



To the Honorable Council
City of Norfolk, Virginia

November 24, 2020

From: Douglas J. Beaver
Chief Resilience Officer

Subject: 731 Sedgewick Street - Amending
Purchase Agreement

Reviewed:

Catheryn R. Whitesell, Deputy City
Manager

Ward/Superward: 4/7

Approved:

Dr. Larry H. Filer II, City Manager

Item Number: R-13

I. **Recommendation:** Adopt Ordinance/Resolution

II. **Applicant:** City of Norfolk

III. **Description:**

This Agenda item is an ordinance to authorize an amendment to the purchase agreement of 731 Sedgewick Street by increasing the purchase price by \$7,000 for use in the construction of the coastal protection in the Ohio Creek Project. The additional amount above fair market value will allow the NDRC Ohio Creek Project to stay on schedule, as we have been negotiating with the owner for several months. The City prefers not to proceed with an eminent domain option and does not want to incur costly redesign efforts if the property were to remain as is. If the flood mitigation features are not constructed in that area, it puts meeting our national objectives for the grant in jeopardy.

IV. **Analysis:**

Under a grant award from the U.S Department of Housing and Urban Development (HUD) through the National Disaster Resilience Competition (NDRC), the City of Norfolk is undertaking a comprehensive flood risk management project in the Ohio Watershed including neighborhoods of the Chesterfield Heights and Grandy Village on the eastern branch of the Elizabeth River. Improving the coastal protections requires the installation of an earthen berm along the coastline of the Chesterfield Heights neighborhood. The property is being acquired by the City to be used in the installation of that berm.

V. Financial Impact:

Purchase Price	\$182,000.00
Typical Costs of Closing	N/A
Appraised Value	\$175,000.00

VI. Environmental:

The environmental impact statement for the project was completed in 2019. It is anticipated that the project will have a net benefit environmental impact on the neighborhood.

VII. Community Outreach/Notification:

The Ohio Creek Project has had an extensive outreach component including over 35 community meetings in the neighborhoods.

VIII. Board/Commission Action:

N/A

IX. Coordination/Outreach:

This letter and ordinance have been coordinated with the Office of Resilience and the City Attorney's office.

Form and Correctness Approved:

BAP

Pursuant to Section 72 of the City Charter, I hereby certify that the money required for this item is in the city treasury to the credit of the fund from which it is drawn and not appropriated for any other purpose

By: *[Signature]*
Office of the City Attorney

Contents Approved:

[Signature]

By: _____
Resilience

[Signature]

Christine Garczynski, Director of Finance

NORFOLK, VIRGINIA

Ordinance No.

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO AMEND THE PURCHASE AND SALE AGREEMENT FOR THE PURCHASE OF CERTAIN PROPERTY KNOWN AS 731 SEDGEWICK STREET, IN THE CITY OF NORFOLK, FOR THE OHIO CREEK WATERSHED IMPROVEMENT PROJECT, SO AS TO INCREASE THE PURCHASE PRICE FROM \$175,000.00 TO \$182,000.00 AND AUTHORIZING THE EXPENDITURE OF THE SUM OF \$7,000 FOR THAT PURPOSE.

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WHEREAS, by ordinance No. 47,421, the City Council authorized the purchase of the property known as 731 Sedgewick Street ("Property") for the sum of \$175,000.00; and

WHEREAS, by ordinance No. 46,717, the City Council authorized the expenditure of Community Development Block Grant Funds for the Ohio Creek Watershed Improvement Project; now, therefore,

BE IT ORDAINED by the Council of the City of Norfolk:

Section 1:- That the City Manager is authorized to amend the Purchase and Sale Agreement as he may deem advisable and in a manner satisfactory to the City Attorney and consistent with this ordinance to

increase the purchase price of the Property from \$175,000 to \$182,000.

Section 2:- That the City Manager is authorized to expend \$7,000 to cover the increase in the purchase price.

Section 3:- That this ordinance shall be in effect from and after its adoption.

CERTIFICATION OF FUNDING

Account No.: 2500-41-9236-5551-FY17 Amount: \$7,000.00

List additional account nos. and amounts here