



Legislation Details (With Text)

File #: 23-1781 **Version:** 1 **Name:** 11/6/23 Resolution to Accept Park Donation at 1420 S Maple Rd

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Title: Resolution to Accept a Donation of Park Land at 1420 South Maple Road from Midtown Ann Arbor, LLC (8 Votes Required)

Sponsors:

Indexes:

Code sections:

Attachments: 1. MidtownAnnArborMap.pdf

| Date | Ver. | Action By | Action | Result |
|-----------|------|--------------|----------|--------|
| 11/6/2023 | 1 | City Council | Approved | Pass |

Resolution to Accept a Donation of Park Land at 1420 South Maple Road from Midtown Ann Arbor, LLC (8 Votes Required)

Midtown Ann Arbor, LLC has a recorded development agreement (R-18-450) with the City of Ann Arbor for developing the Midtown Ann Arbor Condominiums at 1420 South Maple Road. During site plan review, Parks staff requested from the developer a voluntary donation of 1.06 acres of land for public parkland to which the developer agreed. Conveyance of this land, subject to City Council acceptance of the land, is part of the recorded development agreement. The donation was reviewed and recommended by the Land Acquisition Committee of the Park Advisory Commission at its August 15, 2023 meeting, conditioned upon completion of satisfactory due diligence on the property.

Staff anticipates maintaining this property as a natural area, expanding the City’s existing Hansen Nature Area. The 1.06-acre donation contains the remainder of the high quality oak-hickory forest complex contained within Hansen Nature Area that Natural Area Preservation (NAP) stewards. Bringing the full extent of a contiguous natural area under a single management strategy is advantageous to the health of that natural area and more resource efficient for NAP. This acquisition also helps to make the City’s property boundary clearer and reduces the potential for future encroachments issues.

Upon approval of this resolution, staff will proceed with due diligence on the property, including survey, environmental assessment, and title work. If the due diligence is not satisfactory to staff and cannot be corrected, the City will not accept the property.

Budget/Fiscal Impact: The City will make use of the property owner’s due diligence documentation where available. Other costs will be drawn from the Open Space and Parkland Preservation Millage proceeds as necessary.

No appraisal was obtained for this parcel because it is a donation.

Staff recommends approval.

Prepared by: Rosie Pahl Donaldson, Land Acquisition Supervisor

Reviewed by: Derek Delacourt, Community Services Area Administrator

Approved by: Milton Dohoney Jr., City Administrator

Whereas, Midtown Ann Arbor, LLC, a Michigan limited liability company, is the owner and developer of property at 1420 South Maple Road, commonly known as Midtown Ann Arbor Condominiums; and

Whereas, Midtown Ann Arbor, LLC wishes to donate to the City a 1.06-acre property for park use;

RESOLVED, That the City of Ann Arbor hereby accepts this property, contingent upon the City's completion of appropriate due diligence, including review of title work, an environmental assessment, and survey; and

RESOLVED, That the City Administrator is authorized to take all appropriate action to implement this resolution, including the determination of satisfactory due diligence and execution of all appropriate documents.