

CLEVELAND PUBLIC LIBRARY

Finance Committee

December 14, 2021

**RESOLUTION AUTHORIZING PURCHASE OF REAL PROPERTY FOR THE NEW
WALZ BRANCH PROJECT**

WHEREAS, The Library and its architects identified a vacant parcel located at 1363 West 80th Street, Cleveland, Ohio 44102, (the "Property") that would be beneficial for the Library's new Walz branch project as the Property could be used for parking or stormwater management; and

WHEREAS, The Property, as depicted and further described in Exhibit "A," is currently under private ownership; and

WHEREAS, In July of 2021, the Library obtained a broker's opinion of value finding that the fair market value of the Property is \$30,000; and

WHEREAS, The Library Administration has been in discussions with the owner to acquire the Property, and the owner agreed to sell the Property to the Library for a total of \$30,000; and

WHEREAS, Ohio Revised Code Section 3375.35 requires that the purchase of any real property be authorized by a two-thirds vote of the full membership of the Library Board before making such purchase; now therefore be it

RESOLVED, The Board of Trustees of the Cleveland Public Library hereby authorizes the Executive Director, CEO or his designee, to enter into an agreement or agreements with the Owner in the amount of \$30,000 and to execute such other instruments as are necessary for the acquisition of the Property bearing Permanent Parcel No. 002-01-045, which agreement and instruments shall be subject to the approval of the Director of Legal Affairs and which amount shall be charged to the Construction – Tax-Exempt fund account 40279405-55100 (Land).



Cuyahoga County GIS Viewer



Date Created: 12/10/2021

Legend

- Municipalities
- Right Of Way
- Platted Centerline
- Parcel

200 0 100 200 Feet

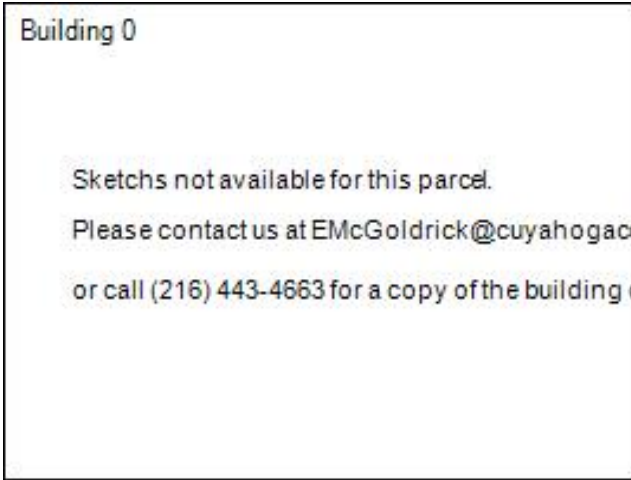
Projection:
WGS_1984_Web_Mercator_Auxiliary_Sphere

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Owner HAOUI, VLADIMIR
Address 1363 W 80 ST
 CLEVELAND, OH. 44102
Land Use (4000) C - COMMERCIAL VAC LAND
Legal Description 29 L & H NP 297.60 SP 0007
Neighborhood Code 74175

SKETCH



MAP VIEW



BUILDING INFORMATION

LAND

Code	Frontage	Depth	Acreage	Sq Ft
PRM	34	85	0.07	2,890

VALUATION

2020 Values	Taxable Market Value	Exempt Market Value	Abated Market Value	Assessed Taxable Value
Land Value	\$7,200	\$0	\$0	\$2,520
Building Value	\$0	\$0	\$0	\$0
Total Value	\$7,200	\$0	\$0	\$2,520
Land Use	4000			COMMERCIAL VACANT LAND

PERMITS

Tax Year	Reason	Tax Change	Exempt Change	Percent Complete	Reinspect	Notes
----------	--------	------------	---------------	------------------	-----------	-------

IMPROVEMENTS

Type	Description	Size	Height Depth
------	-------------	------	--------------

SALES

Date	Buyer	Seller	Price
2/9/2012	HAOUI, VLADIMIR	CITY OF CLEVELAND LAND REUTILIZATION PROGRAM	\$0
2/18/2011	CITY OF CLEVELAND LAND REUTILIZATION PROGRAM	CITY OF CLEVELAND LAND REUTILIZATION PROGRAM	\$0
5/21/2010	CITY OF CLEVELAND LAND REUTILIZATION PROGRAM	ARROYO RACHEL	\$0
6/27/2003	ARROYO RACHEL	Rea, Terry	\$1,500
5/13/1999	Rea, Terry	Cleveland City Of Lb94	\$0
9/27/1994	Cleveland City Of Lb94	Conte Guerino	\$0
1/30/1984	Conte Guerino	Secy Of H U D	\$0
8/25/1983	Secy Of H U D	Ohio Savings Assoc	\$0
8/25/1983	Ohio Savings Assoc	Krogman L Earl	\$12,000
12/30/1981	Krogman L Earl	Angle Jimmy D & Frances L	\$15,500
1/1/1975	Angle Jimmy D & Frances L		\$0

Taxes

2020 Taxes	Charges	Payments	Balance Due
Tax Balance Summary	\$261.96	\$261.96	\$0.00