

**LEGISLATIVE FACT SHEET**

DATE: **1/31/2023**

BT or RC No: **N/A**

(Administration & City Council Bills)

SPONSOR: **Office of Economic Development**

(Department/Division/Agency/Council Member)

Contact for all inquiries and presentations: **Office of Economic Development**

Provide Name: **Kirk Wendland** Contact No: **255-5455**

Email [kwendland@coj.net](mailto:kwendland@coj.net)

PURPOSE: White Paper (Explain why this legislation is necessary. Provide, who, what, when where, how and the impact.) Council Research will complete this form for Council introduced legislation and the Administration is responsible for all other legislation. (Minimum of 350 words – Maximum of 1 page)

The City and RP Sports Investments, Inc. (RPSI) entered into an Option Agreement on February 25, 2020, as authorized via Ordinance 2019-853-E, to purchase approximately 5 acres of vacant City-owned land, located along A. Phillip Randolph Blvd., just north of Arlington Expressway. RPSI paid the City \$5,000 in consideration of the Option. The Option was exercised by RPSI on January 31, 2023 and, in order to meet the requirements of the Option Agreement, RP Sports must enter into a Purchase and Sale Agreement within 30 days of exercising the Option. This legislation authorizes the Purchase and Sale Agreement. The purchase price for the property is \$1 and RPSI is responsible for closing costs.

At closing, the City shall transfer the subject property, by quit claim deed, to RPS, free of all liens, encumbrances, charges and security interests. The new deed will include restrictions that will require that the property can be used only for the construction and operation of buildings and a soccer stadium for soccer events, and other related ancillary events, for RPS, successors and assigns. Before closing, RPS will have “created a not-for-profit corporation whose purpose is to assist with the rejuvenation, renovation, education, health and wellness of the East side community located in Jacksonville, FL.” As a condition to closing, the City will use good faith efforts to have obtained the consent from the University Athletic Association and the University of Georgia Athletic Association, Inc., as it relates to excluding the subject property from the list of available parking areas currently included in the “FL/GA Agreement” or shall have otherwise amended the FL/GA Agreement by the closing date. If RPS hasn’t substantially completed the construction of the facility and parking spaces by July 31, 2025, then RPS must pay the city the fair market value for the property.

APPROPRIATION: Total Amount Appropriated \$0 as follows: List the source **name** and provide Object and Subobject Numbers for each category listed below:

(Name of Fund as it will appear in the title of the legislation)

Name of Federal Funding Source(s)

From: \_\_\_\_\_ Amount: \_\_\_\_\_

To: \_\_\_\_\_ Amount: \_\_\_\_\_

Name of State Funding Source(s)

From: \_\_\_\_\_ Amount: \_\_\_\_\_

To: \_\_\_\_\_ Amount: \_\_\_\_\_

Name of COJ Funding Source(s)

From: Amount:

To: Amount:

Name of In-Kind Contributions:

From: \_\_\_\_\_ Amount: \_\_\_\_\_

To: \_\_\_\_\_ Amount: \_\_\_\_\_

Name & No. of Bond Account(s):

From: \_\_\_\_\_ Amount: \_\_\_\_\_

To: \_\_\_\_\_ Amount: \_\_\_\_\_

**PLAIN LANGUAGE OF APPROPRIATION/FINANCIAL IMPACT/OTHER:**

Explain: Where are the funds coming from, going to, how will the funds be used? Does the funding require a match? Is the funding for a specific time frame? Will there be ongoing maintenance and staffing obligation? Per Chapter 122 & 106 regarding funding of anticipated post-construction operation costs. (Minimum of 350 words – maximum of 1 page.

The City and RP Sports Investments, Inc. (RPSI) entered into an Option Agreement on February 25, 2020, as authorized via Ordinance 2019-853-E, to purchase approximately 5 acres of vacant City-owned land, located along A. Phillip Randolph Blvd., just north of Arlington Expressway. RPSI paid the City \$5,000 in consideration of the Option. The Option was exercised by RPSI on January 31, 2023 and, in order to meet the requirements of the Option Agreement, RP Sports must enter into a Purchase and Sale Agreement within 30 days of exercising the Option. The purchase price for the property is \$1 and RPSI is responsible for closing costs. If RPS hasn't substantially completed the construction of the facility and parking spaces by July 31, 2025, then RPS must pay the city the fair market value for the property.

ACTION ITEMS: Purpose/Check List. If "Yes" please provide detail by attaching justification and code provisions for each.

**ACTION ITEMS:**

**Emergency?** Yes \_\_\_\_\_ No **X** \_\_\_\_\_

Justification of Emergency: If yes, explanation must include detailed nature of emergency.

**Federal or State Mandate?** Yes \_\_\_\_\_ No **X** \_\_\_\_\_

Explanation: If yes, explanation must include detailed nature of mandate include Statue or Provision.

**Fiscal Year Carryover?** Yes \_\_\_\_\_ No **X** \_\_\_\_\_

Note: If yes, note must include explanation of all-year subfund carryover language.

CIP Amendment? Yes \_\_\_ No X

Attachment: If yes, attach appropriate CIP form(s). Include justification for mid-year amendment.

Contract/Agreement Approval? Yes X No \_\_\_

Attachment & Explanation: If yes, attach the Contract/Agreement & provide name of the Department and include contact name and telephone number of the person r that will provide oversight. Indicate if negotiations are on-going and with whom. Has OGC reviewed/drafted? OED will provide oversight and administration.

Related RC/BT? Yes \_\_\_ No X If yes, attach appropriate RC/BT form(s)

Waiver of Code? Yes \_\_\_ No X

Code Reference: If yes, identify code section(s) in space below & provide detailed explanation (including impacts) within white paper.

Code Exception: Yes \_\_\_ No X

Code Reference: If yes, identify code section(s) in space below & provide detailed explanation (including impacts) within white paper.

Related Enacted Ordinances? Yes X No \_\_\_

Code Reference: If yes, identify related code section(s) and ORD reference number in the space below & provide detailed explanation and any changes necessary within whitepaper.

ACTION ITEMS CONTINUED: Purpose/Check List. If "Yes" please provide detail by attaching justification and code provisions for each.

Ordinance 2019-853-E

ACTION ITEMS:

Continuation of Grant? Yes \_\_\_ No X

Explanation: How will the funds be used? Does the funding require a match? Is the funding for a specific time frame and/or multi-year? If multi-year, note year of grant. Are there long-term implications for the General Fund?

Surplus Property Certification? Yes \_\_\_ No X Attachment: If yes, attach appropriate form(s)

Reporting Requirements? Yes \_\_\_ No X

Explanation: List agencies (including City Council/Auditor) to receive reports and frequency of reports, including when reports are due. Provide name of the Department and include contact name and telephone number of the person responsible for generating.

Executive Director: \_\_\_\_\_

(Signature)

Date: \_\_\_\_\_

1/31/23

Prepared By: \_\_\_\_\_

Date: \_\_\_\_\_

1/31/23

**ADMINISTRATIVE TRANSMITTAL**

To: MBRC, c/o Budget Office, St. James Bldg., Suite 325

Thru: N/A  
(Name, Job Title, Department)

From: Kirk Wendland, Executive Director, Office of Economic Development (OED)  
Initiating Department Representative (Name, Job Title, Department)

Phone: 255-5455 E-Mail: kwendland@coj.net

Primary Contact: Kirk Wendland, Executive Director, Office of Economic Development (OED)  
(Name, Job Title, Department)

Phone: 255-5455 E-Mail: kwendland@coj.net

CC: Rachel Zimmer, Director of Intergovernmental Affairs, Office of the Mayor  
Phone: 255-5006 E-Mail: rachelz@coj.net

**COUNCIL MEMBER/INDEPENDENT AGENCY/CONSTITUTIONAL OFFICER TRANSMITTAL**

To: Mary Staffopoulos, Office of General Counsel, St. James Bldg., Suite 480

Phone: 255-5062 E-Mail: mstaff@coj.net

From: N/A  
Initiating Council Member/Independent Agency/Constitutional Officer

Phone: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Primary Contact: N/A  
(Name, Job Title, Department)

Phone: \_\_\_\_\_ E-Mail: \_\_\_\_\_

CC: Rachel Zimmer, Director of Intergovernmental Affairs, Office of the Mayor  
Phone: 255-5006 E-Mail: rachelz@coj.net

Legislation from Independent Agencies requires a resolution from the Independent Agency Board approving the legislation

**Independent Agency Action Item:**

**Board(s) Action/Resolution?** Yes \_\_\_\_\_ No **X** \_\_\_\_\_

Attachment: If yes, attach appropriate documentation. If no, when is board action scheduled?

**FACT SHEET IS REQUIRED BEFORE LEGISLATION IS INTRODUCED**