ORDINANCE 2020-27

INTRODUCED BY: MAYOR MICHAEL DYLAN BRENNAN

AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO A DEVELOPMENT AGREEMENT WITH KL HOLDINGS, LLC, AND DECLARING AN EMERGENCY.

WHEREAS, the City of University Heights wishes to take affirmative steps to promote the re-development of University Square, and to return the University Square parcels back to productive use;

WHEREAS, the re-development of University Square will greatly enhance the quality of life for University Heights residents, by causing the University Heights parcels to return to productive use, and by creating economic development in a district that sees high volume traffic and that is critical to the City’s long-term success; and

WHEREAS, KL Holdings, LLC has presented a conceptual plan for a mixed-use redevelopment of the University Square development which the City believes will revitalize the area, will result in the creation of approximately 180 – 200 apartment style living units, and will place the property back to productive use;

NOW THEREFORE, BE IT ORDAINED BY THE CITY OF UNIVERSITY HEIGHTS, CUYAHOGA COUNTY, OHIO, THAT:

Section 1: City Council hereby authorizes the Mayor to enter into a Development Agreement with KL Holdings, LLC for redevelopment of the University Square parcels described therein as Phase I and Phase II, in a form substantially similar to the Development Agreement attached hereto as Exhibit A, which is incorporated herein by reference as if fully rewritten, and further authorizes the Mayor to take any action necessary to complete the transaction contemplated therein.

Section 2: The Council hereby finds and determines that all formal actions relative to the passage of this Ordinance were taken in an open meeting of this Council, that all deliberations of this Council and of its committees, if any, which results in formal action were taken in meetings open to the public, in full compliance with the applicable legal requirements, including Section 121.22 of the ORC.

Section 3: This ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health and safety of the City, so that the City and Developer can satisfy certain time periods imposed by the current owners of the University Square property relating to the proposed purchase and sale of said property; wherefore, this resolution shall be in full force and effect from and immediately after its adoption and approval by the Mayor.

CITY OF UNIVERSITY HEIGHTS, OHIO

MICHAEL DYLAN BRENNAN, MAYOR

PASSED:_____________________________

ATTEST:

KELLY M. THOMAS, CLERK OF COUNCIL

APPROVED AS TO FORM:

LUKE F. MCCONVILLE, LAW DIRECTOR
EXHIBIT A

[Development Agreement]