

Ordinance No. 990-2024

By Council Members Conwell, Hairston and Griffin (by departmental request)

AN EMERGENCY ORDINANCE

Authorizing the Mayor and the Commissioner of Purchases and Supplies to sell certain City-owned property no longer needed for the City's public use located on East 105th Street and Churchill Avenue to the The NRP Group, or its designee, for purposes of residential development.

WHEREAS, the Director of Community Development has requested the sale of certain City-owned property to the The NRP Group, or its designee (the "Redeveloper"), no longer needed for the City's public use and located on East 105th Street and Churchill Avenue for purposes of affordable residential development; and

WHEREAS, this ordinance constitutes an emergency measure providing for the usual daily operation of a municipal department; now, therefore,

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF CLEVELAND:

Section 1. That notwithstanding and as an exception to the provisions of Chapter 181 and 183 of the Codified Ordinances of Cleveland, Ohio, 1976, it is found and determined that the following described property is no longer needed for the City's public use:

PPN 120-01-114

LEGAL DESCRIPTION OF PARCEL "B-1"

SITUATED IN THE CITY OF CLEVELAND, COUNTY OF CUYAHOGA, AND STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL ONE HUNDRED LOT 386, FURTHER KNOWN AS BEING PARCEL "B-1" AS SHOWN BY THE PLAT OF LOT SPLIT RECORDED IN A.F.N. 202112100338 OF CUYAHOGA COUNTY RECORDS, AND CONTAINING 1.2656 ACRES (55,131 S.F.) OF LAND AS APPEARS BY SAID PLAT, BE THE SAME, MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

PPN: 120-01-114

Address: Churchill Avenue, Cleveland, Ohio 44106

Section 2. That by and at the direction of the Board of Control, the Mayor and the Commissioner of Purchases and Supplies are authorized to sell the above-described property to the Redeveloper at a price not less than the appraised value of \$1,800.00, which is determined to be fair market value.

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Section 3. That the conveyance shall be made by official quitclaim deed prepared by the Director of Law and executed by the Mayor and the Commissioner of Purchases and Supplies on behalf of the City of Cleveland. The deed shall contain necessary provisions, including restrictive reversionary interests as may be specified by the Board of Control or Director of Law, which shall protect the City's interests and shall specifically contain a provision against the erection of any advertising signs or billboards except permitted identification signs.

Section 4. That the Director of Community Development is authorized to execute any documents as may be necessary to effectuate the purposes of this ordinance.

Section 5. That this ordinance is declared to be an emergency measure and, provided it receives the affirmative vote of two-thirds of all the members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise it shall take effect and be in force from and after the earliest period allowed by law.

GP:uo
9-16-2024
FOR: Director Hernandez

