

RESOLUTION OF THE CITY OF OKLAHOMA CITY: (1) DECLARING CITY-OWNED PROPERTY, ADJACENT TO 3301 SW 17th STREET, SOUTH OF THE DELL OKC CAMPUS, SURPLUS AND ABANDONED FOR PARK PURPOSES; (2) AUTHORIZING SALE OF THE PROPERTY FOR FAIR MARKET VALUE TO THE OKLAHOMA CITY URBAN RENEWAL AUTHORITY (“OCURA”) FOR REDEVELOPMENT, WITH THE PROCEEDS OF THE SALE TO BE USED FOR PARK PURPOSES ALONG THE NORTH CANADIAN RIVER CORRIDOR IN A MANNER CONSISTENT WITH PROPOSITION 9 OF THE 1950 GENERAL OBLIGATION BOND AUTHORIZATION; (3) APPROVING AND AUTHORIZING EXECUTION OF THE ACQUISITION AGREEMENT WITH OCURA; (4) APPROVING AND AUTHORIZING EXECUTION OF A QUIT CLAIM DEED; WITH ALL SUCH ACTIONS CONTINGENT UPON THE OKLAHOMA CITY ECONOMIC DEVELOPMENT TRUST AND THE OKLAHOMA CITY HOUSING AUTHORITY’S COMMUNITY ENHANCEMENT CORPORATION ENTERING INTO AN ECONOMIC DEVELOPMENT AGREEMENT FOR REDEVELOPMENT OF THE SUBJECT PROPERTY.

WHEREAS, the City of Oklahoma City (“City”) owns real property adjacent to 3301 SW 17th Street, just south of the Dell OKC Campus (“Property”) (*See* attached legal description of the Property, “**Exhibit A to the Acquisition Agreement**”). The Property is located within the boundaries of an approved and authorized Oklahoma Riverfront Redevelopment Project Plan (“Project Plan”), which is both an urban renewal plan defined by 11 O.S. §38-101 as well as a project plan as defined by the Local Development Act, 62 O.S. §850 et seq.; and

WHEREAS, the Oklahoma City Housing Authority (“Housing Authority”) owns, operates and maintains an affordable housing development adjacent to the Property. Pursuant to the Housing Authority’s efforts to redevelop and expand this affordable housing development, the Housing Authority desires to purchase the Property for its Oak Grove Affordable Housing Project (“Project”) which is also located within the Project Plan; and

WHEREAS, the Property, which currently appraises for \$150,000, was originally condemned by the City in 1955 using 1950’s Park General Obligation Bond funds for public park purposes in the North Canadian River corridor (Proposition 9 of the 1950 General Obligation Bond Authorization), however, the Property has never been used for a public park and there are no plans to so use it; and

WHEREAS, on April 28, 2022, the Oklahoma City Parks Commission approved a recommendation that the Property be declared surplus for park purposes. In addition, City staff certifies that the Property meets the criteria for disposal of parkland provided in the Oklahoma City Park Master Plan, as the Property does not include any park amenities; and

WHEREAS, the proceeds from the sale of the Property shall be used to expand or enhance the park system along the North Canadian River corridor, consistent with Proposition 9 of the 1950 General Obligation Bond Authorization; and

WHEREAS, in accordance with 27 O.S. §17(C), this property may legally be sold to the Oklahoma City Urban Renewal Authority for the redevelopment purposes proposed by the Housing Authority; and

WHEREAS, on November 30, 2022 the Oklahoma Riverfront Redevelopment Review Committee recommended approval of the Housing Authority's Project. Thereafter on April 25, 2023, the City and the Oklahoma City Economic Development Trust approved a joint allocation of TIF 4 and TIF 5 funding for the Project; and

WHEREAS, in order to facilitate sale of the Property to OCURA, it is necessary to approve the Acquisition Agreement attached hereto as **"Attachment A"** and execute the Quit Claim Deed attached hereto as **"Exhibit B to the Acquisition Agreement."**

NOW THEREFORE BE IT RESOLVED, by the City Council of The City of Oklahoma City that:

- The Property adjacent to 3301 SW 17th Street, south of the Dell OKC Campus and more fully described in **"Exhibit A to the Acquisition Agreement"**, is declared surplus and abandoned for public park purposes; and
- The Property shall be sold for fair market value to the Oklahoma City Urban Renewal Authority pursuant to 27 O.S. §17(C) with the proceeds of the sale to be used for public park purposes along the North Canadian River corridor in a manner consistent with Proposition 9 of the 1950 General Obligation Bond Authorization, and the Property shall be used for the Oak Grove Affordable Housing Project; and
- The terms of the sale of the Property to the Oklahoma City Urban Renewal Authority are set forth in the Acquisition Agreement attached hereto as **"Attachment A"**, which is hereby approved and the Mayor is authorized to execute it; and
- The Quit Claim Deed attached hereto as **"Exhibit B to the Acquisition Agreement"** is approved and the Mayor is authorized to execute it; and
- All such actions shall be contingent upon the Oklahoma City Economic Development Trust and the Housing Authority's Community Enhancement Corporation entering into an economic development agreement for redevelopment of the Property.

ADOPTED by the City Council and signed by the Mayor of The City of Oklahoma City,
Oklahoma, this ____ day of _____, 202__.

ATTEST

THE CITY OF OKLAHOMA CITY

CITY CLERK

MAYOR

REVIEWED for form and legality.



ASSISTANT MUNICIPAL COUNSELOR