REQUEST FOR COUNCIL ACTION

MEETING 87
DATE: 7/21/03

AGENDA SECTION:	ORIGINATING DEPT:	ITEM NO.
PUBLIC HEARINGS	CITY ADMINISTRATOR	E-4
ITEM DESCRIPTION: Establishment of Development District # 26 and Tax Increment Financing District # 26-1 for the Rose Harbor Estates Single Family Housing Project		**PREPARED BY:** T.SPAETH TB

As part of the "First Homes" program, the City has agreed to provide tax increment financing assistance for the purpose of providing a number of affordable owner occupied single family dwelling units in the City. One of the developments selected for participation in the "First Homes" program is Rose Harbor Estates Subdivisions, in which 20 lots were recently selected for participation.

The City is proposing to provide $10,000 per lot x 20 lots =$200,000 structured as an " up front payment" TIF project as previously agreed to by the Council for single family TIF projects participating in the First Homes program. The developer (DeWitz Construction) will be reimbursed the said amount at the time the home is sold to the eligible homebuyer.

The proposed tax increment financing district is set up wherein eligible homebuyers will be required to meet required income limitations such that the TIF district will be a "qualified" TIF district. There is no LGA penalty or local contribution requirement.

COUNCIL ACTION REQUESTED:

Adopt the resolution approving the Development District # 26 and Tax Increment Financing District Plan # 26-1

**** Please note that TIF Plan has not been included due to its length and the fact that it is essentially the same as the previously approved "First Homes" TIF Plans.**

COUNCIL ACTION: Motion by:_____ Second by:_____ to: