

**AN ORDINANCE OF THE CITY OF CAMERON, MISSOURI,  
APPROVING THE FOUNDATION REDEVELOPMENT CORPORATION  
CHAPTER 353 REDEVELOPMENT PLAN**

**WHEREAS**, Chapter 353 of the Revised Statutes of Missouri (“**Chapter 353**”), also known as the Urban Redevelopment Corporations Law, provides for the organization of corporations referred to therein as urban redevelopment corporations and for the granting of tax abatements and exemptions with respect to certain real property of urban redevelopment corporations after compliance with the requirements of Chapter 353; and

**WHEREAS**, the Foundation Redevelopment Corporation has been formed pursuant to the provisions of Chapter 353 and has submitted to the City of Cameron, Missouri (the “**City**”) the Foundation Redevelopment Corporation Chapter 353 Redevelopment Plan (the “**Redevelopment Plan**”) providing for the construction of a redevelopment project described therein (the “**Project**”) in an area described therein (the “**Redevelopment Area**”); and

**WHEREAS**, notice of a public hearing on April 22, 2019, before the City Council regarding the proposed Redevelopment Plan was provided on April 5, 2019, in accordance with the provisions of Chapter 353; and

**WHEREAS**, on April 22, 2019, the public hearing was opened and interested parties were provided with an opportunity to present evidence and hear testimony regarding the proposed Redevelopment Plan; and

**WHEREAS**, the City Council having heard and considered the comments, testimony, and other evidence adduced at the public hearing and its meeting, desires to make certain findings and approve the Redevelopment Plan with conditions.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMERON AS FOLLOWS:**

Section 1. The City Council hereby makes the following findings and determinations:

- (a) that the Redevelopment Area, by reason of age, obsolescence, inadequate or outmoded design or physical deterioration, has become an economic and social liability, and that such conditions are conducive to ill health, transmission of disease, crime, or inability to pay reasonable taxes, and that the Redevelopment Area is therefore a “blighted area” within the meaning of Chapter 353, and that the clearance, replanning, rehabilitation, redevelopment or reconstruction thereof is necessary to effectuate the purposes of Chapter 353 and for the public convenience and necessity; and
- (b) that the tax abatement authorized hereby is necessary to permit the economic feasibility of the construction contemplated by the Redevelopment Plan; and

- (c) that the approval of the Redevelopment Plan and the construction of the Project are necessary for the preservation and promotion of the public peace, property, health, safety, morals and welfare; and
- (d) that the construction contemplated by the Redevelopment Plan is in accordance with the existing zoning and Comprehensive Plan of the City; and
- (e) that the Redevelopment Plan constitutes a Development Plan pursuant to Chapter 353 and contains all items required by Chapter 353.

Section 2. The Redevelopment Plan is hereby approved in the form submitted to and reviewed by the City Council on the date hereof and attached hereto as **Exhibit A**.

Section 3. The approval of the Redevelopment Plan is conditioned upon the execution of a redevelopment agreement between the City and the Foundation Redevelopment Corporation approved by the City Council by ordinance, upon terms and conditions as agreed upon by the parties to carry out the goals and objectives of the Redevelopment Plan.

Section 4. This Ordinance shall be in full force and effect from and after the date of its passage and approval.

Read by title two times and passed by the City Council this 22<sup>nd</sup> day of April, 2019.

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Mayor Darlene Breckenridge

ATTEST:

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City Clerk

**Exhibit A**

Foundation Redevelopment Corporation  
Chapter 353 Redevelopment Plan

[see attached]