

RESOLUTION NO. 8- -20

A RESOLUTION OF THE LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY OF KANSAS CITY, MISSOURI, APPROVING AND AUTHORIZING THE PARTIAL RELEASE OF THE REDEVELOPMENT CONTRACT AND RELATED DOCUMENTS BETWEEN THE AUTHORITY AND CITIZENS HOUSING AND INFORMATION COUNCIL, AND AUTHORIZING FURTHER ACTIONS RELATED THERETO.

WHEREAS, the Land Clearance for Redevelopment Authority of Kansas City, Missouri (“Authority”) is a public body corporate and politic created by the Land Clearance for Redevelopment Authority Law, Section 99.300, *et seq.*, RSMo and is transacting business and exercising the powers granted by the Authority by virtue of Committee Substitute for Ordinance No. 16120, duly passed by the City Council of the City of Kansas City, Missouri (“City”), November 21, 1952; and

WHEREAS, the Authority and the Citizens Housing and Information Council (“CHIC”) entered into: (a) the Redevelopment Contract (“Redevelopment Contract”) dated November 3, 1995 and recorded in the office of the Director of Records of Jackson County, Missouri on November 13, 1995 as Document No. K-1220559 in Book K-2764 at Page 1555; and (b) the Contract to Sell Real Estate (“Contract to Sell Real Estate”) dated November 3, 1995 and recorded in the office of the Director of Records of Jackson County, Missouri on November 13, 1995 as Document No. K-1220560 in Book K-2764 at Page 1642, regarding the acquisition and redevelopment of property within the Infill Housing Urban Renewal Area, Brooklyn Avenue #87 - #125; and

WHEREAS, the Authority conveyed certain property to CHIC by the Special Warranty Deed dated November 3, 1995 and recorded in the office of the Director of Records of Jackson County, Missouri on November 13, 1995 as Document No. K-1220561 in Book K-2764 at Page 1661; and

WHEREAS, the Authority terminated the Redevelopment Contract as of March 19, 1999 by Resolution No. 1-2-99 due to a developer default; and

WHEREAS, Mount Pleasant Education and Development Corporation, a Missouri nonprofit corporation, is the current owner of two lots located at 2410 E. 23rd Street and 2412 E. 23rd Street (the “Property”) within the redevelopment project area. The Property is currently vacant and is located on the north side of 23rd Street between Olive Street and Wabash Avenue, just west of Prospect Avenue. The owner has requested that the Authority release the Property from the terms and conditions of the Redevelopment Contract, the Contract to Sell Real Estate, and the Special Warranty Deed in order to remove them as title encumbrances in connection with a planned sale of the Property; and

WHEREAS, the proposed buyer of the Property intends to develop an affordable housing project on the Property and adjacent parcels and the proposed buyer is not seeking LCRA incentives for the planned affordable housing project; and

WHEREAS, having determined that the Redevelopment Contract has previously been terminated, the Authority desires to release the Property from the terms and conditions of the Redevelopment Contract and related documents to facilitate the planned sale of the Property.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY OF KANSAS CITY, MISSOURI, AS FOLLOWS:

1. The Release is approved in substantially the form presented to the Board of Commissioners on this date. Each of the Chairman, Vice Chairman, and Executive Director is authorized to execute and deliver an instrument releasing the Property from the encumbrance and effect of the Redevelopment Contract and related documents, subject to such changes, additions or deletions as such officer, upon the advice of legal counsel, may deem necessary or desirable.

2. Each of the Chairman, Vice Chairman, Executive Director, and Secretary is further authorized and directed to execute and deliver for and on behalf of the Authority any and all additional certificates, agreements, documents or papers and to perform all other acts as the Authority or the title company may deem necessary or appropriate in order to close the planned sale of the Property or otherwise implement and carry out the matters authorized by this Resolution, with such execution being conclusive evidence of his or her approval thereof.

3. This Resolution shall take effect immediately.

ADOPTED by the Land Clearance for Redevelopment Authority of Kansas City, Missouri this 26th day of August, 2020.

LAND CLEARANCE FOR REDEVELOPMENT
AUTHORITY OF KANSAS CITY, MISSOURI

By: _____
Rob Gardner, Chairman

ATTEST:

Dan Moye, Secretary

Exhibit A

TRACT 1:

2410 E. 23rd Street

THE WEST 30 FEET OF LOTS 11, 12, 13, AND 14, BLOCK 6, PROSPECT SUMMIT, AN ADDITION IN KANSAS CITY, JACKSON COUNTY, MISSOURI.

TRACT 2:

2412 E. 23rd Street

THE EAST 30 FEET OF THE WEST 60 FEET OF LOTS 11, 12, 13 AND 14, BLOCK 6, PROSPECT SUMMIT, A SUBDIVISION IN KANSAS CITY, JACKSON COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.