

RESOLUTION NO. 12, SERIES 2018

A RESOLUTION AUTHORIZING THE CONVEYANCE OF TWO (2) PARCELS OF REAL PROPERTY TO HABITAT FOR HUMANITY OF METRO LOUISVILLE, INC.

WHEREAS, the Urban Renewal and Community Development Agency of Louisville (“Agency”) desires to redevelop the vacant parcels of real property which the Agency owns identified on Exhibit A attached hereto for single family detached residential uses as provided in the Russell Neighborhood Urban Renewal Plan; and

WHEREAS, Habitat for Humanity of Metro Louisville, Inc., a Kentucky non-profit corporation (“Habitat”), has presented a proposal to the Agency to redevelop the Agency’s lots set forth on Exhibit A into such use; and

WHEREAS, the Agency is interested in pursuing said proposal;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSIONERS OF THE URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF LOUISVILLE,

SECTION 1. That the Commissioners of the Urban Renewal and Community Development Agency of Louisville hereby authorize the conveyance of two (2) parcels of real property identified in Exhibit A by deed of special warranty to Habitat for the consideration of Two Thousand Dollars (**\$1,000.00 per parcel**) according to the redevelopment proposal, and subject to the following terms and conditions:

- A. That Habitat shall construct two (2) separate, single-family detached homes on the lots set out on Exhibit A in accordance with the Russell Urban Renewal Plan, the Kentucky Residential Building Code, the “Russell Look Book” and all other applicable federal, state and local statutes, ordinances, rules and regulations;

- B. That prior to commencing construction, Agency staff shall certify that the plans, specifications, and permits for the construction of the homes have been obtained and approved by all requisite governmental bodies or agencies and that the plans and specifications are in compliance with the Russell Urban Renewal Plan;
- C. That Habitat shall construct the homes within eighteen (18) months of acquiring the properties;
- D. That Habitat shall sell the homes solely to persons or families who agree to make the home their principal residence for a period of at least one (1) year from the date of their deed to the properties; and
- E. The Agency shall retain a right of re-entry for breach of the aforementioned conditions subsequent on the homes until said homes are timely constructed and sold to a person or family who agrees to occupy the homes as their principal residence for a minimum period of one (1) year from the date of the deed to their homes.

SECTION 2. That this Resolution shall become effective upon its passage.

APPROVED BY: _____ **DATE APPROVED:** _____

James Robert Frazier
Chairman, Urban Renewal and Community
Development Agency of Louisville

APPROVED AS TO FORM:

MICHAEL J. O'CONNELL
JEFFERSON COUNTY ATTORNEY

Edward S. Carle
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Assistant County Attorney
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EXHIBIT A

Property Address	Parcel ID	Appraised Value	Acres
1. 447 South 20 th Street	002M-0030-0000	\$1,000	0.1056
1. 449 South 20th Street	002M-0029-0000	\$1,000	0.1579