

1 RESOLUTION NO. 2019-238

Late Filing

2
3 SPONSOR Ms. Shapiro, Mr. Schmidt

4
5 DATE June 17, 2019

COMMITTEE Planning

6
7 **A Resolution authorizing the County Executive to execute a real estate sales agreement**
8 **with the Summit County Land Reutilization Corporation and any other necessary**
9 **documents for the sale of a parcel of County real property Parcel No. 0209872, located at**
10 **2525 State Road, Cuyahoga Falls, Ohio, in Council District 2, for the amount of**
11 **\$800,000.00, for the purpose of returning said parcel to productive use, for the Executive,**
12 **and declaring an emergency.**

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14 WHEREAS, County Council previously adopted Resolution No. 2012-214, which
15 established the Summit County Land Reutilization Corporation (“SCLRC”), in accordance with
16 Chapters 1724 and 5722 of the Ohio Revised Code, and approved and authorized the County
17 Fiscal Officer to file the Articles of Incorporation for the SCLRC as a nonprofit corporation, and
18 the Fiscal Officer subsequently filed the same on June 6, 2012; and

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20 WHEREAS, Council subsequently adopted Resolution No. 2012-254, which designated
21 the SCLRC as the agent of the County for the reclamation, rehabilitation and reutilization of
22 vacant, abandoned, tax-foreclosed and other real property within Summit County pursuant to
23 Section 1724.10(A)(2) of the Ohio Revised Code; and

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25 WHEREAS, Section 177.16€ of the Codified Ordinances of the County is Summit
26 authorizes the sale of County-owned real property, or any part thereof, that is not necessary for
27 County operations, upon authorization of County Council, to the SCLRC without competitive
28 bidding; and

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30 WHEREAS, the County of Summit owns Parcel No. 0209872, located at 2525 State
31 Road, Cuyahoga Falls, Ohio, in Council District 2, which is approximately 1.4 acres of land, and
32 which includes a building and garage that are no longer being used by the County; and

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34 WHEREAS, the County Executive has determined that the aforementioned parcel is no
35 longer needed for County operations, and has recommended that the same be sold; and

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37 WHEREAS, the County wishes to sell Parcel No. 0209872 for the amount of
38 \$800,000.00, to the SCLRC; and

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40 WHEREAS, the SCLRC and Eco Realty Investments, LLC will contemporaneously enter
41 into a sales agreement for the purchase of Parcel No. 0209872 by Eco Realty Investments, LLC
42 from the SCLRC; and

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44 WHEREAS, the sale of Parcel No. 0209872 to the SCLRC will allow the return of that
45 parcel to productive use, which furthers the mission of the SCLRC as the agent for the County
46 for the reclamation, rehabilitation and reutilization of vacant, abandoned, tax-foreclosed and
47 other real property within Summit County; and

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4 WHEREAS, this Council finds and determined, after reviewing all pertinent information,
5 that it is necessary and in the best interest of the County of Summit to authorize the County
6 Executive to execute a real estate purchase agreement with the SCLRC and any other necessary
7 documents for the sale of Parcel No. 0209872, located at 2525 State Road, Cuyahoga Falls,
8 Ohio, in Council District 2, for the aforementioned reason.

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10 NOW, THEREFORE, BE IT RESOLVED, by the Council of the County of Summit,
11 State of Ohio, that:

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13 SECTION 1

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15 The County Executive is hereby authorized to execute a real estate purchase agreement
16 with the Summit County Land Reutilization Corporation ("SCLRC") and any other documents
17 necessary for the sale of Parcel No. 0209872, located at 2525 State Road, Cuyahoga Falls, Ohio,
18 in Council District 2, which is no longer needed for County operations, for the amount of
19 \$800,000.

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21 SECTION 2

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23 This Resolution is hereby declared an emergency in the interest of the health, safety and
24 welfare of the residents of the County of Summit and for the further purpose of immediately
25 allowing the sale of Parcel No. 0209872 to the SCLRC so that it may be returned to productive
26 use as soon as possible.

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28 SECTION 3

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30 Provided this Resolution receives the affirmative vote of eight members, it shall take
31 effect immediately upon its adoption and approval by the Executive; otherwise, it shall take
32 effect and be in force at the earliest time provided by law.

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34 SECTION 4

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36 It is found and determined that all formal actions of this Council concerning and relating
37 to the adoption of this Resolution were adopted in an open meeting of this Council, and that all
38 deliberations of this Council and any of its committees that resulted in such formal action, were
39 in meetings open to the public, in compliance with all legal requirements, including Section
40 121.22 of the Ohio Revised Code.

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42 INTRODUCED June 3, 2019

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44 ADOPTED June 17, 2019

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47 CLERK OF COUNCIL

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50 PRESIDENT OF COUNCIL

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52 APPROVED June 18, 2019

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54 EXECUTIVE 

55 ENACTED EFFECTIVE June 18, 2019

56 Voice Vote: 10-0 YES: Dickinson, Donofrio, Feeman, Koehler,
57 McKenney, Prentice, Rodgers, Schmidt, Walters, Wilhite
58 ABSENT: Hamilton