

A RESOLUTION ACCEPTING THE BID FOR THE SALE OF REAL ESTATE NO LONGER NECESSARY FOR PUBLIC USE LOCATED AT 3333 BRECKSVILLE ROAD, RICHFIELD OHIO, CONSISTING OF PARCEL NUMBERS 50-00049 AND 50-02345, AND DECLARING AN EMERGENCY

WHEREAS, the Village is the owner of real estate located at 3333 Brecksville Road that consists of parcel numbers 50-00049 and 50-02345 (the "Property"), as more particularly described in the legal description of the Property, which is attached hereto and expressly incorporated herein as Exhibit "A"; and

WHEREAS, Village Council passed Resolution No. 80-2021 on July 20, 2021, which determined that the Property was no longer necessary for public use and should be sold through sealed competitive bids in accordance with Ohio law, setting a minimum acceptable bid at \$475,000; and

WHEREAS, the Village advertised and solicited bids for the Property in the Akron Beacon Journal with the legal notice running for five (5) consecutive weeks on August 2, 2021, August 9, 2021, August 16, 2021, August 23, 2021, and August 30, 2021 and with sealed bids opened on September 7, 2021; and

WHEREAS, a bid was received in the amount of \$485,⁵000 from Timothy A. Ulewicz, 26775 Butternut Ridge Road, North Olmsted, Ohio 44070, and said bidder deposited 10% of the bid in the amount of \$48,500.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Village of Richfield, County of Summit, State of Ohio that:

SECTION 1. The Council of the Village of Richfield does hereby accepted the bid submitted by Timothy Ulewicz for the real estate located at 3333 Brecksville Road that consists of parcel numbers 50-00049 and 50-02345 as more particularly described in Exhibit "A" and in conformity with the bid specifications and all other legal requirements under state law.

SECTION 2. The Mayor and Director of Finance are hereby authorized to execute the Purchase and Sale Agreement for the Property between the Village and Timothy Ulewicz, whose address is 26775 Butternut Ridge Road, North Olmsted, Ohio 44070 for the purchase price of \$485,000, and the Mayor and Director of Finance are further authorized to execute the Quit Claim Deed relative thereto.

SECTION 3. The Mayor and Director of Finance are hereby authorized to close upon the sale of the Property as identified above and to carry out all necessary transactions to close said sale and convey the appropriate deed therefore, subject to the approval of the Director of Law.


SECTION 4. It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

SECTION 5. This Resolution is hereby declared to be an emergency measure for the immediate preservation of the public health, safety, and welfare and for the further reason that it is necessary to accept the bid in order to immediately close upon the sale of Property; wherefore, provided this Resolution receives the affirmative vote of two-thirds of the members of Council elected or appointed, it shall take effect immediately upon its passage and execution by the Mayor; otherwise, it shall take effect and be in force from and after the earliest period allowed by law.

PASSED: 9-21-21

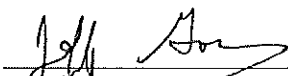


President of Council



Mayor

Dated: 9/21/2021

ATTEST:


Clerk of Council

EXHIBIT A

Situated in the Village and Township of Richfield, County of Summit, and State of Ohio; and known as being a part of Lot 1 in Tract 3 of said Township and Village, bounded and described as follows:

Beginning at the intersection of the centerline of the original right-of-way of Brecksville Road, C.H. 17, and the South line of Lot 1, said line also being the North line of Lot 3;

Thence North $00^{\circ} 19' 54''$ East along the centerline of the original right-of-way of Brecksville Road a distance of 896.51 feet to the True Place of Beginning;

Thence continuing North $00^{\circ} 19' 54''$ East along the centerline of the original right-of-way of Brecksville Road a distance of 145.00 feet to a point;

Thence North $89^{\circ} 09' 54''$ East a distance of 1273.34 feet to an iron pin found in the North right-of-way line of interstate Route 271 and said line passing thru an iron pin set at 33.00 feet from the centerline of Brecksville Road;

Thence South $50^{\circ} 41' 46''$ West along the North right-of-way line a distance of 233.04 feet to a set iron pin;

Thence South $89^{\circ} 09' 54''$ West a distance of 1093.84 feet to a point in the centerline of the original right-of-way of Brecksville Road and said point being the True Place of Beginning and said line passing thru an iron pin set at 33.00 feet from said centerline and containing with said bounds 1.3082 acres in the Village; 2.6309 acres in the Township, more or less, but subject to all legal highways, as surveyed by Santee Associates in December 1972.

Parcel Nos: 50-00049; R1-00023-02-015.000/50-02345; R1-00023-02-016.000

Resource Title National Agency, Inc.

Order Number CLL210078

