

HOUSE _____ **AMENDMENT NO.** _____**Offered By**

AMEND House Committee Substitute for Senate Bill No. 145, Page 5, Section 67.319, Line 53, by inserting after all of said line the following:

"99.825. 1. Prior to the adoption of an ordinance proposing the designation of a redevelopment area, or approving a redevelopment plan or redevelopment project, the commission shall fix a time and place for a public hearing as required in subsection 4 of section 99.820 and notify each taxing district located wholly or partially within the boundaries of the proposed redevelopment area, plan or project. At the public hearing any interested person or affected taxing district may file with the commission written objections to, or comments on, and may be heard orally in respect to, any issues embodied in the notice. The commission shall hear and consider all protests, objections, comments and other evidence presented at the hearing. The hearing may be continued to another date without further notice other than a motion to be entered upon the minutes fixing the time and place of the subsequent hearing; provided, if the commission is created under subsection 3 of section 99.820, the hearing shall not be continued for more than thirty days beyond the date on which it is originally opened unless such longer period is requested by the chief elected official of the municipality creating the commission and approved by a majority of the commission. Prior to the conclusion of the hearing, changes may be made in the redevelopment plan, redevelopment project, or redevelopment area, provided that each affected taxing district is given written notice of such changes at least seven days prior to the conclusion of the hearing. After the public hearing but prior to the adoption of an ordinance approving a redevelopment plan or redevelopment project, or designating a redevelopment area, changes may be made to the redevelopment plan, redevelopment projects or redevelopment areas without a further hearing, if such changes do not enlarge the exterior boundaries of the redevelopment area or areas, and do not substantially affect the general land uses established in the redevelopment plan or substantially change the nature of the redevelopment projects, provided that notice of such changes shall be given by mail to each affected taxing district and by publication in a newspaper of general circulation in the area of the proposed redevelopment not less than ten days prior to the adoption of the changes by ordinance. After the adoption of an ordinance approving a redevelopment plan or redevelopment project, or designating a redevelopment area, no ordinance shall be adopted altering the exterior boundaries, affecting the general land uses established pursuant to the redevelopment plan or changing the nature of the redevelopment project without complying with the procedures provided in this section pertaining to the initial approval of a redevelopment plan or redevelopment project and designation of a redevelopment area. Hearings with regard to a redevelopment project, redevelopment area, or redevelopment plan may be held simultaneously.

1 2. [Effective January 1, 2008,] No municipality shall approve a proposed redevelopment plan,
2 redevelopment project, or designation of a redevelopment area, or any amendments thereto, if, after
3 concluding the hearing required under this section, the commission formed under subsection 3 of section
4 99.820 makes a recommendation under section 99.820 in opposition to [a proposed redevelopment plan,
5 redevelopment project, or designation of a redevelopment area, or any amendments thereto, a municipality
6 desiring to approve] such project, plan, designation, or amendments [shall do so only upon a two-thirds
7 majority vote of the governing body of such municipality] provided, however, that a municipality may
8 approve such project, plan, designation, or amendment if such municipality places the question before the
9 qualified voters residing within such municipality and such question is approved by voters voting thereon.

10 3. Tax incremental financing projects within an economic development area shall apply to and
11 fund only the following infrastructure projects: highways, roads, streets, bridges, sewers, traffic control
12 systems and devices, water distribution and supply systems, curbing, sidewalks and any other similar
13 public improvements, but in no case shall it include buildings."; and
14

15 Further amend said bill by amending the title, enacting clause, and intersectional references accordingly.