ORDINANCE NO. 250623, AS AMENDED

Accepting and approving the recommendation of the Tax Increment Financing Commission of Kansas City, Missouri, as to the termination of the Winchester Center Tax Increment Financing Plan and the termination of the designation of Redevelopment Project Areas 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, and 14; acknowledging that the 23-year period for the redirection of payments in lieu of taxes and economic activity taxes has expired for each of the Redevelopment Project Areas; declaring as surplus those funds within the special allocation fund(s) established in connection with such Redevelopment Project Areas; dissolving the special allocation fund(s) established in connection with such Redevelopment Project Areas; and directing the City Clerk to send copies of this ordinance to Jackson County.

WHEREAS, pursuant to the Real Property Tax Increment Allocation Redevelopment Act, Sections 99.800 to 99.865 of the Revised Statutes of Missouri, as amended (the "Act"), the City Council of Kansas City, Missouri (the "City Council") by Ordinance No. 54556 passed on November 24, 1982, and thereafter amended in certain respects by Committee Substitute for Ordinance No. 911076, as amended, passed on August 29, 1991, Ordinance No. 100089, as amended, passed on January 28, 2010, and Ordinance No. 130986, passed on December 19, 2013, Committee Substitute for Ordinance No. 140823, as amended on, June 18, 2015 and Committee Substitute for Ordinance No. 230524, passed on June 22, 2023, created the Tax Increment Financing Commission of Kansas City, Missouri (the "Commission"); and

WHEREAS, on December 19, 1991, the City Council passed Ordinance No. 911435, which accepted the recommendations of the Commission and approved the Winchester Center Tax Increment Financing Plan (the "Redevelopment Plan") and designated the Redevelopment Area described therein to be a Conversation Area (the "Redevelopment Area"); and

WHEREAS, the Redevelopment Plan was amended nine times by Ordinance No. 931165 on October 28, 1993, by Ordinance No. 941181 on September 15, 1994, by Ordinance No. 031366 on January 8, 2004, by Ordinance No. 050617 on July 7, 2005, by Ordinance No. 051235 on October 13, 2005, by Committee Substitute for Ordinance No. 130155 on March 21, 2013, by Ordinance No. 180222 on April 5, 2018, by Ordinance No. 200845 on October 8, 2020, and by Ordinance No. 220390 on May 12, 2022; and

WHEREAS, the Redevelopment Plan, as amended, contemplates the designation of multiple redevelopment project areas, including Redevelopment Project 1 as designated by Ordinance No. 911436, Redevelopment Project 2 as designated by Ordinance No. 911437, Redevelopment Project 3 as designated by 911438, Redevelopment Project 4 as designated by Ordinance No. 911439, Redevelopment Project 5 as designated by 911440, Redevelopment Project 6 as designated by Ordinance No. 911441, Redevelopment Project 7 as designated by Ordinance No. 911442, Redevelopment Project 8 as designated by Ordinance No. 911443, Redevelopment Project 9 as designated by Ordinance No. 911444, Redevelopment Project 10 as designated by Ordinance No. 911445, Redevelopment Project 11 as designated by Ordinance No. 911446, Redevelopment Project 12 as designated by Ordinance No. 911447, Redevelopment Project 13 as designated by Ordinance No. 931164, and Redevelopment Project 14 as designated by Ordinance No. 941185; and

WHEREAS, the City received $235,520.00 in surplus Tax Increment Finance (TIF) revenues from the termination of the Winchester Center TIF and appropriated $187,500.00 to the Winchester Home Program with the passage of Ordinance No. 241055; and

WHEREAS, the City, Jackson County, Missouri, Raytown Consolidated School District No. 2, and the Mid-Continent Public Library entered into a certain 2013 intergovernmental agreement (the "Intergovernmental Agreement") to contribute funds to complete the remaining TIF project costs pursuant to Committee Substitute for Ordinance No. 130155, and any Remaining Project Funds are to be distributed to affected taxing jurisdictions; and

WHEREAS, the City appropriated $79,000.00 of its portion of the Remaining Project Funds, and $48,000.00 of the remaining surplus TIF revenues, totaling $127,000.00, to remediate blight in the 5th District with the passage of Ordinance No. 250529; and

WHEREAS, all redevelopment project costs described by the Redevelopment Plan have been paid and the Commission desired to terminate the Redevelopment Plan and the designation of the Redevelopment Area and the designation of each of the Redevelopment Project Areas described by the Redevelopment Plan (the "Redevelopment Project Areas"); and

WHEREAS, the Commission has been duly constituted and its members appointed pursuant to Section 99.820.2 of the Act; and, after all proper notice was given, the Commission met in public hearing and after receiving the comments of all interested persons and taxing districts with respect to the Redevelopment Plan, closed said public hearing on May 14, 2025, and adopted its Resolution No. 5-4-25 (the "Resolution") recommending to the City Council the termination of the Redevelopment Plan and the termination of the designation of each of the Redevelopment Project Area, which shall require that all funds on deposit in the Special Allocation Fund(s) established in connection with such Redevelopment Project Areas be declared surplus and distributed to the affected taxing districts, in accordance with the Act; NOW THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the recommendations of the Commission concerning the termination of the Winchester Center Tax Increment Financing Plan, and the designation of the Redevelopment Area described therein, as set forth in Resolution No. 5-4-25, are hereby accepted, and the Winchester Center Tax Increment Financing Plan and the designation of the Redevelopment Area described therein are hereby terminated.

Section 2. That the recommendations of the Commission concerning the termination of the designation of Redevelopment Project Areas 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, and 14 described by the Winchester Center Tax Increment Financing Plan, as set forth in Resolution No. 5-4-25 are hereby accepted, and the designation of Redevelopment Project Areas 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, and 14 described by the Winchester Center Tax Increment Financing Plan are hereby terminated.

Section 3. That the Council acknowledges that the 23-year period for the redirection of payments in lieu of taxes and economic activity taxes generated by the Redevelopment Project Areas has expired for each of the Redevelopment Project Areas.

Section 4. That all funds within any Special Allocation Fund(s) established in connection with each Redevelopment Area are hereby declared as surplus and shall be distributed in accordance with the Act and the provisions of this ordinance.

Section 5. That following the distribution of the surplus funds, the Special Allocation Fund(s) for the Redevelopment Area of the Winchester Center Tax Increment Financing Plan shall be dissolved.

Section 6. That the City Clerk is hereby directed to send copies of this ordinance to Jackson County.

Approved as to form:

Emalea Kohler
Associate City Attorney

Authenticated as Passed

Quinton Lucas, Mayor

Marilyn Sanders, City Clerk

AUG 21 2025

Date Passed