

1 (Published in the Topeka Metro News on August 4, 2025)

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3 **RESOLUTION NO. 9681**

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5 RESOLUTION introduced by City Manager Dr. Robert M. Perez, setting the public
6 hearing for consideration of the adoption of the Topeka Tax
7 Increment Financing District (TIF) Project Plan (30th & Topeka, Inc.)
8 at the Northeast quadrant of Topeka Boulevard and 30th Street in
9 the Topeka Redevelopment District.

10 BE IT RESOLVED by the Governing Body that, as the Planning Commission has
11 determined that the Topeka Tax Increment Financing District Project Plan proposed by
12 BDC-30th & Topeka, LLC (the "Project Plan") is consistent with the intent of the City's
13 Comprehensive Plan, the Governing Body will hold a public hearing, pursuant to K.S.A.
14 12-1772, on the advisability of adopting the Project Plan.

15 BE IT FURTHER RESOLVED that the City Clerk shall do the following:

16 (1) Deliver a copy of the Project Plan to the Shawnee County Board of County
17 Commissioners and the Unified School District 501 Board of Education;

18 (2) Publish this Resolution in the official City newspaper not less than one week
19 nor more than two weeks preceding the date fixed for the public hearing;

20 (3) Mail a copy of this Resolution by certified mail, return receipt requested, to
21 the Shawnee County Board of Commissioners and Unified School District 501 Board of
22 Education; and

23 (4) Mail a copy of this Resolution by certified mail, return receipt requested, to
24 each owner and occupant of land within the proposed redevelopment project area not
25 more than 10 days following the date of adoption of this Resolution.

26 **NOTICE OF PUBLIC HEARING**

27 Notice is hereby given that the Governing Body will meet for the purpose of holding

a public hearing as provided by K.S.A. 12-1772 in the City Council Chambers, 214 SE 8th St., Topeka, Kansas, at 6:00 p.m. on August 12, 2025, to consider the advisability of adopting a Redevelopment Project Plan in the proposed 30th & Topeka Boulevard Tax Increment Financing Redevelopment District (the “District”).

(1) Boundaries of the District. The boundaries of the proposed District, which is scheduled for public hearing on July 15, 2025, are MEADOW ACRES COURT, S18, T12, R16, Lot 1, LOT 1 LESS S 4.5 MEADOW ACRES COURT SUB SECTION 18 TOWNSHIP 12 RANGE 16.

(2) Boundaries of the Proposed Project Area. The boundaries of the project area proposed for the Project Plan match the boundaries for the proposed District.

(3) Project Plan, Summary of Feasibility Study, Financial Guarantee of Prospective Developer, Description and Map. The Project Plan, including a summary of the feasibility study, financial guarantees of the prospective developer, map and description of the area to be redeveloped are available for inspection at the office of the City Clerk on Monday through Friday, except holidays, during regular business hours from 8:00 a.m. to 5:00 p.m.

(4) Adoption of Project Plan. The Governing Body may, upon conclusion of the public hearing or at a subsequent meeting, pass an ordinance by two-thirds (2/3) majority of the Governing Body, adopting the proposed Project Plan.

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54 ADOPTED and APPROVED by the Governing Body June 17, 2025.

55 CITY OF TOPEKA, KANSAS

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59 Michael A. Padilla, Mayor

60 ATTEST:

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64 Brenda Younger, City Clerk