

RESOLUTION 2013 - 09

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LA FERIA, AUTHORIZING THE SALE TO SOUTH TEXAS COLLABORATIVE FOR HOUSING DEVELOPMENT, INC., A QUALIFYING NON-PROFIT ENTITY ENGAGED IN THE PRODUCTION OF AFFORDABLE HOUSING, RELATING TO CERTAIN PROPERTIES OWNED BY THE CITY OF LA FERIA

WHEREAS, the City of La FERIA is authorized by Section 1.02 of its City Charter to sell any real or personal property owned by it;

WHEREAS, pursuant to the authority of Title 8, Subtitle A, Chapter 253 and Subtitle C, Chapter 272 of the Texas Local Government Code, the City has adopted Ordinance 2013-03 authorizing the sale, conveyance or exchange of city-owned property without solicitation of sealed bids or public auction for such value and on such terms as the City Commission deems to be appropriate to a qualifying entity for development of affordable housing in accordance with the requirements of said Ordinance 2013-03;

WHEREAS, the City owns properties throughout the City that were acquired at tax foreclosure sales, or by other means, but which were not acquired through the exercise of eminent domain, including the following:

- (a) 421 Arroyo Lane, Lot 50, Blk 2, Arroyo Alto Subdivision,
- (b) 425 Arroyo Lane, Lot 51, Blk 2, Arroyo Alto Subdivision,
- (c) 429 Arroyo Lane, Lot 52, Blk 2, Arroyo Alto Subdivision,
- (d) 507 W. 7th Street, Lots 57, 58 and 59, Blk 3, Dunn Acres Subdivision,
- (e) 322 W. 6th Street, Lots 77 & 78, Blk 3, Dunn Acres Subdivision,
- (f) 416 W. Spruce St., Lot 16, Blk 19, La FERIA Original Town Site (LFOTS),
- (g) 1009 Colt, Lot 8, Blk 2, Countrywood Subdivision,
- (h) 1312 Spur, Lot 40, Blk 1, Countrywood Subdivision,
- (i) 205 S. Main Street, S. 5' of Lot 20, Lots 21-22, N. 10' of Lot 23, Blk 11, LFOTS, and
- (j) 200 Cub Circle, Lot 10, Lion's Villa Subdivision,

hereinafter collectively referred to as "the Property."

WHEREAS, South Texas Collaborative for Housing Development, Inc. (STCHD) is a "qualifying entity" as defined in Ordinance 2013-03 and, through a resolution of its Board of Directors, has determined that it desires to develop affordable housing on lots in existing neighborhoods in La FERIA, and seeks to purchase the Property for that purpose; and

WHEREAS, the development of affordable housing on the Property is in the public interest and advances the general welfare of the City of La FERIA and its residents;

NOW THEREFORE BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF LA FERIA, TEXAS, THAT:

1. The City Manager is authorized, on behalf of the City, to sell the Property to STCHD for the development of affordable housing in accordance with the requirements of Ordinance 2013-03 on such terms and conditions as the City Manager deems to be in the best interest of the City, including, but not limited to, providing for interest free financing for a period not to exceed three (3) years with any such financing secured by a first-lien in favor of the City, provided however, the Property shall not be sold or any lien retained in favor of the City released for less than the following sums:

(a)	421 Arroyo Lane, Lot 50, Blk 2, Arroyo Alto Subdivision	\$ 5,000.00,
(b)	425 Arroyo Lane, Lot 51, Blk 2, Arroyo Alto Subdivision	\$ 5,000.00,
(c)	429 Arroyo Lane, Lot 52, Blk 2, Arroyo Alto Subdivision	\$ 5,000.00,
(d)	507 W. 7 th Street, Lots 57, 58 and 59, Blk 3, Dunn Acres Subdivision	\$16,500.00,
(e)	322 W. 6 th Street, Lots 77 & 78, Blk 3, Dunn Acres Subdivision	\$ 9,000.00,
(f)	416 W. Spruce St., Lot 16, Blk 19, LFOTS	\$ 5,000.00,
(g)	1009 Colt, Lot 8, Blk 2, Countrywood Subdivision	\$12,000.00,
(h)	1312 Spur, Lot 40, Blk 1, Countrywood Subdivision	\$ 9,000.00,
(i)	205 S. Main Street, S. 5' of Lot 20, Lots 21-22, N. 10' of Lot 23, Blk 11, LFOTS and	\$22,000.00,
(j)	200 Cub Circle, Lot 10, Lion's Villa Subdivision	\$26,000.00,

provided further, that all costs related to such transaction shall be paid by STCHD.

2. The City Manager is authorized and directed to take all actions, to execute, deliver and accept all documents and instruments and to accept all payments necessary to consummate such transaction.

PASSED AND APPROVED THIS THE 9th DAY OF APRIL 2013.

APPROVED:



Steve Brewer, Mayor

ATTEST:



Olga Oberwetter, City Secretary

APPROVED AS TO FORM:



Richard S. Talbert, City Attorney