



City of Wilmington

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City Council Member At-Large

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Community Development & Urban Planning Committee

Rysheema J. Dixon, Chair
Nnamdi O. Chukwuocha
Yolanda McCoy, Vice-Chair
Ernest "Trippi" Congo, II
Zanthia Oliver
Va'Shun "Vash" Turner
Hanifa Shabazz, Ex-Officio Member

NOTICE

Community Development & Urban Planning Committee Meeting

Thursday, February 8, 2018

5:00 p.m.

1st Floor Council Committee Room

Agenda

- Discuss a Resolution declaring 1506 West Fourth Street to be surplus and approving the property for disposition to United Cerebral Palsy of Delaware, Inc. and Be Ready Community Development Corporation
- Discuss a Resolution authorizing the Department of Real Estate and Housing to accept donations of 70, 80, and 90 Race Street from Old Brandywine Village, Inc. and 86 Race Street from the Wilmington UDAG Corporation

Wilmington, Delaware
February 15, 2018

WHEREAS, pursuant to 1 Wilm. C. (Charter) § 1-101, the City may acquire, hold, manage, and dispose of property on such terms as it deems proper for any municipal purpose; and

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Sponsor:

WHEREAS, Wilm. C. § 2-621(a) authorizes the Department of Real Estate and Housing to conduct disposition proceedings of real property owned by the City; and

**Council
Member
Williams**

WHEREAS, Wilm. C. § 2-621(c) provides that governmental agencies, governmental authorities organized pursuant to Title 22 of the Delaware Code, and non-profit organizations are exempt from the City's bid procedures and that upon the declaration of a property as approved for disposition by resolution of City Council, the Department of Real Estate and Housing may negotiate an agreement of sale, lease, exchange, or other transfer of such property owned by the City to any such governmental agency, governmental authority, or non-profit organization; and

WHEREAS, the City currently owns real property located at 1506 West Fourth Street, Wilmington, Delaware, being New Castle County Tax Parcel ID No. 26-027.30-210 (the "Property"); and

WHEREAS, United Cerebral Palsy of Delaware, Inc. and Be Ready Community Development Corporation are partnering to redevelop several parcels at the intersection of West Fourth Street and North Rodney Street, including the Property; and

WHEREAS, as part of the redevelopment project, United Cerebral Palsy of Delaware, Inc. and Be Ready Community Development Corporation will be purchasing eight parcels from the Wilmington Housing Partnership and the Property from the City for seventy-five percent of the acquisition and demolition costs incurred by the respective sellers; and

WHEREAS, the Council, upon the recommendation of the Department of Real Estate and Housing, wishes to declare the Property surplus; and

WHEREAS, the Council further wishes to approve the disposition of the Property to United Cerebral Palsy of Delaware, Inc. and Be Ready Community Development Corporation.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF WILMINGTON, that Council hereby declares the Property to be surplus and approves the Property for disposition to United Cerebral Palsy of Delaware, Inc. and Be Ready Community Development Corporation.

BE IT FURTHER RESOLVED that Council hereby authorizes the Mayor or his designee to execute any and all documents necessary to effectuate disposition proceedings for the Property, including any and all further undertakings and assurances that may be appropriate.

Passed by City Council,

Attest: _____
City Clerk

SYNOPSIS: This Resolution declares 1506 West Fourth Street to be surplus and approves the property for disposition to United Cerebral Palsy of Delaware, Inc. and Be Ready Community Development Corporation.

Wilmington, Delaware
February 15, 2018

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Sponsor:

Council
Member
Oliver

WHEREAS, Old Brandywine Village, Inc. is the owner of the following real properties located in Wilmington, Delaware: (i) 70 Race Street, being Tax Parcel No. 26-029.10-084; (ii) 80 Race Street, being Tax Parcel No. 26-029.10-082; and (iii) 90 Race Street, being Tax Parcel No. 26-029.10-085 (collectively, the “Old Brandywine Properties”); and

WHEREAS, the Wilmington UDAG Corporation (“UDAG”) is the owner of the following real property located in Wilmington, Delaware: 86 Race Street, being Tax Parcel No. 26-029.10-185 (the “UDAG Property”, together with the Old Brandywine Properties, the “Properties”); and

WHEREAS, the Properties comprise part of Brandywine Mills Park; and

WHEREAS, Old Brandywine Village, Inc. and UDAG have expressed an interest in donating the Properties to the City of Wilmington in order for the City to continue to use the Properties as part of Brandywine Mills Park; and

WHEREAS, the City of Wilmington is willing to accept a donation of the Properties from Old Brandywine Village, Inc. and UDAG.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF WILMINGTON, that the Council, acting pursuant to 1 Wilm. C. (Charter) § 8-204, hereby approves the acceptance by the City of Wilmington of the Old Brandywine Properties from Old Brandywine Village, Inc. and the acceptance of the UDAG Property from UDAG, and authorizes the Department of Real Estate and Housing to take all actions

necessary, including the payment of any recording fees, to finalize the transfer of the Properties to the City of Wilmington.

Passed by City Council,

Attest: _____
City Clerk

SYNOPSIS: This Resolution authorizes the Department of Real Estate and Housing to accept donations of 70, 80, and 90 Race Street from Old Brandywine Village, Inc. and 86 Race Street from the Wilmington UDAG Corporation.

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