

**Joint Review Board  
City of Waukesha**

**Resolution No. 21-1879**

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**Resolution Approving the Creation of Tax Incremental District No. 20**

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**Whereas**, the City of Waukesha (the “City”) seeks to create Tax Incremental District No. 30 (the “District”); and

**Whereas**, WHEREAS, Wisconsin Statutes Section 66.1105 requires that a Joint Review Board (the “JRB”) shall convene to review the proposal; and

**Whereas**, the JRB consists of one representative chosen by the School District; one representative chosen by the Technical College District; and one representative chosen by the County, all of whom have the power to levy taxes on property within the District; and one representative chosen by the City and one public member; and

**Whereas**, the public member and JRB's chairperson were selected by a majority vote of the other JRB members before the public hearing was held, under Wisconsin Statutes Sections 66.1105 (4)(a) and (e), and

**Whereas**, JRB members were appointed and the first JRB meeting was held within 14 days after the notice was published under Wisconsin Statutes Sections 66.1105 (4)(a) and (e); and

**Whereas**, the JRB has reviewed the public record, planning documents, the resolution adopted by the Plan Commission approving the boundaries of the District and adopting the Project Plan, and the resolution passed by the Common Council approving the creation of the District under Wisconsin Statutes Section 66.1105 (4)(gm), and

**Whereas**, the JRB has considered whether, and concluded that, the District meets the following criteria:

1. The development expected in the District would not occur without the use of tax increment financing and the creation of a tax incremental district.
2. The economic benefits of the District, as measured by increased employment, business and personal income and property value, are sufficient to compensate for the cost of the improvements.
3. The benefits of the proposal outweigh the anticipated tax increments to be paid by the owners of property in the overlying taxing districts.

**Now, Therefore Be It Resolved** that the JRB approves the creation of this District.

**Be It Further Resolved** that in the judgment of the JRB, the development described in the Project Plan, the information provided by the City, and the public record and planning documents relating to the District, would not occur without the creation of the District.

Passed and adopted this 11<sup>th</sup> day of March, 2021.

Resolution introduced and adoption moved by JRB member: \_\_\_\_\_

Motion for adoption seconded by JRB member: \_\_\_\_\_

On roll call motion passed by a vote of \_\_\_\_\_ ayes to \_\_\_\_\_ nays

ATTEST:

\_\_\_\_\_  
JRB Chairperson Signature

\_\_\_\_\_  
Clerk Signature

This Resolution was passed and adopted by the Common Council of the City of Waukesha this 6th day of March 2021.

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Shawn N. Reilly, Mayor

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Gina L. Kozlik, City Clerk-Treasurer