

RESOLUTION NO. 26-08

**A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON,
INDIANA, APPROVING CERTAIN MATTERS IN CONNECTION WITH THE
FORMATION OF A CERTAIN ECONOMIC DEVELOPMENT AREA**

WHEREAS, the Redevelopment Commission of the City of Bloomington (the “Redevelopment Commission”), as the governing body for the City of Bloomington Redevelopment Department, pursuant to Indiana Code 36-7-14, as amended (the “Act”), adopted a Declaratory Resolution on March 2, 2026, (the “Declaratory Resolution”), designating an area known as the Summit District Economic Development Area (the “Area”) as an economic development area pursuant to Section 41 of the Act, designating the Shasta Meadows Allocation Area as an allocation area (the “Allocation Area”) pursuant to Sections 39 and 56 of the Act, approving an economic development plan for the Area (the “Plan”), and establishing, as a component of the Plan, a residential housing development program pursuant to Section 53 of the Act;

WHEREAS, on April 13, 2026, the City of Bloomington Advisory Plan Commission (the “Plan Commission”) met and adopted and approved its resolution determining that the Declaratory Resolution and the Plan conform to the plan of development for the City of Bloomington, Indiana (the “City”), and designated such resolution as the written order of the Plan Commission approving the Declaratory Resolution and the Plan, as required by Section 16 of the Act (the “Plan Commission Order”);

WHEREAS, pursuant to Section 16(b) and 41(c) of the Act, the Redevelopment Commission has submitted the Declaratory Resolution, the Plan and the Plan Commission Order to the Common Council of the City (the “Common Council”);

NOW THEREFORE, BE IT RESOLVED by the Common Council of the City of Bloomington, Indiana, as follows:

SECTION 1. Pursuant to Section 16(b) of the Act, this Common Council determines that the Declaratory Resolution and the Plan conform to the plan of development for the City, and approves the Declaratory Resolution, the Plan and the Plan Commission Order.

SECTION 2. The determination that the Area constitutes an “economic development area” under the Act is hereby approved pursuant to the Act and that the Allocation Area is an allocation area pursuant to Sections 39 and 56 of the Act

SECTION 3. If any sections, sentence or provision of this ordinance, or the application thereof to any person or circumstances shall be declared invalid, such invalidity shall not affect any of the other sections, sentences, provisions, or applications of this ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are declared to be severable.

SECTION 4. This Resolution shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor as required by law.

DULY PASSED on this 22nd day of April, 2026, by the Common Council of the City of Bloomington, Indiana.

COMMON COUNCIL
CITY OF BLOOMINGTON, INDIANA



Isak Nti Asare, President

ATTEST:



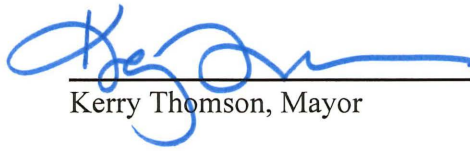
Nicole Bolden, Clerk

Presented by me to the Mayor of the City of Bloomington for her approval or veto pursuant to Indiana Code § 36-4-6-15 and 16, this 30th day of April, 2026.



Nicole Bolden, Clerk

This Resolution having been passed by the legislative body and presented to me is approved by me and duly adopted, pursuant to Indiana Code § 36-4-6-16 (a)(1), this 4th day of May, 2026.



Kerry Thomson, Mayor

Synopsis:

This Resolution originated from the Bloomington Redevelopment Commission to establish the new Summit District Economic Development Area, the Summit District EDA, and a part of that Area, Shasta Meadows, as an allocation area having a residential housing program. Assuming the statutory process is completed, this will establish what is commonly referred to as a Residential Tax Increment Financing (TIF) area for the Shasta Meadows allocation area. Allocation areas for the remainder of the Summit District EDA will be created as development plans further advance.

Distributed to: Clerk, Council Attorney, Controller, Economic and Sustainable Development, Legal, and Mayor.