

1 Introduced by Council Member Pittman:
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4 **ORDINANCE 2024-178**

5 AN ORDINANCE DECLARING THAT CERTAIN PARCEL OF
6 REAL PROPERTY (R.E. NUMBER 022605-0000) LOCATED
7 AT 0 BERGMANN ROAD, IN COUNCIL DISTRICT 10, TO
8 BE SURPLUS TO THE NEEDS OF THE CITY; PROVIDING
9 FOR THE DIRECT SALE OF THE SURPLUS PROPERTY AND
10 REQUIRING GRANTEE TO SIGN SITE ACCESS AGREEMENT;
11 WAIVING THE PROVISIONS OF SECTION 122.424
12 (DISPOSITION BY DIRECT SALE), PART 4 (REAL
13 PROPERTY) CHAPTER 122 (PUBLIC PROPERTY),
14 *ORDINANCE CODE*, AND SECTION 122.425 (DISPOSITION
15 BY AUCTION OR SEALED BID), PART 4 (REAL
16 PROPERTY) CHAPTER 122 (PUBLIC PROPERTY),
17 *ORDINANCE CODE*, TO ALLOW FOR THE DIRECT SALE OF
18 THE PARCEL TO ALBERTA WILLIAMS AT THE NEGOTIATED
19 SALES PRICE OF \$4,493; PROVIDING AUTHORIZATION
20 TO THE MAYOR AND CORPORATE SECRETARY TO EXECUTE
21 A QUIT-CLAIM DEED; PROVIDING AN EFFECTIVE DATE.
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23 **BE IT ORDAINED** by the Council of the City of Jacksonville:

24 **Section 1. Declaration of Surplus.** The City hereby
25 declares that certain parcel of real Property, R.E. Number 022605-
26 0000, located at 0 Bergmann Road, in Council District 10, as more
27 particularly described in **Exhibit 1**, attached hereto and incorporated
28 herein by this reference, to be surplus to the needs of the City of
29 Jacksonville (the "Property"). A copy of the certificate from the
30 Chief of Real Estate for the surplus of real Property, required by
31 Rule 3.102 (Preparation of Bills), is attached hereto as **Exhibit 2**.

1 **Section 2. Sale of Surplus Property and Execution of Site**
2 **Access Agreement.** The Subject Parcel will be disposed of by direct
3 sale to Alberta Williams for the negotiated price of \$4,493.00, which
4 is also the 2023 Property Appraiser's certified market value of the
5 Property and supported by in-house research conducted by the Public
6 Works Real Estate Division. In addition, as a condition of the sale,
7 Ms. Williams shall execute a Site Access Agreement in favor of the
8 City in the form attached as **Exhibit 3** by which City will retain
9 access rights to the Property for environmental monitoring.

10 **Section 3. Waiver of Section 122.424, Ordinance Code,**
11 **authorized.** The provisions of 122.424 (Disposition by direct sale),
12 Chapter 122 (Public Property), *Ordinance Code*, are hereby waived to
13 allow for the direct sale of the parcel to Alberta Williams, at the
14 negotiated sales price of \$4,493.00, rather than receiving bids from
15 all adjacent Property owners. While Ms. Williams is not an adjacent
16 Property owner, the Property was previously owned by her family in
17 1963 and now is the property of the City.

18 **Section 4. Waiver of Section 122.425 (Disposition by**
19 **Auction or Sealed Bid) Ordinance Code authorized.** The provisions of
20 Chapter 122.425 (Disposition by auction or sealed bid), Part 4 (Real
21 Property), Chapter 122 (Public Property), *Ordinance Code*, are hereby
22 waived to allow the conveyance of the Property to Alberta Williams
23 at the negotiated purchase price of \$4,493.00, rather than auctioning
24 the Property or seeking sealed bids. Ms. Williams has expressed an
25 interest in acquiring the Property, as it was once owned by her
26 parents. The Council finds the City has no public need for the
27 Property, and the City will retain access rights to the Property
28 pursuant to the above Site Access Agreement.

29 **Section 5. Authorization to execute Quitclaim Deed.** The
30 Mayor, or her designee, and the Corporation Secretary are hereby
31 authorized to execute and deliver on behalf of the City a Quitclaim

1 Deed in a form prepared by and approved by the Office of General
2 Counsel for the transfer of the City's interest in the Property to
3 Alberta Williams.

4 **Section 6. Effective Date.** This ordinance shall become
5 effective upon signature by the Mayor or upon becoming effective
6 without the Mayor's signature.

7 Form Approved:

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9 /s/ Harry M. Wilson, IV

10 Office of General Counsel

11 Legislation Prepared By: Harry M. Wilson, IV

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