

## **RESOLUTION 22-04**

### **A RESOLUTION AUTHORIZING THE ESTABLISHMENT OF AN ADVANCED INDUSTRIAL MANUFACTURING ZONE HEREBY KNOWN AS THE RIVERFRONT AIM ZONE FOR THE PURPOSE OF EXPANDING, DEVELOPING, AND REDEVELOPING THE MISSOURI RIVERFRONT.**

**WHEREAS**, the St. Charles County Port Authority (“Port Authority”) is a port authority authorized under Chapter 68 of Revised Statutes of Missouri (“RSMo.”) and Chapter 170 of the Ordinances of St. Charles County, Missouri (“OSCCMo.”), as amended; and

**WHEREAS**, the Board of Commissioners (“Board”) is the governing body of the Port Authority; and

**WHEREAS**, there exists in eastern St. Charles County an area generally bounded by Highway 364 to the south, the Missouri River to the east, and the intersection of Highway 94 and Highway B to the north, outlined in the map attached hereto as Exhibit A (the “Riverfront Zone”); and

**WHEREAS**, to aid expansion, development, and redevelopment of the Riverfront Zone, staff recommends to the Port Authority establishment of an Advanced Industrial Manufacturing Zone covering the Riverfront Zone, pursuant to Section 68.075 RSMo., as amended (the “Riverfront AIM Zone”); and

**WHEREAS**, the Riverfront AIM Zone is designed to bring commerce and redevelopment activities to complement the development process initiated by the City of St. Charles, Missouri; and

**WHEREAS**, expansion, development, and redevelopment of the Riverfront AIM Zone is consistent with the purposes of the Port Authority; and

**WHEREAS**, the improvements identified within the Riverfront AIM Zone will focus on critical infrastructure including but not limited to water, sewer, transportation, environmental remediation and site preparation, and

**WHEREAS**, there are additional identified needs consistent with Port Authority priorities including workforce training, entrepreneurial support, redevelopment of older industrial and under-utilized properties, and public safety; and

**WHEREAS**, the proceeds generated as a result of the formation and creation of a Riverfront Zone shall be used in accordance with Section 68.075 RSMo., as amended, for the benefit of the Riverfront Zone; and

**WHEREAS**, a form of Notice of Intent to establish the AIM Zone has been prepared consistent with the recommendations contained herein and is attached hereto as Exhibit B (the “Notice of Intent”).

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE ST. CHARLES COUNTY PORT AUTHORITY AS FOLLOWS:**

- 1 The Board hereby authorizes the establishment of the Riverfront AIM Zone covering the Riverfront Zone as delineated on Exhibit A, and to use the revenues generated thereby consistent with Section 68.075 of the Revised Statutes of Missouri, as amended, for the benefit of the Riverfront Zone.
- 2 The Notice of Intent and enclosures are hereby approved in substantially the same form as attached hereto as Exhibit B.
- 3 The Board hereby authorizes staff to execute any and all documents, including the Notice of Intent in substantially the same form as attached hereto as Exhibit B, as are reasonable or necessary to establish and operate the AIM Zone.
- 4 The Board hereby authorizes staff to submit to the applicable government agencies any and all documents, including the Notice of Intent in substantially the form as attached hereto as Exhibit B, as are reasonable and necessary to establish and operate the AIM zone.
- 5 The Board hereby authorizes staff to work with all parties necessary to affect the purpose of this resolution, including, but not limited to state and/or local development agencies; interested development parties; the Missouri Department of Revenue; or any other person necessary to effectuate the intent and purpose of this Resolution.
- 6 The Board hereby authorizes staff to take all other actions necessary to effectuate the intent and purpose of this Resolution.
- 7 This Resolution shall be in full force and effect immediately from and after its adoption as provided by law.

**ADOPTED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2022.  
ST. CHARLES COUNTY PORT AUTHORITY**

\_\_\_\_\_  
Roger Ellis, Chairperson

ATTEST:

\_\_\_\_\_  
Monica Combest, Vice Chairperson

**Vote:**

Aye: \_\_\_\_

Nay: \_\_\_\_

Abstain: \_\_\_\_

Absent: \_\_\_\_

Not Present at vote: \_\_\_\_