

AMENDMENT, MODIFICATION &
TERMINATION OF
REDEVELOPMENT PLAN

Document Number

Document Title

Drafted By: Gregg C. Hagopian, Assistant City Attorney
City of Milwaukee

THIS AMENDMENT, MODIFICATION & TERMINATION OF REDEVELOPMENT PLAN is made by the REDEVELOPMENT AUTHORITY OF THE CITY OF MILWAUKEE (“**RACM**”).

Recording Area

Name and Return Address

Gregg C. Hagopian, Assistant City Attorney
City Attorney’s Office
800 City Hall
200 East Wells Street
Milwaukee, WI 53202

See Exhibit A

Parcel Identification Number (PIN)

WITNESSETH:

A. RACM is a Wis. Stat. 66.1333 body corporate and politic. Wis. Stat. 66.1333 (3)(f).

B. RACM recorded in the Milwaukee County Register of Deeds Office (“**ROD**”) the Wis. Stat. 66.1333 (6) plan of redevelopment and urban renewal and amendments thereto identified below. See Wis. Stat. 66.1333 (6), 66.1333 (9)(a)1.c., and 66.1333 (11). Herein, that plan, as amended, is called the “**Plan.**”

- Redevelopment Plan for the Downtown Retail Center Redevelopment Project in TID 4, recorded in the Milwaukee County Register of Deeds Office (“**ROD**”) 7-11-1979 as Doc. # 5327570
- Amendment No. 1 recorded with the ROD 3-11-1987 as Doc. # 6030873
- Amendment No. 2 recorded with the ROD 12-17-1993 as Doc. # 6874161
- Amendment No. 3 recorded with the ROD 6-16-1998 as Doc. # 7549061
- Amendment No. 4 recorded with the ROD 2-22-1999 as Doc. # 7693105
- Amendment No. 5 recorded with the ROD 8-25-2000 as Doc. # 7953522
- Amendment No. 6 recorded with the ROD 2-16-2001 as Doc. # 8025598

- Amendment No. 7 recorded with the ROD 11-05-2001 as Doc. # 8162741

C. By the Plan terms (original plan, ROD Doc. # 5327570):

- ROD Image Page 653, the Plan was to “*be in full force and effect for a period of 25 years from the date of the original approval of the Redevelopment Plan and shall automatically extend for five-year periods thereafter, unless changed by [RACM].*” That 25-year period ended in 2003.
- ROD Image Page 664, the Plan “*may be modified*” in accordance with Wis. Stat. 66.1333.

D. Per Wis. Stat. 66.1333 (6)(d), RACM wishes to further amend and modify the Plan.

E. Per Wis. Stat. 66.1333 (11)(b), RACM wishes to modify the Plan in a manner that permits land uses in the project area other than those specified in the Plan.

F. Per Wis. Stat. 66.1333 (11)(b), all owners of property within the project area have been notified of RACM’s intent to modify the Plan, and RACM held a public hearing about modification on February 16, 2017. Due notice was given to all said owners at least 20 days prior to the hearing and notice was also published as a class 2 notice. The notice specified the project area, the proposed modification and its purposes.

G. At the public hearing, per Wis. Stat. 66.1333 (11)(b), RACM determined that modification of the Plan will not affect original objectives of the Plan and not produce conditions leading to reoccurrence of blight within the project area and RACM passed Resolution No. _____ to that effect (the “**RACM Resolution**”).

H. The City of Milwaukee Common Council by Resolution File No. _____ by 2/3 vote also approved modification of the Plan (the “**Council Resolution**”).

I. Per the RACM Resolution and Council Resolution, RACM records this document with the ROD to give notice that:

- The Plan is amended and modified to remove the provision on ROD Image Page 653 that the Plan shall automatically extend for successive five-year periods.
- The Plan is amended and modified to reflect that the purposes of the Plan have been achieved and land uses in the project area other than those specified in the Plan are to be allowed – subject to governmental zoning and land use statutes, ordinances and regulations.
- The Plan, due to the above amendment and modification, and as per the RACM Resolution and Council Resolution, is terminated and is of no further force or effect. The Plan shall no

longer be an encumbrance against title regarding parcels in the project area and against which the Plan was recorded.

IN WITNESS WHEREOF, RACM caused this document to be executed as of _____, 2017.

<p style="text-align: center;">RACM AUTHENTICATION</p> <p>Gregg Hagopian, as a member in good standing of the State Bar of Wisconsin, hereby authenticates the signatures of the RACM representatives/signatories herein per Wis. Stat. 706.06 so this document may be recorded per Wis. Stat. 706.05 (2)(b).</p> <p>By: _____ Gregg Hagopian, Asst. City Attorney State Bar No. 1007373</p> <p>Date: _____</p> <p>1-11-2017 CAO DOC 235900</p>	<p>RACM: Redevelopment Authority of the City of Milwaukee</p> <p>By: _____ David P. Misky, Asst. Exec. Director/Secretary</p> <p>RACM Resolution No. _____ (adopted February 16, 2017)</p> <p>City Common Council Resolution No. _____.</p>
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EXHIBIT A

PIN's Affected:

Legal Description of Project Area Subject to Plan: