RES12-078

Wilmington, Delaware
November 15, 2012

#3754

Sponsor:

Council Member Shabazz

Co-Sponsor:

Council Member Chukwuocha

WHEREAS, pursuant to Wilm. C. (Charter) §8-205, a department head, board or commission of the City shall not sell or exchange any real estate belonging to the City or grant any license, easement, right-of-way or other interest over in such real estate without advertised public notice appearing in at least one daily newspaper of City-wide distribution and "authority by general ordinance and later resolution from the Council so to do"; and

WHEREAS, the provisions of Wilm. C. §2-621(d) provide that the disposition of real property, which is authorized by federal law, federal regulation, or presidential executive order, are exempt from the City's bid procedures and that upon the declaration of such property as surplus, by resolution of City Council, the City may negotiate an agreement of sale, lease, exchange, or other transfer of such property owned by the City; and

WHEREAS, the City utilized federal funding to renovate the structure on that certain real property located at 8 West 29th Street, being Tax Parcel No. 26-022.20-326 (the "Property"); and

WHEREAS, the federal funding regulations require the City to sell the Property to a qualified homeowner within six months of the completion of the renovation of the Property; and

WHEREAS, in accordance with the recommendation of the Department of Real Estate and Housing, the City desires that the property be declared as surplus and be approved for disposition and transferred to Shawnae Phifer.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF WILMINGTON that the Council hereby declares as surplus and authorizes and approves the disposition of the Property to Shawnae Phifer.

BE IT FURTHER RESOLVED that Council authorizes the Director of Real Estate and Housing to execute any and all documents necessary to effectuate the transfer of the Property, including any and all undertakings and assurances heretofore.

Passed by City Council,
November 15, 2012

ATTEST: Marikel Seijo
City Clerk

Approved as to form this
8th day of November, 2012

Thomas Carney
Assistant City Solicitor

SYNOPSIS: This Resolution declares as surplus and authorizes and approves the disposition to Shawnae Phifer of the property located at 8 West 29th Street.

FISCAL IMPACT STATEMENT

The Property located at 8 West 29th Street will be sold to Shawnae Phifer for $90,000.