

ORDINANCE NO. 1373

AN ORDINANCE AMENDING ORDINANCE NO. 1331 TO ENCOURAGE ECONOMIC DEVELOPMENT AND INITIATE CONSTRUCTION OF NEW HOUSING BY OFFERING A REBATE TO THE BUYER OF THREE THOUSAND DOLLARS (\$3,000.00) ON CLOSING.

WHEREAS, the construction industry is an important facet in the economic health of the City; and

WHEREAS, housing starts have decreased from sixty-four (64) in 2007 to twenty-nine (29) in 2008, nineteen (19) in 2009, thirteen (13) in 2010, seven (7) in 2011, thirteen (13) in 2012, and seven (7) in 2013; and

WHEREAS, the construction of new housing not only provides for a growing population but also provides jobs for the construction industry and those providing services and materials to the industry; and

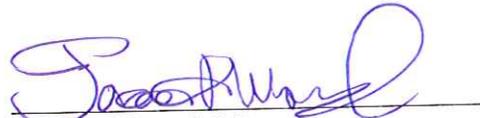
WHEREAS it is important for the economic future of the City to encourage and initiate action to the housing industry;

NOW THEREFORE, be it ordained by the Governing Body of the City of Tonganoxie, Kansas:

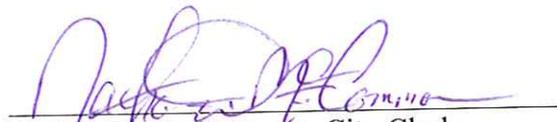
1. The incentive will be issued to no more than ten (10) newly constructed single-family houses with an appraised value of at least one hundred and seventy five thousand dollars (\$175,000.00).
2. An application for the incentive shall be submitted by the person or company upon completion of the sale of a new home. The buyer shall submit a copy of the appraisal with the application.
3. The incentive rebates shall be available to the first ten (10) applicants purchasing a new home in the city limits.
4. Construction must commence within (60) days of issuance of the building permit and complete construction with issuance of final occupancy permit within one year.
5. For purposes of this Ordinance the term "Construction must commence" shall mean completion of construction of footings for such structure.
6. A rebate of three thousand dollars (\$3,000.00) of the building permit will be paid to the homebuyer at closing or as soon thereafter as possible.

7. For purposes of this Ordinance "at closing" shall be interpreted to mean when the water service has been established at City Hall in the homeowners name following final occupancy permit.
8. Only ten (10) rebates will be issued per fiscal year and the program is subject to Council appropriation annually. Unused funds will not "roll over" to the next fiscal year.
9. This incentive shall not apply and no rebate will be paid to any person for construction of a single-family house which is eligible for any other ad valorem tax rebate or ad valorem tax abatement.
10. Residents with delinquent utility bills or unpaid municipal court fines shall not be eligible for the incentive.
11. This Ordinance shall take effect and be in force from and after its passage, approval, and publication in the Tonganoxie Mirror, the official newspaper of the City of Tonganoxie, Kansas.

PASSED AND APPROVED BY THE GOVERNING BODY OF THE CITY OF TONGANOXIE, KANSAS, THIS 3RD DAY OF MARCH, 2014.


Jason K. Ward, Mayor

Attest:


Nathan D. McCommon, City Clerk