



## Legislation Details (With Text)

**File #:** 2047-2007      **Version:** 1

**Type:** Ordinance      **Status:** Passed

**File created:** 11/27/2007      **In control:** Development Committee

**On agenda:** 12/10/2007      **Final action:** 12/13/2007

**Title:** To authorize the Director of the Department of Development to execute those documents necessary to convey a certain portion of St. Clair Avenue to the King Lincoln Gateway, LLC for the redevelopment of the King Lincoln District area; to the extent they may be applicable, to waive the competitive bidding and Land Review Commission requirements of the Columbus City Codes (1959) Revised, and to declare an emergency.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:**

Date	Ver.	Action By	Action	Result
12/13/2007	1	ACTING CITY CLERK	Attest	
12/12/2007	1	MAYOR	Signed	
12/10/2007	1	Columbus City Council	Approved	Pass
12/10/2007	1	COUNCIL PRESIDENT	Signed	
11/28/2007	1	DEVELOPMENT DIRECTOR	Reviewed and Approved	
11/28/2007	1	Dev Drafter	Sent for Approval	
11/28/2007	1	Atty Drafter	Sent for Approval	
11/28/2007	1	CITY ATTORNEY	Reviewed and Approved	
11/28/2007	1	Atty Drafter	Sent to Clerk's Office for Council	
11/27/2007	1	Atty Drafter	Sent for Approval	
11/27/2007	1	Atty Reviewer	Reviewed and Approved	
11/27/2007	1	Atty Drafter	Sent for Approval	
11/27/2007	1	Dev Drafter	Sent for Approval	

**Background:** The City of Columbus, which is engaged in the redevelopment of the King Lincoln District area, passed Ordinance #1192-2001 vacating the alley located in the vicinity of Garfield Avenue and Long Street known as St. Clair Avenue. The vacated alley was then sold, along with two adjacent City owned lots to its west, to Omni Management Group, LTD to construct a mixed use building on the site consistent with "Phase 1" of the King-Lincoln District Redevelopment Plan. In September 2002, Omni Management Group transferred the property to the Columbus Urban Growth Corporation, who in turn deeded the property back to the City. The City subsequently sold the two lots and vacated alley to King Lincoln Gateway, LLC, however, the legal description erroneously omitted the vacated alley. Therefore, it is necessary to correct this omission by authorizing the Director of the Department of Development to execute a Quitclaim deed to convey a certain portion of St. Clair Avenue to King Lincoln Gateway, LLC.

**Fiscal Impact:** N/A

**Emergency Justification:** Emergency action is requested in order to allow for the immediate conveyance of the subject property as originally intended as part of the King-Lincoln District Redevelopment Plan.

To authorize the Director of the Department of Development to execute those documents necessary to convey a certain portion of St. Clair Avenue to the King Lincoln Gateway, LLC for the redevelopment of the King Lincoln District area; to the extent they may be applicable, to waive the competitive bidding and Land Review Commission requirements of the Columbus City Codes (1959) Revised, and to declare an emergency.

WHEREAS, The City of Columbus, which is engaged in the redevelopment of the King Lincoln District area, passed Ordinance #1192-2001 vacating the alley located in the vicinity of Garfield Avenue and Long Street known as St. Clair Avenue; and

WHEREAS, the vacated alley was then sold, along with two adjacent City owned lots to its west, to Omni Management Group, LTD to construct a mixed use building on the site consistent with "Phase 1" of the King-Lincoln District Redevelopment Plan; and

WHEREAS, in September 2002, Omni Management Group transferred the property to the Columbus Urban Growth Corporation, who in turn deeded the property back to the City; and

WHEREAS, the City subsequently sold the two lots and vacated alley to King Lincoln Gateway, LLC, however, the legal description erroneously omitted the vacated alley; and

WHEREAS, an emergency exists in the usual daily operation of the City in that it now has become necessary to correct this omission by authorizing the Director of the Department of Development to execute a Quitclaim deed to convey a certain portion of St. Clair Avenue to King Lincoln Gateway, LLC to provide for the timely redevelopment and revitalization of the King Lincoln District and for the immediate preservation of the public health, peace, property and safety; now, therefore,

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:

Section 1. That the Director of the Department of Development, be and hereby is authorized to execute a Quitclaim Deed as approved by the Department of Law, Real Estate Division necessary to grant the following described real property to the King Lincoln Gateway, LLC, to wit:

Situated in the State of Ohio, County of Franklin, City of Columbus, and being a portion of vacated St. Clair Avenue (Columbus City Council Ordinance No. 2140-88) and being part of Franklin County Tax Parcel Number 010-001589, East Park Place Subdivision, said portion of vacated St. Clair Avenue (20 feet wide), being the first street east of Hamilton Avenue, commencing at the north right-of-way line of E. Long Street, and running northerly to the point of termination being the south right-of-way line of the first alley north of E. Long Street and east of Hamilton Avenue. **Containing 0.069 acres** (3020 square feet), more or less.

Section 2. That this Council has determined that it is in the best interest of the City of Columbus to waive and does hereby waive the requirements of Columbus City Codes (1959) Revised, Chapter 328 (*Land Review Commission*) and Section 329.29 (*competitive bidding*) to the extent that they may apply to this transaction with regards to this ordinance only.

Section 3. That for the reasons stated in the preamble hereto, which is hereby made a part hereof, this ordinance is hereby declared to be an emergency measure and shall take effect and be in force from and after passage and approval by the Mayor or ten days after its passage if the Mayor neither approves nor vetoes the same.