

**CITY COUNCIL RESEARCH DIVISION  
LEGISLATIVE SUMMARY**



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**Bill Type and Number:** Ordinance 2024-758

**Introducer/Sponsor(s):** Council President at the request of Council Member Peluso

**Date of Introduction:** September 10, 2024

**Committee(s) of Reference:** NCSPHS, R, F

**Date of Analysis:** September 12, 2024

**Type of Action:** Declaration and disposition of surplus property; Ordinance Code waivers; authorization to execute quit-claim documents subject to conditions; designation of oversight agency

**Bill Summary:** The bill declares a parcel of property located at 1144 Pacetti Street in Council District 7 to be surplus and authorizes its conveyance to Destined For A Change, Inc. (DFAC), a not-for-profit corporation, at no cost. It authorizes the execution of a quit-claim deed to effect the transfer. Provisions of Ordinance Code Chapter 122 – Public Property – are waived to allow the property to be conveyed to DFAC at no cost instead of being disposed of through a negotiated sale to an adjacent landowner and to allow for conveyance of the property to DFAC, at no cost, rather than by auction or sealed bid. The property is conveyed in “as is” condition with no warranties or guarantees of any kind. The Real Estate Division of the Public Works Department is designated as the City’s oversight agency for the transaction.

**Background Information:** The parcel is a vacant property on Pacetti Street near the intersection of Franklin Street in the Eastside neighborhood and has an assessed value of \$15,573. Destined For A Change, Inc. has its primary office very close to the property and desires to obtain it for the purpose of developing affordable housing on the site. The conditions on the conveyance provide that DFAC shall satisfy any liens or outstanding taxes on the Property at the time of conveyance. Within two years of conveyance, DFAC shall apply for and obtain the land use and zoning designations and any other entitlements necessary to develop the property for residential (affordable housing) uses. DFAC shall thereafter be required to develop the property for affordable Housing within two years from the date the appropriate land use and zoning designations and any other required entitlements are obtained.

**Policy Impact Area:** Surplus property; affordable housing

**Fiscal Impact:** The property being surplus and conveyed has an assessed value of \$15,573.

**Analyst:** Clements