5th P.M., Dallas County, Iowa, except highways, and EXCEPT the following taken for highway purposes in 1995: Beginning at the N ¼ corner of said Section 18; thence S 89°06' E, 709.2 feet along the North line of the NE ¼ of said Section 18; thence S 34°45 ½' E, 958.4 feet; thence S 43°10 ½' E, 87.8 feet to the East line of the NW ¼ NE ¼ of said Section 18; thence S 00°45 ½' W, 451.7 feet along said East line; thence N 49°29 ½' W, 188.6 feet; thence N 56°44' W, 795.2 feet; thence N 73°50 ½' W, 360.2 feet; thence S 03°31' W, 248.7 feet; thence S 89°26 ½' W, 150.4 feet to the West line of the NE ¼ of said Section 18; thence N 00°39' E, 904.8 feet along said West line to the Point of Beginning; containing 21.71 acres, of which 0.55 acre is within existing road right-of-way; and Beginning at the E ¼ corner of said Section 18; thence N 89°33' W, 330.9 feet along the South line of the NE ¼ of said Section 18; thence N 21°17' W, 885.1 feet; thence N 49°29 ½' W, 856.9 feet to the West line of the NE ¼ NE ¼ of said Section 18; thence N 00°45 ½' E, 451.7 feet along said West line; thence S 43°10 ½' E, 584.1 feet; thence S 53° 16' E, 1134.4 feet to the East line of the NE ¼ of said Section 18; thence S 00°52' W, 731.2 feet along said East line to the Point of Beginning; containing 17.74 acres, of which 1.01 acres are within existing road right-of-way; and Beginning at the NE corner of said Section 18; thence S 00°52' W, 1925.6 feet along the East line of the NE ¼ to a point on the Northeasterly line of the land sought in fee simple title and as shown on said plat Exhibit "A" (1 of 3) and (2 of 3); thence N 53°16' W, 1134.4 feet along said Northeasterly line; thence N 43°10 ½' W, 671.9 feet along said Northeasterly line; thence N 34°45 ½' W, 958.4 feet along said Northeasterly line to a point on the North line of the NE ¼ of said Section 18; thence S 89°06' E, 1944.6 feet along said North line to the Point of Beginning; containing 49.56 acres, of which 11.40 acres are within existing road right-of-way.

is hereby designated as the 2021 Woodward Urban Revitalization Area.

Section 2. All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

Section 3. If any section, provision or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

Section 4. This ordinance shall be in effect after its final passage, approval and publication, as provided by law.

Passed and approved June 14, 2021



Mayor

Attest:



City Clerk

First consideration: May 24, 2021

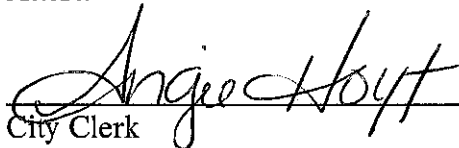
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Upon motion and vote, the meeting adjourned.



Mayor

Attest:



City Clerk

Council Member Gough introduced an ordinance entitled: "Ordinance No. 21-409 An Ordinance Designating an Area of Woodward, Iowa, as the 2021 Woodward Urban Revitalization Area."

It was moved by Council Member Kirts and seconded by Council Member Gough that the aforementioned ordinance be now adopted. The Mayor put the question on the motion and the roll being called, the following named Council Members voted:

Ayes: Kirts, Gough, Patel, Bustad

Nays: None

Whereupon, the Mayor declared the motion duly carried and declared that said ordinance had been given its initial consideration.

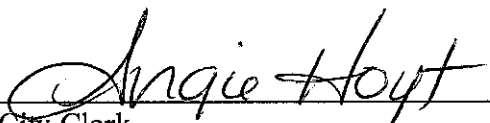
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Upon motion and vote, the meeting adjourned.



Mayor

Attest:



City Clerk