

RESOLUTION NO. 3-2023
Harrisburg Redevelopment Authority

WHEREAS, the Redevelopment Authority of the City of Harrisburg (“Authority”) is negotiating with GMC Harrisburg A LLC for the sale of vacant lots at 1928 & 1930 Logan Street (PID 11-009-053 & 11-009-054) (the “Property”); and

WHEREAS, the Authority owns the Property and GMC Harrisburg A LLC (“Developer”) desires to purchase the Property for use as accessory yard to the Developer’s property located at 1933 N. 3rd Street; and

WHEREAS, the Authority is willing to sell the Property pursuant to the terms set forth below.

NOW, THEREFORE, BE IT RESOLVED, by the Redevelopment Authority of the City of Harrisburg that the sale of the Property is hereby approved, and the proper Officers of the Board of Directors of the Authority are hereby authorized to execute a standard Special Warranty Deed and all related documents with the Developer for the conveyance of the Property, contingent upon the following conditions being met:

- A. The sale price for the Property shall be \$25,600 plus all HRA closing fees, including 2% transfer tax.
- B. The Property shall be sold “as is”, “where is” with no representations or warranties.
- C. The Property 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.
- D. Any re-use of the Property must comply with all City zoning ordinances and regulations for Flood Plain Construction, if applicable.
- E. Such other conditions that the staff of the Authority and its solicitor deem reasonable and appropriate.

3/8/23
Date

Alexand H. M.
Secretary

Bids:

Georg Goerg \$25,600
Kate Hummel \$8,000
Kireston Wilson \$2,000 (Only for 1928 Logan St.)

Janell Weaser

From: Georg M. Goerg <georg.goerg@gmail.com>
Sent: Tuesday, November 22, 2022 9:17 PM
To: Janell Weaser
Subject: Re: Lot adjacent to 1933 N 3rd St up for sale

Hi Janell,

Sending this over before midnight today. After review I m giving my offer at \$25,600 for both lots combined.

best,
Georg

On Fri, Nov 18, 2022 at 1:30 PM Janell Weaser <jweaser@hra-harrisburgpa.org> wrote:

Hello Georg,

Because we have multiple people interested, we will accept the one that is the higher bid price.

We will not accept any that is under a \$1,000 per lot (for 2 lots, not under \$2,000).

You must quote a price.

-Janell

From: Georg M. Goerg <georg.goerg@gmail.com>
Sent: Friday, November 18, 2022 12:36 PM
To: Janell Weaser <jweaser@hra-harrisburgpa.org>
Subject: Re: Lot adjacent to 1933 N 3rd St up for sale

Hi Janell,

thanks for response.

Re bid price: is this a second price auction? le if I overbid the other owner interested in it , I ll pay their price + \$1?

thanks

Georg

On Fri, Nov 18, 2022 at 11:38 AM Janell Weaser <jweaser@hra-harrisburgpa.org> wrote:

I'm sorry Georg, I forgot to mention that we need to have your response by 12:00 noon on Tuesday, 11/22/22.

-Janell

From: Janell Weaser
Sent: Friday, November 18, 2022 11:35 AM
To: Georg M. Goerg <georg.goerg@gmail.com>
Subject: RE: Lot adjacent to 1933 N 3rd St up for sale
Importance: High

Hello Georg,

I am sorry it has taken me so long to respond. I have been out sick but am better and back to work now.

Another property owner has also contacted me that they are interested in purchasing these same lots.

Because more than one person at the same time has expressed interest in purchasing the same lots our next step is to reply to both parties for them to give a bid price. We will accept the highest offer.

Please note that HRA cannot accept under \$1000 per lot. And besides a purchase price there would also be an additional 15-20% closing costs.

-Janell

From: Georg M. Goerg <georg.goerg@gmail.com>
Sent: Tuesday, November 8, 2022 4:22 PM
To: Janell Weaser <jweaser@hra-harrisburgpa.org>; George Payne <gpayne@hra-harrisburgpa.org>
Subject: Lot adjacent to 1933 N 3rd St up for sale

Good afternoon,

I m reaching out to you because I got a letter for GMG Harrisburg A LLC [I m the owner], regarding a 2 lots adjacent to my property at 1933 N 3rd street that are potentially up for sale.

I understand the deadline was yesterday to express interest and I did call, but unfortunately you were out [I left voicemail]. I reached out today again and your colleague, George Payne (cc'ed), told me that you are out sick and advised me to send an email instead for the records.

Can you give me a call back at 412 801 2586 to discuss the option to acquire this lot and what the conditions/price are.

best, and hope you get better soon!

Georg Goerg

Janell Weaser

From: Kate Hummel <kateehumm@gmail.com>
Sent: Monday, November 21, 2022 8:24 AM
To: Janell Weaser
Subject: Re: HRA properties 1928 & 1930 Logan St

Hi Janell,

We are willing to offer \$8,000 for 1928 and 1930 Logan Street.

Thank you,
Kate Hummel

On Fri, Nov 18, 2022 at 12:41 PM Kate Hummel <kateehumm@gmail.com> wrote:
Hi Janell,

I'm glad you're feeling better. Thanks for the response I will get back to you by Tuesday. Thank you!

Kate

On Fri, Nov 18, 2022 at 11:39 AM Janell Weaser <jweaser@hra-harrisburgpa.org> wrote:
I'm sorry Kate, I forgot to mention that we need your response by 12:00 noon on Tuesday, 11/22/22.
-Janell

-----Original Message-----

From: Janell Weaser
Sent: Friday, November 18, 2022 11:34 AM
To: Kate Hummel <kateehumm@gmail.com>
Subject: RE: HRA properties 1928 & 1930 Logan St
Importance: High

Hello Kate,
I am sorry it has taken me so long to respond. I have been out sick but am better and back to work now.

Another property owner has also contacted me that they are interested in purchasing these same lots. Because more than one person at the same time has expressed interest in purchasing the these lots our next step is to reply to both parties and request they give us a bid price. We will accept the highest offer.

Please note that HRA cannot accept under \$1000 per lot. And besides a purchase price there would also be an additional 15-20% closing costs.

-Janell

-----Original Message-----

From: Kate Hummel <kateehumm@gmail.com>
Sent: Wednesday, November 9, 2022 4:50 PM
To: Janell Weaser <jweaser@hra-harrisburgpa.org>
Subject: Re: HRA properties 1928 & 1930 Logan St

Hi Janell,

Just wanted to make sure you got this message. Please let me know if we should set up time to talk.

Thanks,
Kate

Sent from my iPhone

> On Nov 6, 2022, at 11:51 AM, Kate Hummel <kateehumm@gmail.com> wrote:

>

> Hello Janell,

>

> This email is in regard to the letter I received about an individual potentially purchasing 1928 and 1930 Logan Street, which are adjacent to my property at 1935 N 3rd and 1932 Logan St.

>

> My husband and I would like the opportunity to purchase the properties, depending on the price.

>

> Would you please let me know what HRA is expecting to receive for the sale of those properties? I'm confident that we could come to a fair agreement.

>

> I will be traveling for work on Monday, November 7, but will be reachable via email and phone at (570) 809-1677.

>

> I look forward to hearing from you.

>

> Thank you,

> Kate Hummel

>

> Sent from my iPhone

Janell Weaser

From: Kireston Wilson <kirestonw@yahoo.com>
Sent: Tuesday, January 24, 2023 8:11 AM
To: Janell Weaser
Cc: Bryan Davis
Subject: RE: Redevelopment Authority - Vacant Lots for Sale that do not require development

717-255-6639

Hello, once again, I do not want BOTH lots and as discussed, there is NO requirement that I purchase both lots. I will provide a bid for each lot individually but I only want one.

As discussed previously with both of you, we agreed that it is not required that I purchase BOTH lots and that I can just purchase one lot. I spoke with Bryan Davis again today and we once again came to consensus that I can purchase just one of the lots and not both of them. My preference is lot 1928 Logan Street. I worked for PennDOT contract awards for several years and conducted bid openings. Once bid was opened at a time which allowed bidders to withdrawal subsequent bids. I offer the suggestion that you first open bids for 1928 Logan Street. If I win the bid for 1928 Logan Street, you can withdrawal my bid for 1930 Logan Street.

I'm am providing the following individual bids:

1928 Logan Street - \$2,000 - garden
1930 Logan Street - \$2,000 - garden

Kireston Wilson
717-350-4338
kirestonw@yahoo.com

Sent from Yahoo Mail on Android

On Wed, Jan 18, 2023 at 9:05 AM, Janell Weaser
<jweaser@hra-harrisburgpa.org> wrote:

Hello Kireston,

You can submit a bid.

1. The bid must be in writing. You can forward it via email or mail.
2. Please give you name and contact information.
3. State the addresses of 1928 & 1930 Logan Street that you wish to purchase.
4. And state what your intensions are for the two lots.
5. Lastly, your bid price.

FILE COPY

October 25, 2022

GMC Harrisburg A LLC
4610 Center Blvd.
Apt 431
Long Island City, NY 11109

Re: HRA Properties 1928 & 1930 Logan Street

To the property owner of 1933 N. 3rd Street, HBG, PA 17102:

The Harrisburg Redevelopment Authority owns two adjacent lots 1928 & 1930 Logan Street, that are located to the rear of your property 1935 N. 3rd Street as well as beside your other property, 1932 Logan Street.

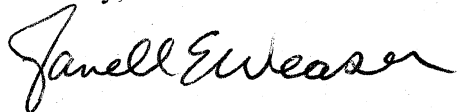
An individual has contacted us about possibly purchasing these two lots with the intension of using them for a garden.

The purpose of this letter is to inquire *with you and other adjacent landowners* the opportunity to purchase these lots for them to be added to your property(s) as an additional side yard.

Please contact me by Monday, **November 7, 2022**, to let me know if you are interested in acquiring these lots.

If I do not receive your reply by the end of the business day, then we will proceed with the sale to possibly other landowners or with the inquiring individual.

Sincerely,



Janell E. Weaser,
HRA Administrative Project Manager
jweaser@hra-harrisburgpa.org
717.255.6512

FILE COPY

October 25, 2022

Ms. Kate Hummel
1935 N. 3rd Street
Harrisburg, PA 17102

Re: HRA Properties 1928 & 1930 Logan Street

Dear Ms. Hummel:

The Harrisburg Redevelopment Authority owns two adjacent lots 1928 & 1930 Logan Street, that are located to the rear of your property 1935 N. 3rd Street as well as beside your other property, 1932 Logan Street.

An individual has contacted us about possibly purchasing these two lots with the intension of using them for a garden.

The purpose of this letter is to inquire *with you and other adjacent landowners* the opportunity to purchase these lots for them to be added to your property(s) as an additional side yard.

Please contact me by Monday, **November 7, 2022**, to let me know if you are interested in acquiring these lots.

If I do not receive your reply by the end of the business day, then we will proceed with the sale to possibly other landowners or with the inquiring individual.

Sincerely,



Janell E. Weaser,
HRA Administrative Project Manager
jweaser@hra-harrisburgpa.org
717.255.6512