



Legislation Details (With Text)

**File #:** 231957      **Version:** 1  
**Type:** Resolution      **Status:** Passed  
**File created:** 4/9/2024      **In control:** COMMON COUNCIL  
**On agenda:**      **Final action:** 5/21/2024  
**Effective date:**

**Title:** Substitute resolution authorizing the acceptance of unsolicited offers to purchase City owned vacant lots in the City of Milwaukee for the construction of homes intended for Early Childhood Education providers, in the 6th, 7th, 12th, 14th and 15th Aldermanic Districts.

**Sponsors:** ALD. COGGS, ALD. DIMITRIJEVIC, ALD. STAMPER

**Indexes:** CITY PROPERTY, PROPERTY SALES

**Attachments:** 1. Land Disposition Report and Due Dilligence Checklist, 2. Fiscal Impact Statement, 3. Ald Dimitrijevic Support, 4. Hearing Notice List

Date	Ver.	Action By	Action	Result	Tally
4/9/2024	0	COMMON COUNCIL	ASSIGNED TO		
5/7/2024	1	CITY CLERK	DRAFT SUBMITTED		
5/14/2024	1	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	RECOMMENDED FOR ADOPTION	Pass	5:0
5/21/2024	1	COMMON COUNCIL	ADOPTED	Pass	12:0
5/30/2024	1	MAYOR	SIGNED		

231957  
SUBSTITUTE 1  
211741

ALD. COGGS, DIMITRIJEVIC AND STAMPER

Substitute resolution authorizing the acceptance of unsolicited offers to purchase City owned vacant lots in the City of Milwaukee for the construction of homes intended for Early Childhood Education providers, in the 6th, 7th, 12th, 14th and 15th Aldermanic Districts.

This substitute resolution authorizes the sale of Neighborhood Properties according to the conditions in a Land Disposition Report pursuant to Section 304-49-4 and 304-49-8 of the Milwaukee Code of Ordinances.

Whereas, The Community Development Alliance ("CDA") and the Local Initiatives Support Corporation ("LISC") have worked with the Department of City Development ("DCD") to identify vacant lots ("Lots") near five Milwaukee Early Childhood Education ("ECE") locations, within the 6th, 7th, 12th, 14th, and 15th Aldermanic Districts; and

Whereas, The Lots have been selected because they are deemed to be appropriate locations for new home construction by DCD; and

Whereas, Four local developers in cooperation with CDA and LISC will build new-construction homes on the Lots; and

Whereas, CDA, LISC, and assigns will sell the new-construction homes to owner-occupant qualified ECE provider buyers; and

Whereas, Mayor Johnson, Alderwoman Coggs, Alderwoman Dimitrijevic, Alderman Stamper, and DCD support encouraging development of new owner-occupied residential housing throughout the City of Milwaukee; and

Whereas, DCD has reviewed CDA and LISC's proposal and recommends sale of the Lots contingent on DCD approval of final site and building plans that conform to preliminary designs approved by DCD and evidence of firm financing; and

Whereas, Section 304-49-4 and 304-49-8 of the Milwaukee Code of Ordinances allow the City of Milwaukee ("City") to accept unsolicited Offers to Purchase property when the City and/or Redevelopment Authority of the City of Milwaukee ("RACM") receives fair compensation, whether monetary or non-monetary; now therefore be it

Resolved, By the Common Council of the City of Milwaukee ("Common Council"), that DCD is authorized to accept an unsolicited Offer to Purchase from LISC, CDA, and assigns for the Lots, as summarized in the Land Disposition Report ("LDR") attached to this file; and, be it

Further Resolved, That the Commissioner of DCD, or designee, is authorized to enter into a Development Agreement ("Agreement") with CDA, LISC, and assigns to outline development and conveyance obligations, execute legal documents on behalf of the City and RACM, including a release of any deed restrictions as needed, and to execute any and all documents or agreements necessary to close the sale of the lots and enforce the Agreement; and, be it

Further Resolved, That in the event any of the Lots identified in the LDR are not suitable for development, or if the City or RACM acquires additional lots in the five ECE location target areas that are more suitable for CDA and LISC's housing program, alternate vacant lots may be added, returned or substituted without further action of the Common Council upon approval of the Commissioner of DCD, RACM Board as needed, and the local member of the Common Council; and, be it

Further Resolved, That the sale proceeds, less sale expenses, shall be credited to the Tax Deficit Fund.

DCD:Tess.Wynn:tmw  
05/06/24