

In order to promote competition and to produce the highest possible return in the disposition of Project property, the Land Clearance for Redevelopment Authority proposes to offer for disposition the areas designated for residential redevelopment as shown on Plate 4, by accepting competitive proposals for the purchase and development thereof, either as to the entire residential area, or, in the alternative, as to one or more of the individual residential sites. After proper evaluation, the proposal or proposals most favorable to the successful completion of the entire project would be accepted, and, if necessary, provision would be made for carrying out the project in stages by particular sites. The disposition procedure in this regard would be carried out under and in accordance with the provisions of the Missouri Land Clearance for Redevelopment Authority Law.

In the conveyance of land in the Project area for redevelopment in accordance with this Plan, an obligation will be imposed upon the purchaser to commence and complete the improvements specified in the Plan within a reasonable time.

The Land Clearance for Redevelopment Authority will take all reasonable steps possible to prevent speculation in the holding of land in the Project area.

The restrictions contained in this plan shall be binding and effective upon all purchasers or lessees of land, their heirs and assigns, within the Project boundary from the date of purchase or lease to January 1, 1979, at which time said restrictions shall automatically extend for successive periods of ten years, unless by a vote of a majority of the then owners of the area within the Project and by approval of the City, it is agreed to terminate the plan at the end of any such period. The Redevelopment Plan may be modified at any time by the Land Clearance for Redevelopment Authority of Kansas City, Missouri, provided that if modified after the lease or sale of real property in the Project area the modification must be consented to by the redeveloper or redevelopers of such real property or his successor in interest affected by the proposed modification. Where the proposed modification will substantially change the Redevelopment Plan as previously approved by the governing body, the modification must similarly be approved by the governing body.

Part VII. Official Actions Required.

In carrying out the Redevelopment Plan for the Attucks Project, certain zoning changes proposed in the Feb. 10, 1956