



Legislation Text

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121466
ORIGINAL

ALD. DONOVAN, PEREZ AND ZIELINSKI

Resolution authorizing the sale of nine City-owned vacant lots to the Milwaukee Christian Center, in the 8th, 12th and 14th Aldermanic Districts.

This resolution authorizes the sale of multiple Neighborhood Properties according to the conditions in a Land Disposition Report pursuant to Section 304-49-7, Milwaukee Code of Ordinances.

Whereas, The Milwaukee Christian Center, Inc. ("MCC"), has submitted an unsolicited offer to purchase nine City-owned vacant lots on the near south side for construction of nine houses that will be sold to owner-occupants, as summarized in a Land Disposition Report, a copy of which is attached to this Common Council File; and

Whereas, MCC has submitted preliminary house designs that are acceptable to the City of Milwaukee ("City"); and

Whereas, In addition to providing affordable homeownership opportunities, sale of these lots to MCC will allow the organization to teach home construction skills through its Youthbuild and Adultbuild Programs; and

Whereas, Section 304-49-7 of the Milwaukee Code of Ordinances allows the City to accept unsolicited offers to purchase property when the City receives fair compensation, whether monetary or non-monetary; and

Whereas, The Department of City Development ("DCD") has reviewed the offer and the development proposal and recommends sale of the lots to MCC over a three-year period 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, The deed of conveyance to MCC will contain restrictions requiring performance and sale of completed houses to owner-occupants; now, therefore, be it

Resolved, By the Common Council of the City of Milwaukee, that DCD is authorized to accept the unsolicited offer to purchase submitted by MCC for nine lots as summarized in the Land Disposition Report; and, be it

Further Resolved, That the Commissioner of DCD, or designee, is authorized to enter into a Development Agreement with MCC to outline development and conveyance obligations, execute legal documents on behalf of the City, including a release of deed restriction, and to close the transaction according to the Development Agreement; and, be it

Further Resolved, That in the event any of the lots identified in the Land Disposition Report are not suitable for development or if the City acquires additional lots in MCC's target area that are more suitable for MCC's housing programs, lots may be added or substituted without further action of the Common Council upon approval of the Commissioner of DCD and the local member of the Common Council; and, be it

Further Resolved, That the sale proceeds, less sale expenses and a 30 percent disposition cost reimbursement to the Redevelopment Authority of the City of Milwaukee, shall be

credited to the Reserve For Tax Deficit Fund Account No. 0001-334106.
DCD/Real Estate
YSL:ysl
02/05/13/B