

ORDINANCE NO. 2017-038

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA, RATIFYING THE AGREEMENT SIGNED BY THE CITY MANAGER AND APPROVING THE PURCHASE OF REAL PROPERTY PURSUANT TO THE ATTACHED SALE AND PURCHASE AGREEMENT BETWEEN THE CITY OF COCONUT CREEK, AS PURCHASER, AND MG LEHIGH ACRES HOLDING, LLC, AS SELLER, FOR REAL PROPERTY DESCRIBED AS TRACT 42 IN BLOCK 83, PALM BEACH FARMS CO. PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; PROVIDING FOR A PUBLIC PURPOSE; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, during the March 9, 2017, City Commission meeting, the City Commission gave direction to the City Manager to perform fact-finding, obtain necessary appraisals, and negotiate with the Seller of certain properties adjacent to Oak Trails Park that could be utilized to expand the Park for park purposes; and

WHEREAS, on July 22, 2017, the City, through the City Manager, Mary C. Blasi, entered into an Option Contract Agreement to purchase property located at 4100 NW 74th Street, Coconut Creek, Florida, 33073 in the amount of one million, six hundred ninety-five thousand and one dollars (\$1,695,001.00) subject to final City Commission approval; and

WHEREAS, the City Commission finds and determines that the purchase by the City of Coconut Creek of real property located at 4100 NW 74th Street, Coconut Creek, Florida, 33073, legally described as Tract 42, Block 83, PALM BEACH FARMS CO. PLAT NO. 3, according to the Plat thereof, as recorded in Plat Book 2, Pages 45 through 54, of the Public Records of Palm Beach County, Florida, said land situate, lying and being in Broward County, Florida, as more particularly described in the Purchase Agreement attached hereto and made a part hereof, as Attachment "1," serves a municipal purpose and enhances the City's goal of increasing recreational opportunities in the City; and

WHEREAS, pursuant to Section 310(g) of the City's Charter, an Ordinance is required to acquire real property by purchase; and

WHEREAS, the Option Contract Agreement provides for inspection, including obtaining an environmental assessment and survey within sixty (60) days from the date of execution of the Purchase Agreement once the City Commission has exercised its option by authorizing same.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA:

Section 1: That the foregoing recitals are true and correct and are incorporated herein by reference as though set forth in full.

Section 2: That the City Commission hereby accepts, ratifies, and approves the Purchase Agreement, attached hereto and made a part hereof, as Attachment "1," which provides for the purchase by the City of Coconut Creek of the real property described as Tract 42, Block 83, Palm Beach Farms Co. Plat No. 3, as recorded in Plat Book 2, Pages 45 through 54, of the Public Records of Palm Beach County, Florida, from MG Lehigh Acres Holding, LLC.

Section 3: That the City Commission hereby finds and determines that purchasing the real property as described in Exhibit "A" of Attachment "1" is in the best interests of the residents of the City of Coconut Creek; serves the interests of the health, safety, and welfare of the residents; and serves a municipal purpose by conveying to the City of Coconut Creek land which may be used to expand recreational opportunities within the City.

Section 4: That this Ordinance shall become effective upon its passage on second and final reading.

PASSED FIRST READING THIS 27TH DAY OF JULY, 2017.

PASSED SECOND READING THIS 10TH DAY OF AUGUST, 2017.

Rebecca A. Tooley, Mayor

Attest:

Leslie Wallace May, City Clerk

	<u>1st</u>	<u>2nd</u>
Tooley	<u>Aye</u>	<u>Aye</u>
Rydell	<u>Aye</u>	<u>Aye</u>
Sarbone	<u>Aye</u>	<u>Aye</u>
Welch	<u>Aye</u>	<u>Aye</u>
Belvedere	<u>Aye</u>	<u>Aye</u>