

RECREATION, LIBRARIES AND AUTHORITIES COMMITTEE

08-084-0

ORDINANCE NO. _____

AN ORDINANCE ALIENATING CERTAIN PROPERTY IN THE RAMSEY NEIGHBORHOOD OF DULUTH AND AUTHORIZING SALE AND CONVEYANCE OF SAME TO THE DULUTH ECONOMIC DEVELOPMENT AUTHORITY FOR \$188,362.

CITY PROPOSAL:

The city of Duluth does ordain:

Section 1. That the city hereby designates the property described in Section 2 below as being surplus to the city's future needs and hereby declares its intention to alienate its interest in same.

Section 2. That, subject to the acceptance of the same by the Duluth economic development authority (DEDA), the proper city officials are hereby authorized to sell and convey the following described property in St. Louis County, Minnesota, by quit claim deed to DEDA without bids for the total sum of \$188,362, payable to the General Fund 0100-700-1407-4640 and to execute all documents necessary with regard to said conveyance:

Lots 1 through 8, Block 168, and Lots 1 through 10, Block 169, West Duluth Seventh Division; and

All those portions of the northeast quarter of the southwest quarter (NE1/4 SW1/4) and the northwest quarter of the southeast quarter (NW1/4 SE1/4) of Section 7, Township 49 North, Range 14 West, of the Fourth Principal Meridian which lie between two lines parallel with and distant 50 feet northwesterly and 100 feet southeasterly, measured at right angles from the hereinafter described Line A, and between the east line of 54th Avenue West and the north line of said northwest quarter of the southeast quarter (NW1/4 SE1/4) of said Section 7; except that portion of said property lying southwest of the hereinafter described Line B.

Line A: Commencing at a stone monument in the intersection of Grand Avenue West and 59th Avenue West; thence south along the centerline of said 59th Avenue West on an assumed bearing of south 0° 00' 00" east, a distance of 381.1 feet to the point of beginning of Line A, thence north 45° 05' east a

distance of 5,000 feet and there terminating.

Line B: Beginning at the southwest corner of Block 154, West Duluth Fifth Division, thence northeasterly along the southeasterly boundary of said West Duluth Fifth Division a distance of 445.71 feet to the point of beginning; thence southeasterly deflecting 90° 00' 00" to the right a distance of 200.00 feet to a point on the northwest boundary of Block 2, West Duluth First Division and there terminating.

Section 3. That this ordinance shall take effect 30 days after its passage and publication.

Approved:

Approved for presentation to council:

Department Director

Chief Administrative Officer

Approved as to form:

Approved:

Attorney

Auditor

DEDA JAC:tmf 9/24/2008

STATEMENT OF PURPOSE: The purpose of this ordinance is to authorize the alienation, sale and conveyance of city-owned property in the Ramsey neighborhood of Duluth to DEDA without bids as set forth in Section 2-177 of the Duluth City Code. The city purchased this property in the 1980s from the DW&P and Burlington Northern railroads.

City staff is assisting the Spirit Valley Citizens Neighborhood Development Association (SVCNDA) with implementing the Ramsey Neighborhood plan, which calls for the development of senior housing and new infill homes in this area. The property will be combined with other parcels owned by DEDA, the Duluth Housing and Redevelopment Authority, and SVCNDA in order to package a site that will attract the interest of for-profit developers. Redevelopment of this land is a key element in the revitalization of the Ramsey neighborhood. This property is surplus to the city's future needs and is alienated by this action.

The city assessor has established the square foot value of this property at \$1.43.

Tax base impact summary: Once the property is transferred from DEDA to a developer, this property will be returned to the tax roles.