

Ordinance No. 478-2021

By Council Members Griffin, Brancatelli and Kelley (by departmental request)

AN EMERGENCY ORDINANCE

Authorizing the Commissioner of Purchases and Supplies to sell City-owned properties no longer needed for public use located along Mt. Carmel Road and Woodland Avenue to the Cuyahoga Metropolitan Housing Authority, or its designee, for purposes of implementing the second phase of the Woodhill Homes Eastern Node Project.

WHEREAS, the Director of Community Development has requested the sale of City-owned properties to the Cuyahoga Metropolitan Housing Authority, or its designee, (the “Redeveloper”) no longer needed for the City’s public use and located along Mt. Carmel Road and Woodland Avenue for purposes of implementing the second phase of the Woodhill Homes Eastern Node Project; 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 properties are no longer needed for the City’s public use:

Parcel No. 1: (PPN: 121-33-120)

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and known as being Sublot No. 31 in Grether and Palmer Subdivision of part of Original One Hundred Acre Lot No. 419 as shown by the recorded plat in Volume 14 of Maps, Page 39 of Cuyahoga County Records and being 40 feet front on the Southwesterly side of Mt. Carmel Road, S.E. formerly Ingersol Road, and extending back 134 feet 2 inches deep on the Easterly line, 149 feet 4 inches deep on the Westerly line and having a broken rear line of 42 feet 11 3/4 inches, as appears on said plat, be the same more or less but subject to all legal highways.

Parcel No. 2: (PPN: 121-33-121)

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and known a being Sublot No. 30 in Grether and Palmer Subdivision of part of Original One Hundred Acre Lot No. 419 as shown by the recorded plat in Volume 14 of Maps, Page 39 of Cuyahoga County Records and being 40 feet front on the Southerly side of Mt. Carmel Road, S.E. and extending back 134 feet 2 inches deep on the Westerly line, 123 feet 3 1/8 inches deep on the Easterly line and having a rear line of 41 feet 5/14 inches, as appears on said plat, be the same more or less but subject to all legal highways.

Parcel No. 3: (PPN: 121-33-128)

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and known as being Sublot No. 25 in Grether and Palmer Subdivision of part of Original One Hundred Acre Lot No. 419 as shown by the recorded plat in Volume 14 of Maps, Page 39 of Cuyahoga County Records and being 40 feet front on the Northerly side of Woodland Avenue and extending back 133 feet 2 inches on the Easterly line, and 140 feet in the westerly line and having rear line of 40 feet 7.5 inches, as appears on said plat, be the same more or less but subject to all legal highways.

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Parcel No. 4: (PPN: 121-33-129)

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and known as being Sublot No. 24 in Grether and Palmer Subdivision of part of Original One Hundred Acre Lot No. 419 as shown by the recorded plat in Volume 14 of Maps, Page 39 of Cuyahoga County Records and being 40 feet front on the Northerly side of Woodland Avenue and extending back of equal width 140 feet, as appears on said plat, be the same more or less but subject to all legal highways.

Parcel No. 5: (PPN: 121-33-130)

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and known as - being Sublot No. 23 in Grether and Palmer Subdivision of part of Original One Hundred Acre Lot No. 419 as shown by the recorded plat in Volume 14 of Maps, Page 39 of Cuyahoga County Records and being 40 feet front on the Northerly side of Woodland Avenue and extending back of equal width 140 feet, as appears on said plat, be the same more or less but subject to all legal highways.

Parcel No. 6: (PPN: 121-33-132)

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and known as being Sublot No. 21 in Grether and Palmer Subdivision of part of Original One Hundred Acre Lot No. 419 as shown by the recorded plat in Volume 14 of Maps, Page 39- of Cuyahoga County Records and being 40 feet front on the Northerly side of Woodland Avenue and extending back of equal width 140 feet, as appears on said plat, be the same more or less but subject to all legal highways.

Section 2. That by and at the direction of the Board of Control, the Commissioner of Purchases and Supplies is authorized to sell the above-described property to the Redeveloper at a price of \$200.00 per parcel and other valuable consideration, which is determined to be fair market value.

Section 3. That the conveyances shall be made by official deeds prepared by the Director of Law and executed by the Mayor on behalf of the City of Cleveland. The deeds 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.

MC:nl 6-7-2021 FOR: Director Wackers

