

**TOWNSHIP OF SCIO
WASHTENAW COUNTY, MICHIGAN**

Ordinance No. 2025 - 08

**AN ORDINANCE TO REPEAL THE SCIO TOWNSHIP DOWNTOWN
DEVELOPMENT ORDINANCE NUMBER 88-01, CHAPTER 14, COMMUNITY
DEVELOPMENT, ARTICLE 14-II, DOWNTOWN DEVELOPMENT, THEREBY
DISSOLVING THE SCIO TOWNSHIP DOWNTOWN DEVELOPMENT AUTHORITY
AND ITS CORRESPONDING TAX INCREMENT FINANCING AND DEVELOPMENT
PLAN**

THE TOWNSHIP OF SCIO, WASHTENAW COUNTY, MICHIGAN, HEREBY ORDAINS:

**Section 1: COMPLETION OF PURPOSE AND DISSOLUTION OF DOWNTOWN
DEVELOPMENT AUTHORITY (“DDA”)**

1. The purpose of the DDA is stated in Article 14-II Section 14-19:
 - a. Based on information presented to it, the township board hereby finds as follows:
 1. The water available to several of the properties located in the downtown district has been discovered to be contaminated.
 2. The properties in the downtown district are serviced by roads which are too narrow to accept increased traffic associated with any potential development in the downtown district.
 3. Lack of proper water and roads has prevented development in the downtown district.
 4. The property values of several properties located within the downtown district have declined over the past several years, for reasons which include water problems.
 5. Resolution of the water supply problem and the traffic congestion will permit property development in the downtown district, which is expected to bring about an increase in property tax valuation in the downtown district.
 - b. The township board therefore hereby determines that it is necessary for the best interests of the public to halt property value deterioration in the downtown district, eliminate the causes of that deterioration, increase property tax valuation where possible in the business district of the township, and promote economic growth, and to create a downtown development as permitted by Public Act No. 197 of 1975 (MCL 125.1651 et seq.).

2. The Township Board has determined that the DDA has completed its purpose for which it was created.
3. The Township Board hereby dissolves the DDA, and abolishes its Tax Increment Financing and Development Plan in accordance with Section 14-45 of Chapter 14, Article 14-II, of the Scio Township Code of Ordinances.
4. The Township Clerk shall notify all of the taxing jurisdictions subject to tax increment financing capture by the DDA that the Township has dissolved the DDA and abolished the Development/TIF Plan.
5. The cash currently held by the DDA, which shall include any cash invested as allowed by law, shall be transferred to the Township Treasurer, who shall deposit the cash into a segregated account in a financial institution approved by the Township Investment and Depository Policy, as recommended by the Township Treasurer for payment of any DDA liabilities that may be invoiced within the next three (3) months, and any long term liabilities. The Treasurer shall not be obligated to cancel or withdraw any investment that has not matured or would be subject to any penalty for early withdrawal or cancellation.
6. The Township accounts for the DDA's assets, liabilities, revenues, expenditures, and fund balance in a dedicated Fund 494 the Downtown Development Authority fund; and the Township Clerk shall continue to keep these accounts in such a dedicated fund(s).
7. The Township shall take all necessary steps to transfer the DDA's property and assets, other than cash, into the name of the Township.
8. The only cash currently held by the DDA is believed to be the result of tax increment financing capture.
9. After the three months set forth in paragraph 5 above, or other time period recommended by the Township Treasurer to ensure that all DDA liabilities have been paid, or when any investments mature, the Township shall revert the remaining surplus funds proportionately to the respective taxing bodies that were subject to tax increment financing capture by the DDA under MCL 125.4215 (2).
10. Ordinance Number 88-01, otherwise known as Chapter 14, Article 14-II Downtown Development and all of its amendments and subparts are repealed entirely.

Section 2. Repealer

All ordinances or parts thereof which are in conflict with the provisions of this Ordinance are, to the extent of such conflict, hereby repealed, except that terms defined herein for the purpose of interpretation, administration and enforcement of this Ordinance shall not act to modify, repeal or otherwise change the definition of any such term as used in other ordinances or laws.

Section 3. Savings Clause

The provisions of this Ordinance are hereby declared to be severable. If any clause, sentence, paragraph, section or subsection is declared void or inoperable for any reason by any court, it shall not affect any other part or portion hereof other than the part declared void or inoperable.

Section 4. Adoption and Effective Date

This Ordinance shall be published in the manner as required by law. Except as otherwise provided by law, this Ordinance shall be effective the day after publication.

Adoption: August 12, 2025

Ordinance Publication: August 21, 2025

Effective Date: August 22, 2025

ROLL CALL VOTE :

YES: Brant, Flintoft, Knol, Read

NO: Kerry, Yaple

ABSENT: Reiser

ABSTAIN: None

ORDINANCE DECLARED ADOPTED.



Jessica M. Flintoft 8/12/25
Township of Scio Clerk Date: August 12, 2025