

**CITY OF PORT WASHINGTON  
JOINT REVIEW BOARD  
Tax Increment District No. 2**

**WEDNESDAY, AUGUST 11, 2010  
5:00 P.M.  
Lower Level Conference  
City Hall  
100 W. Grand Avenue, Port Washington, WI**

**A G E N D A**

1. Call to order
2. Approval of the minutes of the June 23, 2010 meeting
3. Discussion and possible action on a Joint Review Board resolution that approves Resolution No. 2010-15 by the City Council creating Tax Incremental District No. 2 of the City of Port Washington
4. Adjournment

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**Board Members:**

Scott Huebner, City of Port Washington	262-284-5585
Rick Nelson, Ozaukee County	262-268-0402
James Froemming, Port Washington-Sauville School District	262-268-6080
Lucisa Francis, Milwaukee Area Technical College	414-297-8443
Kevin Kirst, Citizen	262-284-5706
 Randy Tetzlaff, Staff	 262-284-2600

**A RESOLUTION APPROVING THE CREATION OF TAX INCREMENTAL DISTRICT NO. 2 OF THE CITY OF PORT WASHINGTON, OZAUKEE COUNTY, WISCONSIN**

WHEREAS, the City of Port Washington (the "City") desires to exercise its power under Section 66.11337 (2m)(b), Wis. Stats., and create a tax incremental district (the "District") to assist certain areas in the City need of rehabilitation or conservation work; and

WHEREAS, the City convened a Joint Review Board (the "Joint Review Board") to review the proposed district, pursuant to Section 66.1105(4m), Wis. Stats.; and

WHEREAS, the Joint Review Board held its first meeting on June 23, 2010; and

WHEREAS, the Plan Commission of the City of Port Washington (the "Plan Commission") held a public hearing on June 24, 2010 at which interested parties were afforded reasonable opportunity to express their views on the proposed creation of the District, the proposed boundaries of the District, and the proposed Project Plan (the "Project Plan"); and

WHEREAS, following the public hearing, the Plan Commission passed Resolution No. 2010-1, a Resolution Designating the Boundaries and Adopting the Project Plan for Tax Incremental District No. 2 and submitted the Project Plan to the City Council of the City of Port Washington (the "City Council"); and

WHEREAS, on August 3, 2010, the City Council passed Resolution No. 2010-14, a Resolution Approving the Project Plan for Tax Incremental District No. 2 of the City of Port Washington and Resolution No. 2010-15, a Resolution Creating Tax Incremental District No. 2 of the City of Greenfield (the "Creation Resolution"); and

WHEREAS, the Joint Review Board has reviewed the public record, the planning documents and the Creation Resolution passed by the City Council:

NOW, THEREFORE, be it resolved by this Joint Review Board:

Section 1. Approval of the Creation of Tax Incremental District. The Creation Resolution adopted by the City Council and the creation of Tax Incremental District No. 2 of the City of Port Washington is hereby approved.

Section 2. Findings with Respect to the District. The Joint Review Board makes the following findings with respect to the District:

- (a) In the judgment of this Joint Review Board, the development described in the Project Plan would not occur without the creation of a tax incremental district.
- (b) The anticipated economic benefits of the District are sufficient to compensate for the cost of the improvements.
- (c) The benefits of the proposed District outweigh the anticipated tax increments to be paid by the owners of properties in the overlying taxing districts.

Adopted, approved and recorded this \_\_\_ day of \_\_\_\_\_, 2010.

Ayes \_\_\_\_\_ Nays \_\_\_\_\_ Absent \_\_\_\_\_

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Scott Huebner, Chairperson