

RESOLUTION NO. 052-22R

A RESOLUTION APPROVING AND ACCEPTING CERTAIN REAL PROPERTY FOR ACQUISITION INTO THE LAND REUTILIZATION PROGRAM; AND DECLARING THAT THIS RESOLUTION SHALL TAKE IMMEDIATE EFFECT IN ACCORDANCE WITH SECTION 14 OF THE CITY CHARTER.

WHEREAS, pursuant to Ordinance No. 07-026 passed June 11, 2007, the City is conducting a Land Reutilization Program in accordance with the provisions of Chapter 5722 of the Ohio Revised Code; and

WHEREAS, it is requested that the City accept twelve (12) parcels of nonproductive land situated within the City of Sandusky as further described in attached Exhibit "A", for placement in the Land Reutilization Program Inventory; and

WHEREAS, it is necessary to acquire the nonproductive land parcels in accordance with the City of Sandusky's Land Reutilization Program in order to facilitate reutilization of the nonproductive land to support neighborhood revitalization and development within the City; and

WHEREAS, the twelve (12) parcels requested for acquisition are tax delinquent and/or have been deemed to be necessary and/or beneficial to the Land Reutilization Program efforts and were approved by the Land Bank Committee on September 19, 2022; and

WHEREAS, upon City Commission approval and if acquired, five (5) residential structures located at 736 E. Park Street, 521 Perry Street, 407 Finch Street, 1817 Pierce Street and 1607 Central Avenue will be evaluated for rehabilitation or demolition; and

WHEREAS, upon City Commission approval and if acquired, seven (7) residential vacant lots located at 1718 Harrison Street, 222 Decatur Street, 923 Ogontz Street, 213 Reese Street, and on Huntington Avenue, Putnam Street, and Sixth Street will be marketed for future development or reutilized for public purpose; and

WHEREAS, any future sales of the parcels requested for acquisition will be presented to the City Commission by Ordinance for approval of disposition and sale; and

WHEREAS, the cost of these acquisitions will be transfer fees and will be recouped by the City upon sale of the property; and

WHEREAS, this Resolution should be passed as an emergency measure under suspension of the rules in accordance with Section 14 of the City Charter in order to allow the Erie County Prosecutor's Office to proceed with the Sheriff's sales and judicial foreclosure process in a timely manner; and

PAGE 2 - RESOLUTION NO. 052-22R

WHEREAS, in that it is deemed necessary in order to provide for the immediate preservation of the public peace, property, health, and safety of the City of Sandusky, Ohio, and its citizens, and to provide for the efficient daily operation of the Municipal Departments, including the Department of Community Development, of the City of Sandusky, Ohio, the City Commission of the City of Sandusky, Ohio, finds that an emergency exists regarding the aforesaid, and that it is advisable that this **Resolution** be declared an emergency measure which will take immediate effect in accordance with Section 14 of the City Charter; and NOW, THEREFORE

BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF SANDUSKY, OHIO, THAT:

Section 1. This City Commission hereby approves and accepts for acquisition into the Land Reutilization Program twelve (12) parcels of nonproductive land situated within the City of Sandusky, as further described in Exhibit "A", a copy of which is attached to this Resolution and specifically incorporated herein.

Section 2. This City Commission authorizes and directs the City Manager to acquire the nonproductive land in accordance with the City of Sandusky's Land Reutilization Program in order to facilitate reutilization of the nonproductive land to support neighborhood revitalization and development within the City.

Section 3. If any section, phrase, sentence, or portion of this Resolution is for any reason held invalid or unconstitutional by any Court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

Section 4. This City Commission finds and determines that all formal actions of this City Commission concerning and relating to the passage of this Resolution were taken in an open meeting of this City Commission and that all deliberations of this City Commission and of any of its committees that resulted in those formal actions were in meetings open to the public in compliance with the law.

Section 5. That for the reasons set forth in the preamble hereto, this Resolution is hereby declared to be an emergency measure which shall take immediate effect in accordance with Section 14 of the City Charter after its

PAGE 3 - RESOLUTION NO. 052-22R

adoption and due authentication by the President and the Clerk of the City Commission of the City of Sandusky, Ohio.



RICHARD R. BRADY
PRESIDENT OF THE CITY COMMISSION



ATTEST:

CATHLEEN A. MYERS
CLERK OF THE CITY COMMISSION

Passed: September 26, 2022

9.19.22 Exhibit A Request for Acquisition

Parcel	Address	Owner(s)	Del. Taxes	Assessments	P&I*	Total Owed	Yearly Taxes and Assessments
57-04449.000 Proposed Use:	736 E. Park	5 Properties Investments	1,055.02	203.24	270.94	1,529.20	1,500.00
This is a vacant two-story, single-family residential structure with a lot size of 28' X 100'. The property is condemned and in foreclosure status. It has 2,046 sq. ft. of living space with three bedrooms and one bathroom. If acquired, it will be evaluated for rehabilitation. If no viable plan is identified, it will be demolished.							
56-01076.000 Proposed Use:	521 Perry	5 Properties Investments	416.48	326.06	169.81	912.35	789.90
This is a vacant one-story, single-family residential structure with a lot size of 36' X 165'. The property is condemned. It has 1,207 sq. ft. of living space with three bedrooms and one bathroom. If acquired, the property will be demolished and the land be marketed for redevelopment or utilized for public purpose.							
57-03113.000 Proposed Use:	407 Finch	Deedra Chaney	2,602.96		462.43	3,065.39	838.88
This is a vacant one-story, single-family residential structure with a lot size of 30' X 152'. The property is condemned and in foreclosure status. It has 1,097 sq. ft. of living space with one bedroom and one bathroom. If acquired, it will be evaluated for rehabilitation. If no viable plan is identified, it will be demolished.							
58-01184.000 Proposed Use:	1817 Pierce	Lillie Sheppard	1,323.16	1,676.66	212.77	3,212.59	659.58
This is a vacant one-story, single-family residential structure with a lot size of 100' X 130'. The property is condemned and in foreclosure status. It has 576 sq. ft. of living space with two bedrooms and one bathroom. If acquired, it will be evaluated for rehabilitation. If no viable plan is identified, it will be demolished.							
58-00495.000 Proposed Use:	1607 Central	William & Jacquelyn Ehrnsberger	3,793.98	386.28	736.91	4,917.17	1,000.70
This is a vacant one and a half story, two-family residential structure with a lot size of 58' x 122'. It is currently in tax delinquent. It has 2,382 finished living area with 4 bedrooms and two bathrooms. If acquired, it will be evaluated for rehabilitation. If no viable plan is identified, it will be demolished.							
58-60221.000 Proposed Use:	1718 Harrison	Candi Jarrett	494.30	2,023.29	123.55	2,641.14	75.22
This is residential vacant land (as identified by Erie County Auditor) with a lot size of appx 30'x130'. The property is zoned R2F Two-Family Residential. The property is delinquent with the Erie County Treasurer's office and if acquired, it will be evaluated for future development. This parcel is within the Southside Master Planning Zone							
56-01265.000 Proposed Use:	222 Decatur	Jeffrey Lukcso	1,376.52		341.77	1,718.29	184.68
This is residential vacant land (as identified by Erie County Auditor) with a lot size of appx 77'x66'. The property is zoned DBD Downtown Business. The property is delinquent with the Erie County Treasurer's office and if acquired, it will be evaluated for future development or utilized for public purpose.							

9.19.22 Exhibit A Request for Acquisition

Parcel	Address	Owner(s)	Del. Taxes	Assessments	P&I*	Total Owed	Yearly Taxes and Assessments
57-01188.000	Huntington	Didion G W. Bros, Inc	272.21	674.79	43.30	990.30	102.82
Proposed Use:	This is residential vacant land (as identified by Erie County Auditor) with a lot size of appx 36'x120'. The property is zoned R1-40 Single Family Residential. The property is delinquent with the Erie County Treasurer's office and if acquired, it will be evaluated for future development or utilized for public purpose.						
58-00092.000	Putnam	Kevin Brownell	778.52		201.46	979.98	107.44
Proposed Use:	This is residential vacant land (as identified by Erie County Auditor) with a lot size of appx 33'x125'. The property is zoned R2F Two-Family Residential. The property is delinquent with the Erie County Treasurer's office and if acquired, it will be evaluated for future development. This parcel is within the Southside Master Planning Zone						
57-02074.000	Sixth	Donald Eisenberg	701.03		172.77	873.80	96.68
Proposed Use:	This is residential vacant land (as identified by Erie County Auditor) with a lot size of appx 50'x77'. The property is zoned R1-50 Single-Family Residential. The property is delinquent with the Erie County Treasurer's office and if acquired, it will be evaluated for future development or utilized for public purpose.						
57-03824.000	923 Ogontz	Florence Reiter	1,388.82	8,565.67	212.42	10,166.91	297.10
Proposed Use:	This is residential vacant land (as identified by Erie County Auditor) with a lot size of appx 53'x99'. The property is zoned R1-40 Single-Family Residential. The property is delinquent with the Erie County Treasurer's office and if acquired, it will be evaluated for future development or utilized for public purpose.						
57-00094.000	213 Reese	AMC Development, LLC	2,304.31	126.18	366.65	2,797.14	57.66
Proposed Use:	This is residential vacant land (as identified by Erie County Auditor) with a lot size of appx 55'x66'. The property is zoned R2F Two-Family Residential. The property is delinquent with the Erie County Treasurer's office and if acquired, it will be evaluated for future development or utilized for public purpose.						