

ORDINANCE 01- 2021

AN ORDINANCE OF THE CITY OF BERE, KENTUCKY, DECLARING CERTAIN REAL PROPERTY LOCATED AT 204 NORTH BROADWAY AND 213 WASHINGTON AVENUE AS UNSUITABLE FOR PUBLIC USE AND AUTHORIZING IT TO BE SOLD TO STREAM GO MEDIA, LLC, FOR \$435,000, BASED ON THE ECONOMIC DEVELOPMENT WHICH WILL RESULT FROM THE SALE, PURSUANT TO KRS 82.083.

WHEREAS, the City of Berea owns two adjacent lots that lie east of North Broadway Street; and

WHEREAS, the address of Parcel A is **204 North Broadway Street**, more particularly described as Parcel A in Deed Book 626 at page 619 in the office of the Madison County Clerk; and

WHEREAS, the address of Parcel B is **213 Washington Avenue**, more particularly described as Parcel B in Deed Book 626 at page 619 in the office of the Madison County Clerk; and

WHEREAS, the intended use of the property at the time of its acquisition was for a multi-purpose city building and for the Tourism Board; and

WHEREAS, due to other property acquisitions, the City no longer has need for the building, which is Parcel A, and the adjacent parking lot, which is Parcel B; and

WHEREAS, the City Council of the City of Berea has therefore determined and finds that the above-described property is surplus, being no longer needed for city purposes and is unsuitable for public use; and

WHEREAS, consequently the City Council finds that it is in the public interest that it be sold pursuant to law; and

WHEREAS, the public interest will be served on the basis that the Buyer will open a business which will provide a number of jobs for citizens; and

WHEREAS, KRS 82.083(4)(b) provides that real property may be sold by a city for economic development purposes; and

WHEREAS, the City obtained an appraisal for the property in the amount of \$435,000.00, and the sale price, considering the costs and expenses incident to the sale, is equivalent to the appraised price for the property;

NOW, THEREFORE, PURSUANT TO THE FOREGOING FINDINGS AND DECLARATIONS, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BEREА, KENTUCKY, AS FOLLOWS:

SECTION I

The following property is hereby declared to be surplus shall be sold to Stream Go Media, LLC, 1501 Broadway- 12th Floor, New York, NY 10036, for the sum of \$435,000.00 pursuant to KRS 82.083(4)(b)

PARCEL A:

A certain tract of land located in the town of Bereа, Kentucky, and bounded and described as follows:

BEGINNING at a stone in the Northwest corner of the Armer lot, which stone is 90 feet from the corner of Railroad and Adams Street, now Depot Street; thence Eastwardly and with north line of Armer lot N 88 2 E 184 feet to a stone west line in a new alley; thence North with alley 50 feet to a stone; thence West 184 feet to a stone in east line of Railroad Street; thence South with Railroad Street to the BEGINNING; and the improvements thereon being known and designated as **204 North Broadway Street, Bereа, Kentucky.**

PARCEL B:

A certain lot located on, fronting on, an alley extending Eastwardly from Broadway Street between Adams and Jefferson Streets, in Bereа, Madison County, Kentucky, and bounded and described as follows:

BEGINNING at a point in the aforesaid alley 200 feet east of the east line of Broadway and in line of Rucker's property and in the south line of said alley; thence Southwardly with Rucker's line to Henry Todd's northeast corner, a distance of approximately 126 feet; thence Westwardly with Todd's line a distance of 67 feet, a new corner; thence Northwardly a distance of about 126 feet to south line of said alley; thence Eastwardly a distance of 74 feet and 4 inches to the BEGINNING; and being known and designated as **213 Washington Avenue, Bereа, Kentucky.**

BEING the same property conveyed to City of Bereа, Kentucky, from Weno Realty & Investments, LLC, a Kentucky limited liability company, by deed dated September 21, 2007, of record in Deed Book D626 at page 619 in the office of the Madison County Clerk.

SECTION II

The Mayor is hereby authorized and directed to arrange for, execute and deliver such documents as are necessary to complete the sale of the surplus property aforesaid.

SECTION III

All ordinances in conflict herewith are hereby repealed. This Ordinance shall be effective upon publication.

First Reading: January 5, 2021.

Second Reading & Enactment: January 7, 2021.

CITY OF BEREA, KENTUCKY

APPROVED:



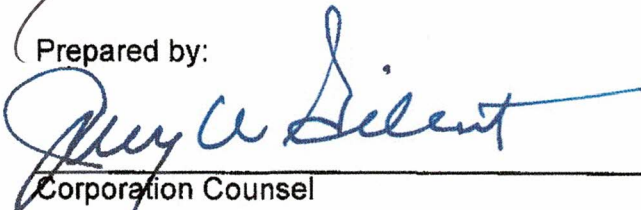
Bruce Fraley, Mayor

ATTEST:



City Clerk

Prepared by:



Corporation Counsel