

Resolution approving the Project Plan for Tax Incremental Finance District Number Fifteen, City of La Crosse, Wisconsin.

RESOLUTION

WHEREAS, the City Plan Commission has recommended the creation of a Tax Incremental District in the City of La Crosse with the boundaries of such District being described as follows:

**TID 15
Legal Description**

A parcel of land consisting of a portion of the following quarter sections, NE ¼ - SE ¼, and SE ¼ - SE 1/4, Section 8, NW ¼ - SW ¼, NE ¼ - SW ¼, SE ¼ - SW ¼, and SW ¼ - SW ¼ of Section 9, and NW ¼ - NW ¼, NE ¼ - NW ¼, and SE ¼ - NW 1/4, Section 16, all in Township 15 North, Range 7 West, City of La Crosse, La Crosse County, Wisconsin.

Said parcel is further described as follows:

Beginning at a point where the south line of Weston Street intersects with the west line of 21st Place; thence south along the west line of 21st Place to the south line of Bennett Street; thence East along the south line of Bennett Street to the west line of 22nd Street; thence south and east along the west line of 22nd Street and Townsend Street to the west line of 23rd Street; thence South along the west line of 23rd Street to the south line of Chase Street; thence East along the south line of Chase Street to the west line of Losey Boulevard; thence South along the west line of Losey Boulevard to the north line of Ward Avenue; thence West along the north line of Ward Avenue to a point north of and perpendicular to the northeast corner of parcel number 17-50323-170; thence South to the northeast corner of parcel number 17-50323-170; thence South and East along the east line of said parcel to the southeast corner thereof and the northeast corner of parcel number 17-50323-171; thence South along the east line of parcel number 17-50323-171 to the northwest corner of parcel number 17-50323-156; thence East along the north line of said parcel 17-50323-156 to the west line of 21st Place; thence continuing East to the east line of 21st Place; thence North along the east line of 21st Place to the northwest corner of parcel number 17-50223-40; thence East along the north line of parcel number 17-50223-40 to the northeast corner thereof; thence continuing East to the northwest corner of parcel number 17-50222-60; thence East along the north line of parcel number 17-50222-60 to the northeast corner thereof and the west line of 21st Terrace; thence continuing East to the east line of 21st Terrace; thence North along the east line of 21st Terrace to the intersection with the south line of Diagonal Road; thence Northerly to the north line of Diagonal Road and the westerly corner of parcel number 17-50322-10; thence Northerly along the west line of parcel 17-50322-10 to the south line of Ward Avenue; thence East along the south line of Ward Avenue to the south line of the Burlington Northern Railroad; thence southeasterly along the south line of the Burlington Northern Railroad to its intersection with the west line of Losey Boulevard; thence South along the west line of Losey Boulevard to the north line of Victory Street; thence West along the north line of Victory Street to its intersection with the west line of 22nd Street; thence South along the west line of 22nd Street to the north line of parcel number 17-50319-60; thence

East along the north line of parcel number 17-50319-60 to the northeast corner thereof; thence South along the east line of parcel number 17-50319-60 to the southeast corner thereof and the north line of parcel number 17-50319-70; thence East along the north line of parcel number 17-50319-70 to the northeast corner thereof; thence South along the east line of parcel number 17-50319-70 to the southeast corner thereof; thence West along the south line of parcel number 17-50319-70 to the north line of Mormon Coulee Road; thence Northwesterly along Mormon Coulee Road to the intersection with the east line of 21st Place; thence North along the east line of 21st Place to the south line of Victory Street; thence East along the south line of Victory Street to a point south of and perpendicular to the southeast corner of parcel number 17-50322-20; thence North to the southeast corner of parcel number 17-50322-20; thence North along the east line of parcel 17-50322-20 to the northeast corner thereof; thence West along the north line of parcel number 17-50322-20 to the northwest corner thereof and the east line of 21st Place; thence North along the east line of 21st Place the intersection with the south line of Garden Street; thence West to the west line of 21st Place and the southeast corner of parcel number 17-50323-156; thence West along the south line of parcel number 17-50323-156 to the northeast corner of parcel number 17-50323-190; thence South and Westerly along the east line of parcel number 17-50323-190 to the north line of Mormon Coulee Road; thence Northwesterly along the north line of Mormon Coulee Road to a point northeasterly of and perpendicular to the easterly line of parcel number 17-50766-21; thence Southwesterly to the northeast corner of parcel number 17-50766-21; thence Southwesterly along the easterly line of parcel number 17-50766-21 to the southeast corner thereof; thence continuing southwesterly to the southeast corner of parcel number 17-50766-10; thence Northwesterly along the south line of parcel number 17-50766-10 to the southwest corner thereof; thence North along the west line of parcel number 17-50766-10 to the northwest corner thereof; thence East to the south line of Mormon Coulee Road; thence Northeasterly to the intersection of the north line of Mormon Coulee Road and the south line of Ward Avenue; thence Northwesterly to the intersection of the north line of Ward Avenue and the east line of East Avenue; thence North along the east line of East Avenue to the northwest corner of parcel number 17-50296-80; thence East along the north line of parcel number 17-50296-80 and 17-50296-90 to the west line of parcel number 17-50296-110; thence North along the west line of parcel number 17-50296-110 and 17-50297-10 to the northwest corner of parcel number 17-50297-10 and the south line of the Burlington Northern Railroad; thence Continuing North to the north line of said Railroad; thence Northwesterly along said Railroad line to the intersection with the west line of East Avenue; thence South along the west line of East Avenue to the southeast corner of parcel number 17-50055-20; thence West along the south line of parcel number 17-50055-20 to the southwest corner thereof; thence North along the west line of parcel number 17-50055-20 to the northwest corner thereof; thence Northwesterly to the northwest corner of parcel number 17-50288-10; thence East to the south line of the Burlington Northern Railroad; thence North to the north line of said Railroad; thence Northwesterly along said Railroad line to the intersection with the west line of 16th Street; thence Southerly along the west line of 16th Street to the north line of Chase Street; thence Westerly along the north line of Chase Street to the east line of 15th Street; thence North along the east line of 15th Street to the south line of the Burlington Northern Railroad; thence Southeasterly along the south line of the Railroad to the west line of parcel number 17-50286-50; thence North to the northwest corner of said parcel and the south line of said Railroad; thence continuing North to the north line of said Railroad and the southerly line of parcel number 17-50285-10; thence Northwesterly to the westerly corner of parcel number 17-50285-10; thence Northeasterly to the northwest corner thereof and the south line of Bennett Street; thence East along the south line of Bennett Street to the west line of parcel

number 17-50013-90; thence North along the west line of parcel 17-50013-90 to the south line of Horton Street; thence East along the south line of Horton Street to the west line of East Avenue; thence South along the west line of East Avenue to a point west of and perpendicular to the southeast corner of East Avenue and Bennett Street; thence East to the intersection of the East line of East Avenue and the South line of Bennett Street; thence continuing East along the south line of Bennett Street to the east line of 19th Street; thence North along the east line of 19th Street to the south line of Weston Street; thence East along the south line of Weston Street to the point of beginning.

WHEREAS, the City Plan Commission held it's combined public hearing on July 22nd 2013 and they reviewed and made recommendations on the Project Plan for such Tax Incremental District, which is attached hereto as Exhibit A; and

WHEREAS, it has been determined that the Project Plan for this District (Exhibit A) is feasible and in conformance with the City of La Crosse Comprehensive Plan which was adopted by the City Council; and

WHEREAS, not less than 50%, by area, of the real property within the District is suited for mixed use development within the meaning of Section 66.1105(2)(cm), Wisconsin State Statutes; and

WHEREAS, the improvement of such area is likely to enhance significantly the value of the substantially all other real property in such District; and

WHEREAS, the project costs relate directly to serve to develop this area consistent with the purpose for which the Tax Incremental District is created under Section 66.1105, Wisconsin Statutes; and

WHEREAS, the equalized value of taxable property of the district plus the value increment of all existing districts does not exceed 12% of the total equalized value of taxable property within the City.

NOW THEREFORE BE IT RESOLVED by the Common Council of the City of La Crosse that such Tax Incremental District shall be known as Tax Incremental District Number Fifteen, City of La Crosse, Wisconsin.

BE IT FURTHER RESOLVED, that Tax Incremental District Number Fifteen, City of La Crosse, Wisconsin is hereby created pursuant to Section 66.1105, Wisconsin State Statutes, within the boundaries described above, effective January 1, 2013.

BE IT FURTHER RESOLVED, that the Project Plan for Tax Incremental District Number Fifteen, City of La Crosse, Wisconsin, which is attached as Exhibit A, is adopted.