

PLAINFIELD REDEVELOPMENT COMMISSION

RESOLUTION NO. 2020-13

**RESOLUTION OF THE PLAINFIELD REDEVELOPMENT
COMMISSION AUTHORIZING THE EXECUTION OF A LEASE
BETWEEN THE PLAINFIELD REDEVELOPMENT AUTHORITY AND
THE PLAINFIELD COMMUNITY DEVELOPMENT CORPORATION,
AND ALL MATTERS RELATED THERETO**

WHEREAS, the Plainfield Redevelopment Commission (the “Commission”), the governing body of the Redevelopment District of the Town of Plainfield, Indiana (the “Town”), has entered into that certain Build-Operate-Transfer Project Agreement dated December 28, 2018 and executed by and between the Commission and Plainfield Public Parking Facility LLC, and that certain Build-Operate-Transfer Agreement dated December 28, 2018 entered into by and between the Commission and Plainfield Public Parking Facility LLC (collectively and together with all other documents executed in connection therewith, the “BOT Agreements”); and

WHEREAS upon substantial completion of the Project (as defined in the BOT Agreement), the Commission, as the current owner of the Project, desires to lease the Project to the Plainfield Community Development Corporation, an Indiana non-profit corporation (the “CDC”), for the purpose of allowing the CDC to operate, maintain and repair the Project; and

WHEREAS, the Lease shall be in substantially the form as presented to the Commission and included in the minutes of the meeting held on this date.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLAINFIELD
REDEVELOPMENT COMMISSION, AS FOLLOWS:**

SECTION ONE. The Commission hereby finds and determines that (i) the terms of the Lease are fair and reasonable, with a term of twenty (20) years, beginning on the date the Commission acquires the improvements comprising the Project, and ending on the day prior to a date not later than twenty (20) years after such date, are fair and reasonable, (ii) the use of the Leased Premises throughout the term of the Lease will serve the public purposes of the Town and is in the best interests of its residents, and (iii) the execution and delivery of the Lease is needed.

SECTION TWO. The President or Vice President and the Secretary of this Commission are hereby authorized and directed to execute and deliver the Lease in substantially the form presented at this public meeting with such changes in form or substance as the President or Vice President of this Commission shall approve, such approval to be conclusively evidenced by the execution thereof.

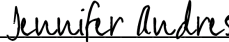
SECTION THREE. The President, Vice President and Secretary of this Commission, and each of them, is hereby authorized and directed to take all such further actions and to execute all such documents or instruments as are deemed necessary and required to carry out the transactions contemplated by this Resolution, in such forms as the President, Vice President or Secretary executing the same shall deem proper, such desirability to be conclusively evidenced by the execution thereof.

SECTION FOUR. That this Resolution shall take effect, and be in full force and effect, from and after passage and approval by the Commission in conformance with applicable law.

(Signature page to follow)


ALL OF WHICH IS PASSED AND ADOPTED THIS 7th DAY OF DECEMBER 2020, BY THE TOWN OF PLAINFIELD REDEVELOPMENT COMMISSION.

TOWN OF PLAINFIELD
REDEVELOPMENT COMMISSION

DocuSigned by:

Jennifer A. Andres, President

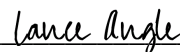
DocuSigned by:

Gary Evening, Vice President

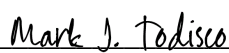
DocuSigned by:

Bill Kirchoff, Member

DocuSigned by:

Kent McPhail, Member

DocuSigned by:

Lance Angle, Member

Attested by:

DocuSigned by:

Mark J. Podisco, Clerk-Treasurer
Town of Plainfield