

**RESOLUTION NO. 2024-08**

**RESOLUTION FORWARDING A REDEVELOPMENT PLAN OF THE CITY OF LEXINGTON, NEBRASKA, TO THE PLANNING COMMISSION OF THE CITY OF LEXINGTON FOR PURPOSES OF HOLDING A PUBLIC HEARING THEREON AND FOR ITS REVIEW AND RECOMMENDATION REGARDING SAID PLAN'S CONFORMITY WITH THE COMPREHENSIVE PLAN OF THE CITY OF LEXINGTON**

**RECITALS:**

a. The Mayor and Council of the City of Lexington, Nebraska (the "City"), upon the recommendation of the Planning Commission of the City of Lexington, Nebraska (the "Planning Commission"), and in compliance with all public notice requirements imposed by the Community Development Law, Chapter 18, Article 21, Reissue Revised Statutes of Nebraska, as amended (the "Act"), duly declared the redevelopment area legally described on Exhibit A attached hereto (the "Redevelopment Project Area"), to be blighted and substandard and in need of redevelopment; and

b. R. Perry Construction, Inc. (the "Redeveloper"), has submitted an application for assistance (the "Application") from tax increment financing to the Agency; and

c. Pursuant to and in furtherance of the Act, the "Redevelopment Plan for the R. Perry Workforce Housing Redevelopment Project" (the "Redevelopment Plan"), has been prepared and submitted to the Community Development Agency of Lexington, Nebraska (the "Agency"), by the Redeveloper, a copy of which is on file in the office of the Lexington City Clerk, and is incorporated herein by this reference, for the purpose of redeveloping the Redevelopment Project Area; and

d. Pursuant to §18-2112 of the Act, the Agency, prior to recommending the Redevelopment Plan to the City, must refer the Redevelopment Plan to the Planning Commission of the City for a public hearing pursuant to the Act and for its review and recommendation as to its conformity to the general plan for the development of the City as a whole:

**NOW, THEREFORE, BE IT RESOLVED BY THE AGENCY:**

1. The Agency has reviewed the Application and Redevelopment Plan.
2. The Agency hereby refers the Redevelopment Plan to the Planning Commission of the City for a public hearing thereon and for its review and recommendations as to the Redevelopment Plan's conformity to the general plan for the development of the City as a whole.
3. All prior resolutions of the Agency in conflict with the terms and provisions of this resolution are hereby expressly repealed to the extent of such conflicts.

**PASSED AND APPROVED this 16th day of December 2024.**

Community Development Agency  
of Lexington, Nebraska

By: \_\_\_\_\_  
Chairperson

ATTEST:

By: \_\_\_\_\_  
Secretary

**Exhibit A**

**Redevelopment Project Area**

Legal Description:

LOT A, ADMINISTRATIVE REPLAT OF BLOCK 3, SOUTH LEXINGTON FIRST  
SUBDIVISION (Parcel ID 240220067); and

BLOCK 2, SOUTH LEXINGTON FIRST SUBDIVISION (Parcel ID 240224134).

\* Once Redeveloper subdivides or replats the Project Site, the legal description(s) of such subdivided or replatted parcel(s) comprising the Project Site, upon final approval of the City with respect thereto, shall replace and supersede the above legal description.