



Legislation Details (With Text)

File #: ORD-0060-2017 **Version:** 1 **Name:** Land Purchase Contract VFW

Type: Ordinance **Status:** Passed

File created: 8/24/2017 **In control:** Committee of the Whole

On agenda: 9/11/2017 **Final action:** 9/18/2017

Title: TO AUTHORIZE THE MAYOR TO ENTER INTO A REAL ESTATE PURCHASE AGREEMENT FOR THE VETERANS OF FOREIGN WARS OF THE UNITED STATES, TRI-COMMUNITY POST NO. 4719 FOR PROPERTY LOCATED AT 75 WEST JOHNSTOWN ROAD, GAHANNA OHIO 43230.

Sponsors:

Indexes:

Code sections:

Attachments: 1. PR-RTC 8-28-2017, 2. EXHIBIT A - Real Estate Purchase Agreement FINAL, 3. AGREEMENT Exhibit A, 4. AGREEMENT Exhibit B, 5. PR-VFW-Lot Split Survey, 6. PR-VFW-LSS (Aerial), 7. PR-RCA - VFW Purchase, 8. ORD-60-17 SIGNED, 9. ORD-0060-2017 General Warranty Deed

| Date | Ver. | Action By | Action | Result |
|-----------|------|------------------------|--|--------|
| 9/18/2017 | 1 | City Council | Adopted | Pass |
| 9/11/2017 | 1 | Committee of the Whole | Recommended for Adoption | |
| 9/5/2017 | 1 | City Council | Introduced, Second Reading | |
| 8/28/2017 | 1 | Committee of the Whole | Recommended for Introduction/First Reading | |

TO AUTHORIZE THE MAYOR TO ENTER INTO A REAL ESTATE PURCHASE AGREEMENT FOR THE VETERANS OF FOREIGN WARS OF THE UNITED STATES, TRI-COMMUNITY POST NO. 4719 FOR PROPERTY LOCATED AT 75 WEST JOHNSTOWN ROAD, GAHANNA OHIO 43230.

WHEREAS, Leadership of the Veterans of Foreign Wars of the United States, Tri-Community Post No. 4719 approached the City several years ago with a desire to sell their property to ensure their financial sustainability into the future; and

WHEREAS, the Director of Parks and Recreation has expressed an interest that the City purchase the property as a conservation priority, in order to maintain Gahanna’s long standing history of acquiring properties in the riparian corridor of the Big Walnut Creek; and

WHEREAS, further investigations into future park developments south of this parcel yielded additional utility that this acquisition provided; and

WHEREAS, this parcel offers an alternative solution for access to these sites, removing heavy traffic from small, one-way, neighborhood streets that are adjacent to them and add much needed improvement to facilitate the existing traffic to these recreational sites and an important ingress/egress necessity for additional future park development in the area; and

WHEREAS, the City agrees to the purchase price of \$205,000 for the property attached as Exhibit A

with the option to purchase the remainder of the VFW owned property for a total not exceed \$425,000 and said amount was established through a third mitigating appraisal by the Robert Weiler Co. in March, 2014.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GAHANNA, COUNTY OF FRANKLIN, STATE OF OHIO:

Section 1. That the Mayor is hereby authorized to enter into a Real Estate Purchase Agreement and to execute any and all documents necessary for said purchase with the Veterans of Foreign Wars of the United States, Tri-Community Post No. 4719 for property located at 75 West Johnstown Road Gahanna, Ohio 43230, said Agreement attached hereto as EXHIBIT A, and made a part herein.

Section 2. That funding in the amount of TWO HUNDRED AND FIVE THOUSAND DOLLARS (\$205,000) was set aside in the 2016 Appropriations and/or transferred to Account No. 325.122.5531, Land Acquisition Fund, in the amount of ONE HUNDRED SEVENTY FIVE THOUSAND NINE HUNDRED THIRTY ONE DOLLARS (\$175,931) and Account No. 101.431.5531, Parks Land Acquisition Fund, in the amount of TWENTY NINE THOUSAND SIXTY NINE DOLLARS (\$29,069), to cover the herein costs.

Section 3. That this Ordinance shall be in full force and effect after passage by this Council and 30 days after date of signature approval by the Mayor.