

DATE: , 2026

AN ORDINANCE TO AMEND THE DOWNTOWN DEVELOPMENT AUTHORITY DISTRICT BOUNDARIES AND APPROVE THE AMENDED DEVELOPMENT PLAN AND TAX INCREMENT FINANCING PLAN

THE VILLAGE OF PINCKNEY ORDAINS:

SECTION 1. PURPOSE

The Village Council of the Village of Pinckney finds that it is necessary and in the best interests of the public to amend the boundaries of the Downtown Development Authority (DDA) district and to approve an amended Development Plan and Tax Increment Financing Plan in order to promote economic growth, redevelopment, infrastructure improvements, and public amenities within the Village.

SECTION 2. AUTHORITY

This Ordinance is adopted pursuant to the authority granted under the **Recodified Tax Increment Financing Act, Public Act 57 of 2018**, as amended.

SECTION 3. FINDINGS

The Village Council hereby determines:

1. The proposed expansion of the DDA district constitutes a public purpose and will promote economic development and redevelopment within the Village.
2. The properties included in the expanded district are contiguous to the existing DDA district and are appropriate for inclusion.
3. The amended Development Plan and Tax Increment Financing Plan meet the requirements of Public Act 57 of 2018.
4. The Village has provided proper notice and conducted a public hearing in accordance with state law.
5. The expansion of the district will:
 - o support redevelopment of underutilized properties
 - o improve parking and infrastructure for community events.
 - o enhance gateway entrances into the Village.
 - o support local businesses and future investment.
 - o provide for community improvements including public spaces and amenities.

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SECTION 4. AMENDMENT OF DDA DISTRICT BOUNDARY

The boundaries of the Village of Pinckney Downtown Development Authority District are hereby amended to include the additional properties described in **Exhibit A (Legal Description and Parcel List)** and depicted in **Exhibit B (Map of the Expanded District)**, which are attached hereto and incorporated by reference.

SECTION 5. APPROVAL OF AMENDED PLANS

The Village Council hereby approves the **Amended Development Plan and Amended Tax Increment Financing Plan**, as recommended by the Pinckney Downtown Development Authority Board, which reflect the expanded district boundaries and proposed projects.

SECTION 6. TAX INCREMENT FINANCING

The Village hereby authorizes the continued use of tax increment financing within the expanded district in accordance with the approved Amended Tax Increment Financing Plan and Public Act 57 of 2018.

SECTION 7. EFFECTIVE DATE

This Ordinance shall take effect upon publication as required by law.

SECTION 8. SEVERABILITY

If any section, clause, or provision of this Ordinance is declared invalid, the remainder shall not be affected.

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EFFECTIVE DATE:

This Resolution shall become effective upon its adoption by the Pickney Village Council and publication in accordance with applicable law.

X

Jeffrey A Buerman
President Village of Pinckney

X

Andrea McCall
Clerk Village of Pinckney

Village Council Member _____ offered the foregoing Resolution and moved its adoption. The motion was seconded by Village Council Member _____, and upon being put to a vote, the vote was as follows:

Jeffrey A Buerman, President	_____
Justin Bierman – President Pro-temp	_____
Stacy Conquest, Trustee	_____
Rob Coppersmith, Trustee	_____
, Trustee	_____
Nick Kane, Trustee	_____
Jo Self, Trustee	_____

The President thereupon declared this Resolution approved and adopted by the Village of Council of the Village of Pinckney this 9th day of March, 2026.

I hereby certify that the foregoing constitutes a true and complete copy Resolution No. _____ adopted by the Village Council of the Village of Pinckney, County of Livingston, Michigan at a regular meeting held on Monday March 9, 2026.

X

Andrea McCall
Village Clerk