

A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PURCHASE AND SALE AGREEMENT WITH HUDSON DRIVE REALTY TO ACQUIRE REAL PROPERTY LOCATED AT 5431 HUDSON DRIVE, HUDSON, OHIO 44236 (PARCEL NOS. 30-01315 AND 30-01316) IN THE CITY OF HUDSON, OHIO, FOR PUBLIC PURPOSES AT A PRICE OF ONE MILLION NINE HUNDRED THOUSAND DOLLARS (\$1,900,000.00); AND DECLARING AN EMERGENCY.

WHEREAS, the City administration and City Council have considered and discussed the acquisition of real property owned by Hudson Drive Realty located at 5431 Hudson Drive, Hudson, Ohio 44236, known as Parcel Nos. 30-01315 and 30-01316 in Summit County, Ohio, containing approximately 31 acres that is needed for public purposes, intended as the site of a new Public Works Building; and

WHEREAS, Hudson Drive Realty, as part of a purchase and sale agreement, have agreed to sell the Property to the City for \$1,900,000; and

WHEREAS, as part of the above referenced purchase and sale agreement, prior to the agreement being effective, this Council must vote to authorize the transaction therein and authorize the City Manager to enter into the agreement; and

WHEREAS, this Council determines that the acquisition of the Property is for a proper public purpose and can be made at a fair and reasonable acquisition price; and

WHEREAS, this Council wishes to authorize the City Manager to move forward with closing on the Property, pending completion to the satisfaction of City Staff of the due diligence investigations on the Property.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Hudson, County of Summit, State of Ohio, that:

Section 1. That the above recitals and attached exhibit are fully incorporated herein.

Section 2. Council authorizes the City Manager to enter into an agreement, as described above, for the purchase of real property in fee simple from Hudson Drive Realty located at 5431 Hudson Drive, Hudson, Ohio 44236, known as Parcel Nos. 30-01315 and 30-01316 in Summit County, Ohio, containing approximately 31 acres in an amount not to exceed One Million Nine Hundred Dollars (\$1,900,000.00) as a direct payment to Hudson Drive Realty, and the agreement shall be in a form acceptable to the City Manager and City Solicitor.

Section 3. The City Manager is authorized to execute all other documents necessary to close the transaction set forth in Section 2 and to pay the standard costs to a purchaser at the closing of the transaction.

Section 4. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Council,

and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 5. This Resolution is determined to be an emergency measure necessary to further the public health, safety and general welfare and for the further reason that it is immediately necessary for the transaction that is the subject to this Resolution to occur in order to comply with the timeframes for purchase contained within the purchase and sale agreement, as well as to timely begin improvements on the Property to better the City's stormwater management system; wherefore, this Resolution shall be in effect immediately upon its passage provided it receives the affirmative vote of five (5) members of Council except that six (6) affirmative votes shall be required if all members are present; otherwise, it shall take effect and be in force from and after the earliest period allowed by law.

PASSED: _____

Jeffrey L. Anzevino, Mayor

ATTEST:

Aparna Wheeler, Clerk of Council

I certify that the foregoing Resolution No. 23-82 was duly passed by the Council of said Municipality on _____, 2023.

Aparna Wheeler, Clerk of Council