

## **RESOLUTION NO. 1, SERIES 2023**

**A RESOLUTION AUTHORIZING THE TRANSFER OF ONE (1) PARCEL OF REAL PROPERTY LOCATED AT 4129 BARDSTOWN ROAD (0505-0020-0000) TO FOUR LEAF CLOVER PROPERTIES, LLC AS AMENDED.**

**WHEREAS**, according to KRS 65.370, the Louisville and Jefferson County Landbank Authority, Inc., (the “Authority”) may enact resolutions for the purpose of sale or conveyance of real property owned by the Authority; and

**WHEREAS**, according to KRS 65.370(2)(d), the Authority shall have the power to manage, maintain, protect, rent, lease, repair, insure, alter, sale, trade, exchange or otherwise dispose of any property on terms and conditions as determined by KRS 65.350 to 65.375 and by the Authority.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD MEMBERS OF THE LOUISVILLE AND JEFFERSON COUNTY LANDBANK AUTHORITY, INC.,**

**SECTION 1.** That the Board Members of the Louisville and Jefferson County Landbank Authority, Inc., hereby authorize the sale of the following described property (the “Property”):

<b>BLOCK</b>	<b>LOT</b>	<b>SUBLOT</b>	<b>STREET ADDRESS</b>	<b>CONSIDERATION</b>
0505	0020	0000	4129 Bardstown Road, a/k/a 2230 Buechel Avenue	\$1.00

**SECTION 2.** That the Chairperson of the Louisville and Jefferson County Landbank Authority, Inc., or her designee, is hereby authorized and directed to transfer the Property in the manner provided by KRS 65.370, to Four Leaf Clover Properties, LLC (the “Applicant”), for the renovation of its commercial building and surrounding acreage, without further action by the Authority.

**SECTION 3.** That the Applicant shall maintain the Property in a manner consistent with the Codes and Ordinances of the Louisville/Jefferson County Metro Government (“Louisville Metro”).

**SECTION 4.** That the Applicant shall obtain all permits required by Louisville Metro and shall complete the renovation of the commercial structure and complete the proposed development project within twenty-four (24) months of the acquisition of the Property;

**SECTION 5.** That the train caboose shall not be removed from the parcel and shall be maintained by the Applicant.

**SECTION 6.** That a Louisville Metro Government Arborist inspect and approve the need to cut down or remove the tree canopy that currently exists on the Property before the Applicant takes any actions.

**SECTION 7.** That the Applicant shall return the Property back to the Authority should the Applicant fail to meet the requirements of Section 3, Section 4, Section 5, or Section 6 above; such requirements being included and recorded as a deed restriction which shall terminate on the date the Authority issues a Deed of Release and Satisfaction.

**SECTION 8.** That this Resolution shall become effective upon its passage and approval.

**APPROVED BY:** \_\_\_\_\_ **DATE APPROVED:** 4/17/2023

**Dr. Jamesetta Ferguson  
Chairperson and President  
Louisville and Jefferson County  
Landbank Authority, Inc.**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
**Travis J. Fiechter/Anne P. Scholtz  
Counsel for Louisville and Jefferson County Landbank Authority, Inc.  
First Trust Centre  
200 South Fifth Street, Suite 300N  
Louisville, KY 40202**

**(502) 574-1037**