

**VALPARAISO REDEVELOPMENT COMMISSION
VALPARAISO, INDIANA**

RESOLUTION NO. 2015 -7

RESOLUTION OF THE CITY OF VALPARAISO REDEVELOPMENT COMMISSION CONFIRMING DECLARATORY RESOLUTION NO. 2014-04 THAT DESIGNATED AND DECLARED THE THORMAHLEN ECONOMIC DEVELOPMENT AREA, APPROVED AN ECONOMIC DEVELOPMENT PLAN FOR THE THORMAHLEN ECONOMIC DEVELOPMENT AREA, AND DESIGNATED THE ECONOMIC DEVELOPMENT AREA AS AN ALLOCATION AREA FOR THE PURPOSE OF UTILIZING TAX INCREMENT FINANCING TO IMPLEMENT THE ECONOMIC DEVELOPMENT PLAN

WHEREAS, the Valparaiso Redevelopment Commission (the "**Commission**") of the City of Valparaiso, Indiana (the "**City**"), the governing body of the Department of Redevelopment ("**Department**") of the City and the Redevelopment District of the City (the "**District**"), exists and operates under the provisions of Indiana Code 36-7-14, as amended from time to time (the "**Act**"); and

WHEREAS, the Commission caused to be prepared the Economic Development Plan for the Thormahlen Economic Development Area (the "**Plan**"), consistent with the Act, such that the Commission utilized the procedures as an economic development area (the "**Economic Development Area**") for compliance with the approval procedures under Sections 15 through 17; and

WHEREAS, the Commission on December 10, 2014 after a presentation on the Plan adopted and approved Resolution 2014-04 that: (i) designated the Economic Development Area to benefit the public health and welfare of the District, promote significant opportunities for gainful employment of its citizens, provide opportunities to attract major new business enterprise, and retain or expand existing business enterprises in the Economic Development Area; (ii) approved the Plan, and (iii) designated the Economic Development Area as an allocation area (the "**Allocation Area**") all in compliance with the Act, more specifically Sections 2.5, 15, 16, 17, 39, 41 and 43; and

WHEREAS, pursuant to Section 16(a) of the Act, the Valparaiso Plan Commission (the "**Plan Commission**") on August 11, 2015 adopted, approved, ratified and confirmed RES 15-002 constituting the written order, pursuant to a finding of fact as made a part of said resolution, approving Resolution 2014-04 as a Declaratory Resolution and the Plan determining said conformity with the Official Comprehensive Plan for the City of Valparaiso;

WHEREAS, pursuant to Section 16(b) of the Act the Common Council as the legislative body of the City on August 24, 2015 adopted and approved Resolution No. 23-2015 adopting, approving, ratifying and confirming the Commission's Resolution 2014-04, the Plan, and the Plan Commission's RES 15-002 as a written order; and, pursuant to Section 41(c) Act the Common Council as the legislative body of the City approved the designation of the economic development area; and

WHEREAS, pursuant to Section 17(a) of the Act, the Commission caused to be published in The Times on or before Monday, August 31, 2015 a Notice of Public Hearing with respect to the Commission's actions relative to confirming Resolution 2014-04; and

WHEREAS, pursuant to Section 17(b) of the Act, the Commission caused to be filed on or before Saturday, August 31, 2015 a copy of said notice in the offices of all departments, bodies, or officers of the City having to do with City planning, variances from zoning ordinances, land use of the issuance of building permits; and

WHEREAS, pursuant to Section 17(c) of the Act, the Commission caused to be filed on or before Monday, August 31, 2015 a copy of said notice and a statement disclosing the impact of the allocation area provisions of Resolution 2014-04 (the "**Economic Development Plan for the Thormahlen Economic Development Area - Report on Economic and Tax Impact Analysis**") with each taxing unit that is wholly or partly located within the Allocation Area; and

WHEREAS, the Commission: (i) during a regular meeting of the Commission held on September 10, 2015 opened the meeting to hear comments and remonstrances specific to Resolution No. 2014-04 and (ii) at a duly published public hearing held by the Commission on September 10, 2015 at 5:05 p.m. (CDT) at Valparaiso City Hall Council Chambers heard all persons interested in the proceedings and considered written remonstrances and objections as filed with the Commission in a timely manner, if any; and

WHEREAS, the Commission now desires to take final action confirming Resolution 2014-04, including all subsequent approval process proceedings, in accordance with the Act, more specifically Sections 2.5, 15, 16, 17, 39, 41 and 43; and

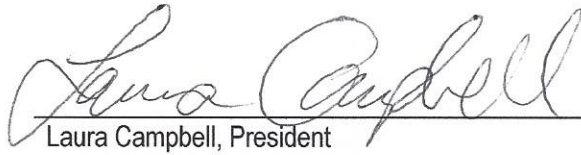
NOW, THEREFORE, BE IT RESOLVED by the City of Valparaiso Redevelopment Commission, as follows:

1. After considering the evidence presented at a regular meeting of the Commission on September 10, 2015 and at a hearing of the Commission during its regularly scheduled public meeting of September 10, 2015, the Commission hereby confirms the findings, determinations and designations adopted and approved as contained in the Resolution 2014-04 as the Declaratory Resolution.
2. The Commission further hereby finds and determines that it will be of public utility and benefit to proceed with the Plan, as attached as EXHIBIT A to declaratory Resolution No. 2014-04, such that this resolution: (i) adopts and approves Resolution No. 2014-04 pursuant to the purposes for an economic development area under Sections 2.5, 41 and 43 of the Act; (ii) confirms the actions of the Plan Commission pursuant to its written order of approval and RES 15-002 under Section 16(a) of the Act; and (iii) confirms the actions of the Common Council of the City by Resolution No. 23-2015 under Section 16(b) of the Act approving the actions of the Plan Commission and approving the Economic Development Area pursuant to Section 41(c) of the Act.
3. This resolution as the confirming resolution (the "**Confirmatory Resolution**") constitutes final action by the Commission, pursuant to Section 17(d) of the Act confirming Resolution No. 2014-04 and all actions necessary to take final action as it pertains to the Economic Development Area, the Plan and the designation of the Economic Development Area as the Allocation Area.
4. The Commission hereby authorizes the payment of "supervisory expenses" defined as project management expenses related to redevelopment and/or economic development projects identified within the Plan and as also within the Allocation Area that are paid to individuals retained to supervise said projects such that said supervisory expenses qualify as expenditures for which reimbursement may be made from the appropriate allocation fund of the Commission.
5. The Secretary of the Commission is directed to record this Confirmatory Resolution as it constitutes final action taken by the Commission pursuant to the requirements of Section 17(d) of the Act and is directed to file a copy of this Confirmatory Resolution with the minutes of the Commission's September 10, 2015 meeting.
6. The Secretary of the Commission is further directed to file this Confirmatory Resolution, as file and date stamped by the Office of the Recorder for Porter County, Indiana, with the Indiana Department of Local Government Finance as required notice pursuant to Indiana Administrative Code 50 IAC 8-2-2(a).

7. This Confirmatory Resolution shall be in full force and effect after its adoption by the Commission.

ADOPTED AND APPROVED at a meeting of the City of Valparaiso Redevelopment Commission held on the 10th day of September 2015.

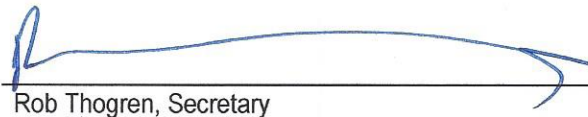
**CITY OF VALPARAISO, INDIANA
REDEVELOPMENT COMMISSION**



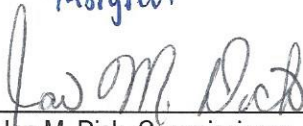
Laura Campbell, President



Jon Diston, Vice President



Rob Thogren, Secretary
Thorgren

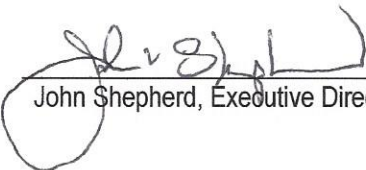


Jan M. Dick, Commissioner



Tim Daly, Commissioner

ATTEST:



John Shepherd, Executive Director