Legislation Details (With Text)

File #:	21-0045	**Version:**	1	**Name:**	2/1/21 Purchase Park Land at 2570 Dexter
Type:	Resolution			**Status:**	Passed
File created:	2/1/2021			**In control:**	City Council
On agenda:	2/1/2021			**Final action:**	2/1/2021
Enactment date:	2/1/2021			**Enactment #:**	R-21-035
Title:	Resolution to Approve Purchase of Park Land at 2570 Dexter Road and Appropriate $211,500.00 (8 Votes Required)				
Sponsors:					
Indexes:					
Code sections:					
Attachments:	1. St Joseph Mercy Health Systems Aerial Map.pdf, 2. St Joseph Mercy Health Systems Location Map.pdf				

Date	Ver.	Action By	Action	Result
2/1/2021	1	City Council	Approved	Pass

Resolution to Approve Purchase of Park Land at 2570 Dexter Road and Appropriate $211,500.00 **(8 Votes Required)**
This resolution approves the purchase of fee title to an 0.6-acre property at 2570 Dexter Road from St. Joseph Mercy Health System.

This property is adjacent to the West Arbor affordable housing development operated by the Ann Arbor Housing Commission. Staff anticipates maintaining this property as an active area that may include basketball courts. This property and associated improvements would offer amenities to the community that are unavailable at the nearby Veterans Memorial Park. In October 2020, the Ann Arbor Housing Commission approved a not-to-exceed contribution of $75,000.00 toward the development of park amenities at this site.

An appraisal was completed for the property in October 2020, and the fair market value was determined to be $184,000. This resolution appropriates $211,500.00 from Open Space and Parkland Preservation Millage proceeds to cover the purchase price and other costs.

The purchase was reviewed and recommended by the Land Acquisition Committee of the Park Advisory Commission at its November 9, 2020 meeting.

Project Budget

Purchase Price	**$184,000.00**	
City of Ann Arbor	$184,000.00	100%

Other Anticipated Costs

Estimated Due Diligence	$20,000.00
Estimated Closing Costs	$7,500.00

Prepared by: Remy Long, Greenbelt Program Manager, The Conservation Fund
Reviewed by: Derek Delacourt, Community Services Area Administrator
Approved by: Tom Crawford, City Administrator

Whereas, Chapter 42 of Ann Arbor City Code authorizes purchases of park land with Open Space and Parkland Preservation Millage proceeds;

Whereas, St. Joseph Mercy Health System is the owner of property at 2570 Dexter Road (tax parcels 09-08-24-421-033, 09-08-24-421-031, 09-08-24-421-032) and has agreed in principle to sell the property to the City; and

Whereas, The property has been appraised as required by Section 1:320 of Ann Arbor City Code;

RESOLVED, That City Council approves the purchase of 2570 Dexter Road (tax parcels 09-08-24-421-033, 09-08-24-421-031, 09-08-24-421-032) contingent upon the City's completion of appropriate due diligence on the property, including review of title work, an environmental assessment, and survey;

RESOLVED, That $211,500.00 is appropriated for purchase of the property from the Open Space and Parkland Preservation Millage proceeds for the life of the project without regard to fiscal year;

RESOLVED, That the Mayor and City Clerk are authorized and directed to execute a purchase agreement for purchase of the property after approval as to substance by the City Administrator and as to form by the City Attorney; 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.