

**ORDINANCE NO. 2023- 085**

**AN ORDINANCE AUTHORIZING THE CITY MANAGER, OR HIS DESIGNEE TO COMPLETE NEGOTIATIONS FOR, DRAFT, AND EXECUTE A PURCHASE AGREEMENT FOR THE SALE OF PARCELS OF PROPERTY KNOWN AS 252 N. WATER STREET AND PPN 17-025-30-00-028-000 A VACANT LOT ON N. WATER STREET, KENT, OHIO TO ANDREA CHISNELL, FOR \$140,000.00, WAIVING COMPETITIVE BIDDING AND DECLARING AN EMERGENCY.**

**WHEREAS**, Kent Downtown Community Urban Redevelopment Corporation (aka DKC) currently holds title on behalf of the City in the following properties: PPN 17-025-30-00-027-000 (252 N. Water Street, Kent OH), PPN 17-025-30-00-028-000 (vacant lot), and PPN 17-025-30-00-029-000 (266 N. Water Street, Kent, Ohio); and

**WHEREAS**, the City of Kent Council has decided that it has received a very reasonable offer to sell real property in the City of Kent, Portage County, Ohio, known as 252 N. Water Street and PPN 17-025-30-00-028-000 a vacant lot on N. Water Street, Kent Ohio, and wishes to sell said parcels for redevelopment; and

**WHEREAS**, Andrea Chisnell and Madelana's are willing to purchase said properties for \$140,000.00; and

**WHEREAS**, the buyer has expressed an ability to redevelop said properties for the purpose of opening an Italian restaurant; and

**WHEREAS**, the City of Kent and Andrea Chisnell will have to enter into a contract for the sale of said properties; and

**WHEREAS**, the Kent City Council wishes to authorize the City Manager, or his designee, to negotiate the final terms of sale and draft the Purchase Agreement with Andrea Chisnell for the properties known as 252 N. Water Street and PPN 17-025-30-00-028-000 a vacant lot on N. Water Street, Kent, Ohio, and to execute said Purchase Agreement.

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the City of Kent, Portage County, Ohio:

**SECTION 1.** That Council does hereby authorize the City Manager, or his designee, to negotiate and execute a purchase agreement for parcels of property known as 252 N. Water Street and PPN 17-025-30-00-028-00,0 a vacant lot on N. Water Street, Kent, Ohio, to Andrea Chisnell for \$140,000.00 in substantial conformity with the terms outlined above and incorporated herein. Council expressly waives competitive bidding.

**SECTION 2.** Authorize the Kent Downtown Community Urban Redevelopment Corporation (aka DKC) to transfer PPN 17-025-30-00-027-000 (252 N. Water Street, Kent OH), PPN 17-025-30-00-028-000 (vacant lot), and PPN 17-025-30-00-029-000 (266 N. Water Street, Kent, Ohio) back to the City of Kent, Ohio in order for the City to effectuate its sale to Andrea Chisnell.

**SECTION 3.** That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Council and that all deliberations of this Council, and of any of its committees that resulted in such formal action, were in meetings open to the public in compliance with all legal requirements of Section 121.22 of the Ohio Revised Code.

**SECTION 4.** That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health, safety, and welfare of the residents of this City, for which reason and other reasons manifest to this Council this Ordinance is hereby declared to be an emergency measure and shall take effect and be in force immediately after passage.

PASSED: November 15, 2023  
Date

EFFECTIVE: November 15, 2023  
Date

ATTEST: Amy Wilkens  
Amy Wilkens  
Clerk of Council, CMC

Jerry T. Fiala  
Jerry T. Fiala  
Mayor and President of Council

I, AMY WILKENS, CLERK OF COUNCIL FOR THE CITY OF KENT, COUNTY OF PORTAGE, AND STATE OF OHIO, AND IN WHOSE CUSTODY THE ORIGINAL FILES AND RECORDS OF SAID COUNCIL ARE REQUIRED TO BE KEPT BY THE LAWS OF THE STATE OF OHIO, HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND EXACT COPY OF *ORDINANCE* No. 2023-085, ADOPTED BY THE COUNCIL OF THE CITY OF KENT ON November 15, 2023.

(SEAL)

Amy Wilkens  
AMY WILKENS, CMC  
CLERK OF COUNCIL