

RESOLUTION NO. __
January 17, 2023

**A RESOLUTION TO SELL CITY OWNED REAL PROPERTY LOCATED AT NORTH
4TH AND STATE STREET and MILL STREET**

WHEREAS, the City of Hudson is the owner of two vacant lots located at the corner of North 4th and State Street (Tax Identification No. 109.44-2-6) and Mill Street (Tax Identification No. 109.36-1-10) in the City of Hudson;

WHEREAS, the subject real property is surplus property that is no longer needed or desired for any public purpose of the City of Hudson, and

WHEREAS, the Common Council of the City of Hudson has previously found that there is a need for quality affordable housing in the City of Hudson for those seeking to remain and/or re-locate to the City of Hudson, and

WHEREAS, the City of Hudson issued a Request for Qualifications (RFQ) to solicit proposals from qualified developers to construct new affordably priced housing on City-owned lots. The City received 11 responses to the RFQ and has selected a proposal from Kearney Realty & Development Group to construct affordable housing the subject real property in the City of Hudson; and

WHEREAS, the City of Hudson now desires to sell the subject real property to Kearney Realty & Development Group with a condition that the purchaser shall develop the properties in accordance with Plan of Redevelopment submitted to the City of Hudson in response to the above-referenced RFQ; and

WHEREAS, an appraisal of the properties has been prepared that gave an opinion of their combined value of \$419,000; and

WHEREAS, Kearney Realty & Development Group has agreed to purchase the properties for the \$420,000; and

WHEREAS, pursuant to §41-1 of the City Code, the Common Council by a three-quarter vote of the Councilmembers may approve a private sale for fair market value; and

WHEREAS, Common Council has previously issued a Negative Declaration under SEQRA for the sale of the property.

NOW, THEREFORE BE IT RESOLVED, that the Common Council hereby approves the sale of the of North 4th and State Street (Tax Identification No. 109.44-2-6) and Mill Street (Tax Identification No. 109.36-1-10) plus closing costs.

Introduced: _____

Seconded: _____

Approved: _____
Kamal Johnson, Mayor

Dated: _____