

Memo

To: BCC Board of Trustees
From: Robert Peter
Date: 5/27/2010
Re: Neighborhood Revitalization Plan

At a special meeting on April 20, 2010, the Ellinwood City Council adopted a Neighborhood Revitalization Plan. Ellinwood previously adopted an NRP in 2001 but chose not to renew it upon its expiration in 2004.

The 2001 plan was approved by Barton County College as well as USD 355 and the Barton County Commission. We are again asking that BCC approve our NRP through an Interlocal Agreement.

The recently adopted plan is somewhat different than the 2001. It provides for 2 target areas which is similar to the current Great Bend plan. The primary target area identifies what the council perceives as areas of the community in more need of revitalization. The secondary target area includes the rest of the city.

As adopted, the primary target area provides for an eight year rebate formula as follows:

- 80% rebate from the participating agencies for first 3 years of the plan
- 60% for second 3 years
- 40% for final 2 years

The secondary target area provides for a five year rebate as follows:

- 80% first year
- 70% second year
- 60% third year
- 50% fourth year
- 40% fifth year

I believe the other plans adopted by Barton County communities utilize the traditional 10-year formula of 95% for three years, 75% for 3 years, 50% for two years, and 25% for two years.

To qualify for the rebate, the plan requires an expenditure of at least \$10,000.00 AND an increase in assessed valuation of at least 10% for residential property and a \$20,000.00 expenditure AND a 20% valuation increase for commercial property. Qualified improvements are rehabilitations, alterations, additions, ancillary buildings, and new construction. Rental properties are eligible. Mobile homes, swimming pools, and built-in hot tubs are not eligible.

The rebate will only apply to the current owner. If the property is sold, eligibility for the rebate terminates. Property taxes must be current remain current entitlement to the rebate is forfeited. The rebate will be made after all taxes have been paid in full.

The effective date of the plan is April 20, 2010. Barton County has approved the plan. We are also asking Barton County College, USD 355, and the Ellinwood Hospital District to participate in the NRP.

Once the Interlocal Agreements have been approved by all entities, they will be submitted to the Kansas Attorney General for approval.