

**City of Stevens Point
SPECIAL COMMON COUNCIL**

**Lincoln Center
1519 Water Street**

**January 13, 2014
5:55 P.M.**

1. Roll Call.

Consideration and possible action of the following:

2. Ordinance Amendment – Repealing section 3.19 Community Development Authority, repealing section 3.21, Housing Advisory Committee, Creating section 3.51, Redevelopment Authority, and creating section 3.52, Housing Authority.
3. Adjournment.

Any person who has special needs while attending this meeting or needs agenda materials for this meeting should contact the City Clerk as soon as possible to ensure that reasonable accommodation can be made. The City Clerk can be reached by telephone at (715) 346-1569, TDD #346-1556, or by mail at 1515 Strongs Avenue, Stevens Point, WI 54481.

Copies of ordinances, resolutions, reports and minutes of the committee meetings are on file at the office of the City Clerk for inspection during the regular business hours from 7:30 A.M. to 4:00 P.M.

**ORDINANCE AMENDING THE REVISED MUNICIPAL CODE OF THE CITY OF
STEVENS POINT, WISCONSIN**

The Common Council of the City of Stevens Point does ordain as follows:

SECTION I: That Subsection 3.19 of the Revised Municipal Code of the City of Stevens Point is hereby repealed.

SECTION II: That Subsection 3.21 of the Revised Municipal Code of the City of Stevens Point is hereby repealed.

SECTION III: That Subsection 3.51 of the Revised Municipal Code of the City of Stevens Point is hereby created as follows.

3.51: REDEVELOPMENT AUTHORITY. Pursuant to Wis. Stats. § 66.1333(3), the Redevelopment Authority of the City of Stevens Point is created as follows:

(1) It shall be deemed a separate body politic and corporate for the purpose of carrying out blight elimination, slum clearance, and urban renewal programs and projects.

(2) For purposes of this section, “HUD projects” shall mean any public housing project, activity, operation, or expenditure undertaken by the City of Stevens Point which is wholly or partly subsidized by funds received from the U.S. Department of Housing and Urban Development.

(3) It is authorized to act as the agent of the City of Stevens Point in planning and carrying out community development programs and activities approved by the Mayor and Common Council under the Federal Housing and Community Development Act of 1974, other than HUD projects, and as agent to perform all acts thereunto, except the development of the general plan of the city, which may be otherwise performed by the planning commission under Wis. Stats. §§ 66.1301 to 66.1327, 66.1331, 66.1337 or 66.1105.

(4) Any programs and projects undertaken by the Community Development Authority of the City of Stevens Point as of December 31, 2013, other than HUD projects, shall hereafter be transferred to and completed by the Redevelopment Authority. Any procedures, hearings, actions or approvals taken or initiated by the Community Development Authority under Wis. Stats. § 66.1333 on pending projects are deemed to have been taken or initiated by the Redevelopment Authority as though the Redevelopment Authority had originally undertaken such procedures, hearings, actions or approvals.

(5) Any form of indebtedness issued by the Community Development Authority not related to HUD projects shall be assumed by the Redevelopment Authority, except as indicated heretofore.

(6) The title to all real estate now owned by the Community Development Authority, other than properties on which HUD projects occur, shall now vest in the Redevelopment Authority without further action or conveyance and all conveyance hereto made by the Redevelopment Authority of real or personal property is ratified and confirmed in all respects.

(7) Ownership and control of all assets currently owned by the Community Development Authority not related to HUD projects shall hereby be transferred to the Redevelopment Authority.

(8) All contracts, other than contracts related to HUD projects, entered into between the federal government and the Community Development Authority, or between the Community Development Authority and other parties, shall be assumed by the Redevelopment Authority. Contracts for disposition of real property entered into by Community Development Authority with respect to any project shall be deemed contracts of the Redevelopment Authority without the requirement of amendments thereto. Contracts entered into between the federal government and the Community Development Authority, other than those related to HUD projects, shall bind the Redevelopment Authority in the same manner as though originally entered into by the Redevelopment Authority.

(9) The Redevelopment Authority may execute appropriate documents to reflect its assumption of the obligations set forth in this subsection.

(10) How Constituted: The Redevelopment Authority shall be constituted of seven (7) residents of the City of Stevens Point appointed by the Mayor and confirmed by four-fifths of the total membership of the Common Council. In making such appointments, the Mayor and Common Council shall give due consideration to the general interest of the appointee in a redevelopment, slum clearance or urban renewal program and shall, insofar as is possible, designate representatives from the general public, labor, industry, finance or business group, and civic organizations. Appointees shall have sufficient ability and experience in related fields, especially in the fields of finance and management, to assure efficiency in the redevelopment program, its planning and direction. At least one of the 7 commissioners shall be a member of the Common Council. No more than 2 of the commissioners may be officers of the City of Stevens Point.

(11) Term: The commissioners who are first appointed shall be designated by the appointing power to serve for the following terms: 2 for one year, 2 for 2 years, one for 3 years, one for 4 years, and one for 5 years, from the date of their appointment. After the first appointments, the term of office is 5 years. A commissioner holds office until a successor is appointed and qualified. Removal of a commissioner is governed by Wis. Stats. § 66.1201. Vacancies and new appointments are filled in the manner provided in sub. (10).

(12) Powers and duties: The Redevelopment Authority shall have all powers allocated to it under Wis. Stats. § 66.1333(5).

SECTION IV: That Subsection 3.52 of the Revised Municipal Code of the City of Stevens Point is hereby created as follows.

3.52: HOUSING AUTHORITY. Pursuant to Wis. Stats. § 66.1201, the Housing Authority of the City of Stevens Point is created as follows:

(1) It shall be deemed a separate body politic and corporate for the purpose of carrying out blight elimination, slum clearance, and urban renewal programs and projects.

(2) For purposes of this section, “HUD projects” shall mean any public housing project, activity, operation, or expenditure undertaken by the City of Stevens Point which is wholly or partly subsidized by funds received from the U.S. Department of Housing and Urban Development.

(3) It is authorized to act as the agent of the City of Stevens Point in planning and carrying out HUD projects approved by the Mayor and Common Council under the Federal Housing and Community Development Act of 1974 and as agent to perform all acts thereunto, except the development of the general plan of the city, which may be otherwise performed by the planning commission under Wis. Stats. §§ 66.1301 to 66.1327, 66.1331, 66.1337 or 66.1105.

(4) Any HUD projects undertaken by the Community Development Authority of the City of Stevens Point as of December 31, 2013 shall hereafter be transferred to and completed by the Housing Authority. Any procedures, hearings, actions or approvals taken or initiated by the Community Development Authority under Wis. Stats. § 66.1201 on pending projects are deemed to have been taken or initiated by the Housing Authority as though the Housing Authority had originally undertaken such procedures, hearings, actions or approvals.

(5) Any form of indebtedness issued by the Community Development Authority related to HUD projects shall be assumed by the Housing Authority, except as indicated heretofore.

(6) The title to all real estate now owned by the Community Development Authority on which HUD projects occur shall now vest in the Housing Authority without further action or conveyance and all conveyance hereto made by the Housing Authority of real or personal property is ratified and confirmed in all respects.

(7) Ownership and control of all assets currently owned by the Community Development Authority related to HUD projects shall hereby be transferred to the Housing Authority.

(8) All contracts related to HUD projects entered into between the federal government and the Community Development Authority, or between the Community Development Authority and other parties, shall be assumed by the Housing Authority. Contracts for disposition of real property entered into by Community Development Authority with respect to any HUD project shall be deemed contracts of the Housing Authority without the requirement of amendments thereto. Contracts entered into between the federal government and the

Community Development Authority related to HUD projects shall bind the Housing Authority in the same manner as though originally entered into by the Housing Authority.

(9) The Housing Authority may execute appropriate documents to reflect its assumption of the obligations set forth in this subsection.

(10) How Constituted: The Housing Authority shall be constituted of five (5) residents of the City of Stevens Point appointed by the Mayor and confirmed by a majority of the Common Council. No commissioner may be connected in any official capacity with any political party nor may more than 2 commissioners be officers of the City of Stevens Point.

(11) Term: The first 5 commissioners who are first appointed shall be designated by the mayor to serve for terms of 1, 2, 3, 4 and 5 years respectively from the date of their appointment. Thereafter, the term of office shall be 5 years. A commissioner shall hold office until his or her successor has been appointed and has qualified. Vacancies shall be filled for the unexpired term in the manner described under sub. (10). Three commissioners constitute a quorum. The Mayor shall file with the City Clerk a certificate of the appointment or reappointment of any commissioner and the certificate is conclusive evidence of the proper appointment of that commissioner if that commissioner has been confirmed under this paragraph and has taken and filed the official oath before entering office. The Common Council may elect to pay commissioners a per diem and mileage and other necessary expenses incurred in the discharge of their duties at rates established by the Council.

(12) Powers and duties: The Housing Authority shall have all powers allocated to it under Wis. Stats. § 66.1201(9).

SECTION V: This ordinance shall take effect upon passage and publication, as provided by law.

APPROVED: _____
Andrew J. Halverson, Mayor

ATTEST: _____
John V. Moe, City Clerk

Dated: January 8, 2014
Approved: January 13, 2014
Published: January 17, 2014