

ORDINANCE NO. 11-900

AN ORDINANCE TO CREATE A DOWNTOWN DEVELOPMENT AUTHORITY

Whereas, the Ishpeming City Council finds that there has been continuing property value deterioration detrimental to the economy in the City of Ishpeming and to economic growth within the City; and

Whereas, the Ishpeming City Council finds that it is necessary for the best interests of the people of the City of Ishpeming to halt property value deterioration, to increase property tax valuation where possible in its business district, to eliminate the causes of that deterioration, to promote economic growth, and to encourage investment within the business district.

Now, Therefore,

THE CITY OF ISHPEMING ORDAINS:

Section 1. Pursuant to and in accordance with the provisions of Act 197 of the Public Acts of 1975 (M.S.A. Section 5.3010(1) et. seq.; M.C.L.A. Section 125.1651 et. seq.), there is hereby created a downtown development authority known as the Ishpeming Downtown Development Authority.

Section 2. The authority created by this ordinance shall be subject to and shall in all respects be governed by the provisions of Act 197 of the Public Acts of 1975, as amended, sometimes referred to herein as the "underlying statute".

Section 3. The boundaries of the district within which the authority shall exercise its powers are as follows, to wit:

A parcel of land located in the City of Ishpeming, County of Marquette, and State of Michigan, described as follows, viz:

Section 3, T47N R27W, that part lying North of RR R/W and West of Hickory Street, except that part lying NW'ly of Carp River and except a part commencing at SE corner of NW 1/4 of NE 1/4; thence North to North RR R/W line, the Point of Beginning; thence North to C/L of Teal Lake Road; thence SW'ly along C/L of Teal Lake Road 337.3 feet; thence South to North RR R/W; thence NE'ly along RR R/W to Point of Beginning.

Section 4, T47N R27W, that part of the S 1/2 of Section and S 1/2 of NE 1/4 lying North of RR R/W, and also that part of the NE 1/4 of NE 1/4 lying South of Carp River; and

Section 34, T48N R27W, S 1/2 of SW 1/4 of SW 1/4 lying East of Carp River, and also that part of Cliffs Eighth Addition in the SW 1/4 of SE 1/4 lying South of Mather Avenue and West of Lot 7, Block 10; and

Also the following described parcel: Beginning at a point on the South R/W line of Soo Line RR 200 feet NE'ly of Lakeshore Drive, then S27°48'E to Northeast Corner of Lot 1 of Cliffs Commercial Subdivision; then SE'ly along E'ly line of Subdivision to C/L of Euclid Street, then E'ly on C/L of Euclid Street to C/L

of Spruce Street, then S'ly on C/L of Spruce Street to C/L of Canda Street, then NE'ly on C/L of Canda Street to C/L of Pine Street, then NW'ly on C/L of Pine Street to C/L of Barnum Street, then NE'ly on C/L of Barnum Street to C/L of Euclid Street, then E'ly on C/L of Euclid Street to C/L of Second Street, then N'ly on C/L of Second Street to C/L of Ely Street, then E'ly on C/L of Ely Street to C/L of Third Street, then S'ly on C/L of Third Street to C/L of Pearl Street, then W'ly on C/L of Pearl Street to C/L of Second Street, then S'ly on C/L of Second Street to C/L of first alley south of Division Street, thence W'ly along the C/L of said alley to the east R/W line of Main Street; thence SW'ly to the SE corner of Lot 87 of U. S. Steel Corporation Assessor's Plat No. 1 of the Hard Ore Extension; thence N88°10' 25''W 65.09 feet to the SW corner of Lot 87 of said Plat; thence NW'ly to the SE corner of Lot 83 of said Plat; thence N88°06' 55''W 65.09' to the SW corner of said Lot 83; thence NW'ly a distance of 55 feet M/L to the intersection of the East line of Lot 17 of said Plat produced S'ly to the intersection with the C/L of the first public alley lying south of Division Street; thence W'ly along the C/L of said public alley to the South ROW line of the abandoned railroad ROW; thence SW'ly along S R/W of abandoned RR R/W to a point due South of the West ROW line of Tamarack Street, thence North to the C/L of Greenwood Street, then NE'ly on C/L of Greenwood Street to C/L of Graham Street; then North on C/L of Graham Street to C/L of Division Street; then East to a point 400 feet West of Lakeshore Drive, then NW'ly 400' west of and parallel to Lakeshore Drive a distance of 3,600 feet M/L to the South line of the Soo Line RR R/W, thence NE'ly along the South line of the Soo Line RR ROW a distance of 850 feet M/L to the Point of Beginning.

Said parcel is also shown on the map annexed hereto and incorporated herein by reference.

Section 4. The authority shall be under the supervision and control of an eleven (11) member board consisting of the City Manager and ten (10) members appointed by the City Manager, which appointments shall be subject to approval by the City Council. At least six (6) of the appointed members shall be persons who at all times have an interest in property located in the downtown district or officers, members, trustees, principals, or employees of a legal entity which at all times has an interest in property located in the downtown district; of the remaining four appointed members, each shall at all times be a resident of the City of Ishpeming, and at least one (1) of those four (4) appointed members shall at all times be a resident of the downtown district. The provisions of the preceding sentence shall only apply to members appointed on or after March 1, 2013. Each member shall serve for a term of four (4) years. The board may employ and fix the compensation of a director, subject to the approval of the City Council. If a director is employed, the director shall be required to furnish a bond in the sum of \$5,000, said bond to be filed and approved in the manner provided in the underlying statute.

Section 5. The authority shall not have the power to fix, charge or collect fees, rents, or charges for the use of any building or property in the district or any part thereof, or facility therein, except that it shall have such power only with respect to property owned by the authority and with respect to any public facility within the district.

The authority shall not have the power to compel or require the construction, renovation, repair, remodeling, rehabilitation, restoration, preservation, or

reconstruction of any building or property in the district, or any part thereof, or facility therein, except that it shall have such power only with respect to property owned by the authority and with respect to any public facility within the district.

Section 6. If any provision or section of this ordinance is held to be invalid for any reason, such holding shall not affect or impair the validity of the remaining provisions or sections of this ordinance.

Section 7. This ordinance shall become effective upon legal publication.

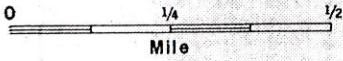
Adopted: July 7, 1976

Amended: July 8, 1992

Amended: February 17, 1993

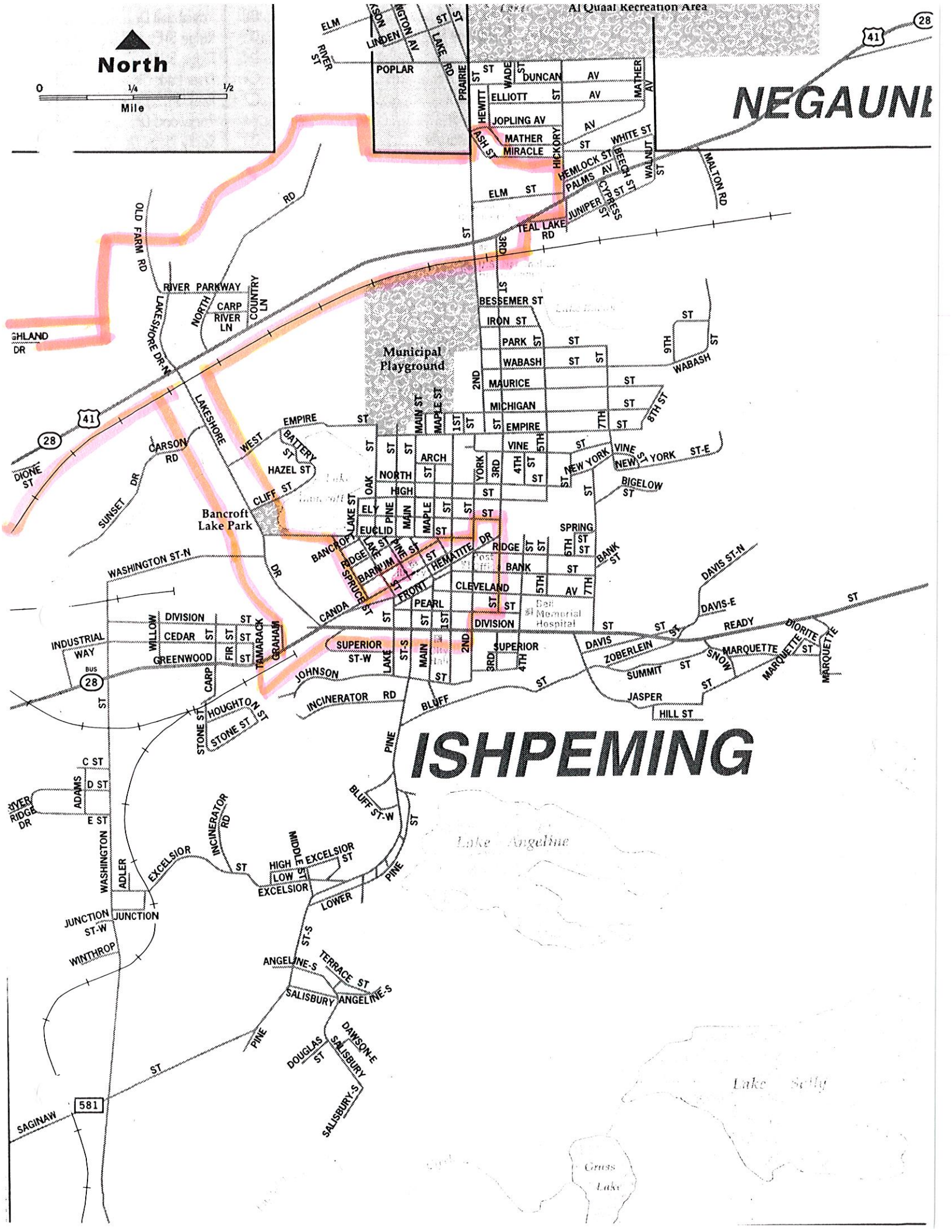
Amended: March 6, 2013

North



NEGAUN

ISHPEMING



Municipal Playground

Bancroft Lake Park

Lake Angeline

Lake Selby

Cruss Lake

28

41

28

581

ISHPEMING DOWNTOWN DEVELOPMENT DISTRICT

