

MEETING DATE: 4/15/19

ITEM: 10J

AGENDA ITEM SUMMARY

Subject: Consider Resolution No. 55-19, acquiring real property of area known as “Outlot C” of the Allied Land Development Subdivision

Allied Land Development (ALD) approached the City about the remaining undeveloped development area located within the rest of the Allied Subdivision Housing development. This area was to be the last portion of the development to be developed but due to various reasons they are looking to sell the property. Currently the City holds a performance bond from ALD on the completion of a portion of street, a cul de sac, that would serve additional homes when built in this area. City staff has suggested to ALD that the City could release the performance bond on the road in exchange for the property. City could then control the property for further development and ALD's obligation to the City would be complete. ALD was open to this idea.

At this time a cul de sac is not necessary as the street current dead ends with only one home located on it and it is on the corner. If additional homes are constructed the cul de sac or street extension would then need to be completed.

I recommend acquisition of this property for release of the performance bond associated for completing the cul de sac.

CITY OF CHARLES CITY

RESOLUTION NO. 55-19

RESOLUTION APPROVING OFFER TO ACQUIRE REAL ESTATE

WHEREAS, the City of Charles City, Iowa (the City) has engaged in negotiations with Allied Land Development, LLC (the Owner) for the acquisition of a certain parcel of real estate, the acquisition of which is desirable to the City; and

WHEREAS, the City and Owner have tentatively reached an agreement for the conveyance of this parcel of real estate to the City in consideration for the City releasing a performance bond which owner posted with the City, all on the terms set forth in a written Offer to Acquire Real Estate, which is subject to approval by the City Council; and

WHEREAS, it is in the best interests of the City to enter into such Offer to Acquire Real Estate in order to facilitate acquisition of the property.

NOW, THEREFORE, BE IT RESOLVED:

That the Offer to Acquire Real Estate between the City of Charles City and the Owner be and is hereby approved, and the Mayor and the City Clerk are authorized and directed to execute this agreement on behalf of the City.

Council Member _____ moved adoption of the foregoing Resolution; Council Member _____ seconded the motion to adopt. On roll call, the voting was as follows:

Ayes: _____

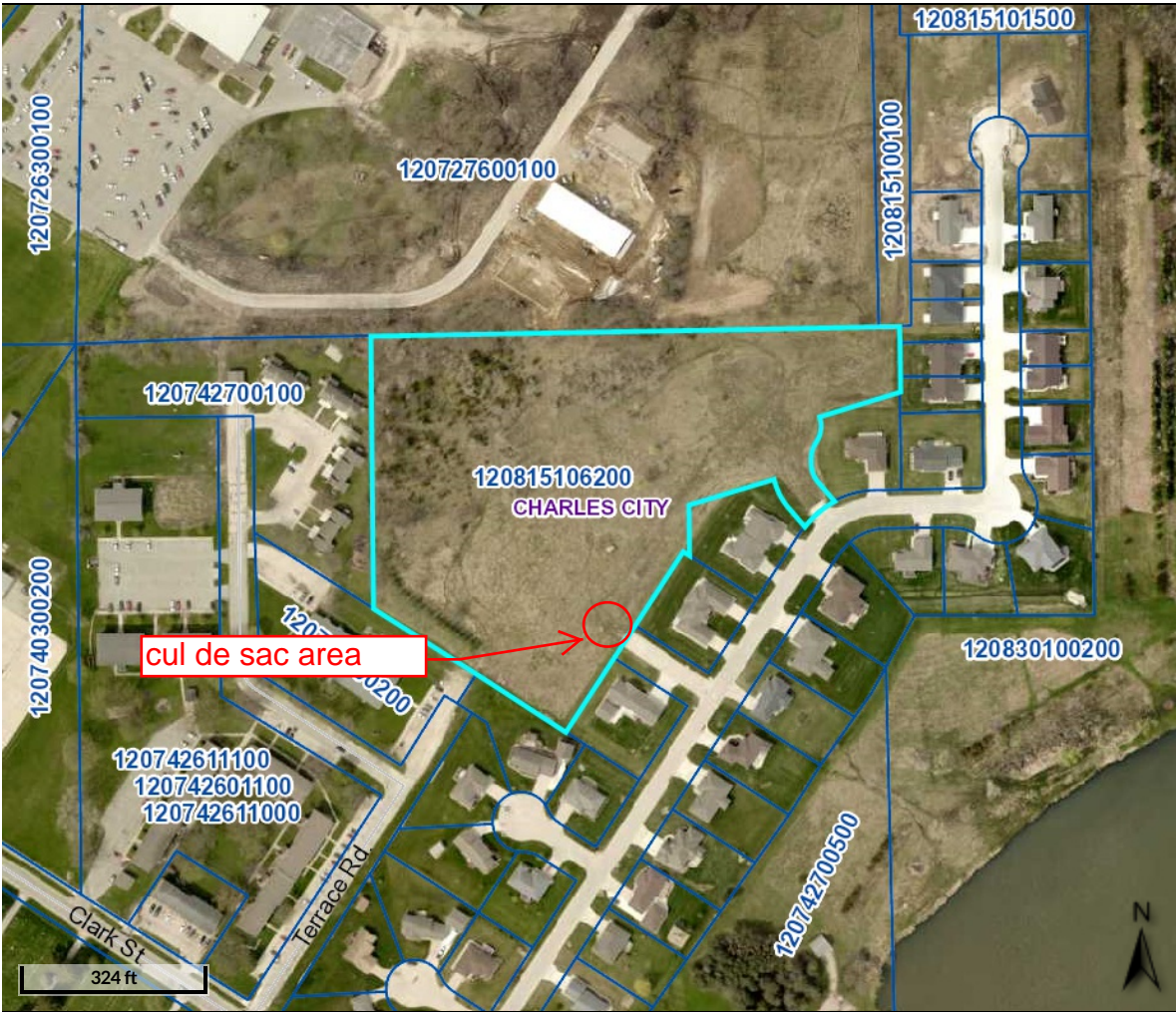
Nays: _____

Passed and approved this _____ day of _____, 2019.

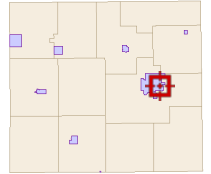
Dean Andrews, Mayor

Attest:

Trudy O'Donnell, City Clerk



Overview



Legend

- Corporate Limits
- Political Township
- Parcels
- Roads

Parcel ID	120815106200	Alternate ID	n/a	Owner Address	Allied Land Development LLC
Sec/Twp/Rng	0-0-0	Class	R		3514 Clinton Parkway Ste. A - 105
Property Address	CHARLES CITY	Acreage	n/a		Lawrence, KS 66047
District	CHARLES CITY CITY/CC SCH/PARK AVE ECON DEV UR				
Brief Tax Description	ALLIED 4TH ADD OUTLOT 'C' EXCEPT 5TH & 6TH ADDITION 7-95-15 & 8-95-15 (Note: Not to be used on legal documents)				

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