

RESOLUTION NO. 6-2014 - revised
Harrisburg Redevelopment Authority

WHEREAS, the City of Harrisburg, through the Department of Building and Housing("City") is negotiating with Harrisburg Housing Authority for the purchase of 88 N. 17th Street, 448 Hamilton Street, 1150 Mulberry Street, 612 Oxford Street, 613 Oxford Street, 614 Oxford Street, 616 Oxford Street, 619 Oxford Street, 2519 N. 6th Street 2332 N. 6th Street and 2308 Jefferson Street (all in the City of Harrisburg and collectively, the "Properties"); and

WHEREAS, the Redevelopment Authority of the City of Harrisburg ("Authority") owns the Properties on behalf of the City; and

WHEREAS, the Harrisburg Housing Authority has submitted a proposal, and plans have progressed to the level that staff of the City has recommended that Harrisburg Housing Authority be designated as the Developer of the Properties.

NOW, THEREFORE, BE IT RESOLVED that (A) Harrisburg Housing Authority is hereby designated as Developer of the Properties, and (B) the proper Officers of the Board of Directors of the Authority are hereby authorized to execute a standard Special Warranty Deed, Redevelopment Agreement, Quit Claim Deed, and any additional documents necessary for the conveyance of the Properties to Developer, contingent upon the following conditions being satisfied:

- A. The Properties shall be developed as single-family residential homes, subject to terms and conditions acceptable to the City, including but not limited to, those conditions resulting from funding provided by the U.S. Department of Housing and Urban Development.
- B. Prior to Settlement, a sale price shall be negotiated, acceptable to the Authority Executive Director and the City.
- C. Harrisburg Housing Authority shall be in compliance with all applicable local regulations, including but not limited to, the building, planning, zoning and affirmative action regulations of the City of Harrisburg.
- D. The Properties shall remain subject to all real estate taxes in perpetuity, regardless of whether the use qualified for an exemption from the same under any applicable law.
- E. The Properties shall be subject to re-capture by the Authority if Developer does not abide by the terms of the Redevelopment Contract.
- F. Settlement may occur at any time subject after all conditions have been satisfied.
- G. Such other conditions that the staff of the Authority and its solicitor deem reasonable and appropriate.

4-15-14

Date

Heidi W. Danner

Secretary