

**RESOLUTION 2019-02-01**

**A RESOLUTION OF THE DOWNTOWN INVESTMENT AUTHORITY (THE "DIA") INSTRUCTING THE CHIEF EXECUTIVE OFFICER ("CEO") TO SELL DUVAL COUNTY TAX PARCEL NUMBER 089290 0000 TO ZERO HANOVER STREET, LLC, FOR \$17,200.00 AND CLOSING COSTS; INSTRUCTING THE CHIEF EXECUTIVE OFFICER ("CEO") TO TAKE ALL NECESSARY ACTION IN CONNECTION THEREWITH TO EFFECTUATE THE PURPOSES OF THIS RESOLUTION; PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the City owns a 0.07-acre undeveloped property identified by Duval County Tax Parcel Number 089290 0000 ("Property"); and

**WHEREAS**, the Property is located within the North Bank Downtown Community Redevelopment Area ("North Bank CRA"); and

**WHEREAS**, DIA is the designated Community Redevelopment Agency for the North Bank CRA, to which a Community Redevelopment Plan was adopted by Ordinance 2014-0560-E; and

**WHEREAS**, the DIA received an unsolicited offer to purchase the Property from a contiguous property owner; and

**WHEREAS**, via Resolution 2018-11-03 the DIA instructed its CEO to issue a notice pursuant to Florida Statutes Chapter 163.380(3)(a) and Jacksonville Code of Ordinances Chapter 122, Part 4; and

**WHEREAS**, after issuing the abovementioned notice, no other responses were received; and

**WHEREAS**, the fair market value of the property as determined via an appraisal is \$17,200; and

**WHEREAS**, the property will be sold for the fair market value; and

**WHEREAS**, the adjoining property owner intends to redevelopment the Property as multi-family, in furtherance of the following Redevelopment Goal and Strategic Objective:

**Redevelopment Goal No. 2**

Increase rental and owner-occupied housing downtown, targeting key demographic groups seeking a more urban lifestyle.

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**Strategic Objectives**

Actively pursue a minimum of 3,850 built and occupied multi-family dwelling units by 2025; and strive to induce construction of 350 multi-family dwelling units per year, NOW THEREFORE

**BE IT RESOLVED**, by the Downtown Investment Authority:

**Section 1.** The DIA finds that the recitals set forth above are true and correct and are incorporated herein by this reference.

**Section 2.** The DIA instructs the Chief Executive Officer of the Downtown Investment Authority to take all necessary action to effectuate the purpose of this Resolution and the sale of the Property to the adjoining property owner, Zero Hanover Street, LLC for the appraised value of \$17,200.00.

**Section 3.** This Resolution shall become effective on the date it is signed by the Chair of the DIA Board.

WITNESS:

**DOWNTOWN INVESTMENT AUTHORITY**

  
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Craig Gibbs, Vice Chairman

2/20/2019  
Date

VOTE: In Favor: 6 Opposed: 0 Abstained: 0