

No. 49-03-OR

Bill No. 1260-03

## ORDINANCE

An Ordinance of the County of Allegheny, Commonwealth of Pennsylvania authorizing the sale of the County's interest in approximately 212.14 acres of property in Forward Township to the Allegheny Land Trust, a Pennsylvania nonprofit corporation.

**WHEREAS**, Article IV, Section 2 (k) of the Allegheny County Home Rule Charter vests the County's Council with the power and duty by ordinance to convey County owned land, buildings or other real or personal property owned by the County; and

**WHEREAS**, the County Manager has determined that it is no longer in the interest of Allegheny County to maintain approximately 212.14 acres of primarily hillside property in Forward Township that it owns jointly with Forward Township and Elizabeth Forward School District known as Block and Lot 1912-P-349 (the "Property"); and

**WHEREAS**, Bodnar Real Estate Services conducted an appraisal of the Property and determined that the fair market value of the property is \$27,000.00 and Charles A. Weisberg conducted an appraisal of the Property and determined that the fair market value of the property is \$21,000.00; and

**WHEREAS**, Allegheny Land Trust's use of the Property will be restricted solely to its preservation, conservation, beautification and maintenance of the Property in its natural state; and

**WHEREAS**, the three taxing bodies and the Allegheny Land Trust have agreed upon a consideration of \$24,000.00 for the Property, which the Allegheny County Economic Development Department feels is fair and reasonable under the circumstances; and

**WHEREAS**, the Council of Allegheny County is of the belief that the sale of the Property will inure to the benefit of the citizens of the County.

***The Council of the County of Allegheny hereby enacts as follows:***

### ***Section 1. Incorporation of the Preamble***

The provisions set forth in the preamble to this Ordinance are incorporated by reference in their entirety herein.

### ***Section 2. Authorization for the Sale of Approximately 212.14 Acres of Property in Forward Township, Allegheny County***

- A. County Council does hereby authorize and approve the sale of approximately 212.14 acres of real estate located in Forward Township that it owns jointly with Forward Township and Elizabeth Forward School District to the Allegheny Land Trust, a Pennsylvania nonprofit corporation for a consideration of \$24,000.00, which shall be divided proportionately between the three taxing bodies, plus costs as proscribed by the Administrative Code, as more particularly set forth in the Agreement of Sale to be entered into between the parties.

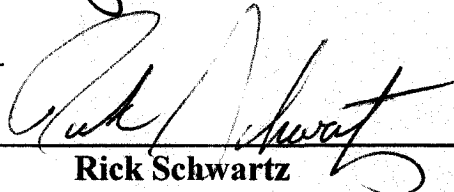
- B. County Council does hereby further authorize the County's Director of Economic Development or his authorized representative or delegate to take any and all actions necessary, subject to the approval of the County Manager and the County Solicitor, to carry out the authorization of the sale of Property granted herein.

**SECTION 3.** *If any provision of this Ordinance shall be determined to be unlawful, invalid, void or unenforceable, then that provision shall be considered severable from the remaining provisions of this Ordinance which shall be in full force and effect.*

**SECTION 4.** *Any Resolution or Ordinance or part thereof conflicting with the provisions of this Ordinance is hereby repealed so far as the same affects this Ordinance.*

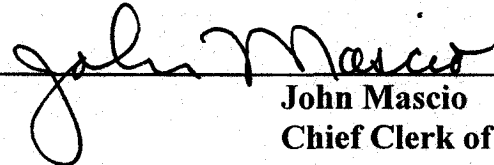
Enacted in Council, this 26<sup>th</sup> day of August, 2003

Council Agenda No. 1260-03

  
Rick Schwartz

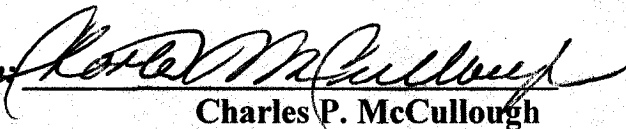
President of Council

Attest:

  
John Mascio

Chief Clerk of Council

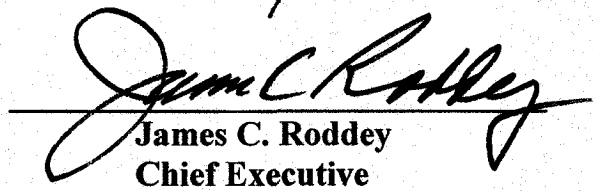
Approved as to form:



Charles P. McCullough  
County Solicitor

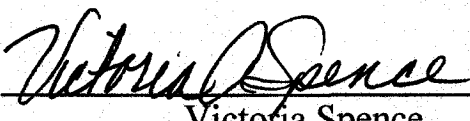
Chief Executive Office September 2, 2003

Approved:



James C. Roddey  
Chief Executive

Attest:

  
Victoria Spence

Executive's Secretary

Attached you will find an Ordinance for County Council to pass. The Ordinance will allow approximately 212.14 acres of land in Forward Township that is owned by Allegheny County, Forward Township, and the Elizabeth Forward School District to be sold to the Allegheny Land Trust for the purposes of conservation.

The Allegheny Land Trust is a non-profit organization that was originally founded by Allegheny County.

The land is being sold for \$24,000. Proceeds from the sale will be divided proportionately among the three taxing bodies.

Allegheny County Economic Development is providing the Allegheny Land Trust a grant for one-half the cost of the purchasing the land, not to exceed \$15,000.

If you have any questions regarding this ordinance, please contact John Woltz, Allegheny County Law Department at 412-350-1177.

RECEIVED

AUG 13 2003

COUNTY COUNCIL

MEMORANDUM

OFFICE OF THE COUNTY MANAGER

TO: John Mascio  
Chief Clerk

FROM: Robert B. Webb *RBW*  
County Manager

DATE: August 13, 2003

RE: Requesting County Council Approval

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Attached is an Ordinance of the County of Allegheny, Commonwealth of Pennsylvania authorizing the sale of approximately 212.14 acres of County owned property in Forward Township to the Allegheny Land Trust, a Pennsylvania nonprofit corporation. This request is submitted by the Department of Economic Development.

Please put on the next agenda for County Council approval.

Thank you.