



CITY OF SOUTH BEND

REDEVELOPMENT COMMISSION

Redevelopment Commission Agenda Item

DATE: 7/21/23
FROM: Joseph Molnar
SUBJECT: Resolution Rescinding Resolution No. 3573

Marcia Jones Pres/V-Pres
ATTEST: Vivian B. Sallie Secretary
Date: 7.27.23
 APPROVED Not Approved
SOUTH BEND REDEVELOPMENT COMMISSION

Which TIF? (circle one) River West; River East; South Side; Douglas Road; West Washington

PURPOSE OF REQUEST: Rescinding Resolution No. 3573

Specifics: On May 25, 2023 the RDC adopted Resolution No. 3573 approving the transfer of 900 S Franklin to the South Bend Board of Public Works for the purpose of developing affordable housing through an agreement with Advantix Development Corporation. The deed had not yet been recorded when a different property was identified to serve as the large site for the Advantix project and the 900 S. Franklin property is no longer needed for the project. This Resolution rescinds Resolution No. 3573 and voids the unrecorded deed.

City Staff recommends approval of the Resolution.

INTERNAL USE ONLY: Project Code: _____;
Total Amount new/change (inc/dec) in budget: _____; Break down:
Costs: Engineering Amt: _____; Other Prof Serv Amt _____;
Acquisition of Land/Bldg (circle one) Amt: _____; Street Const Amt _____;
Building Imp Amt _____; Sewers Amt _____; Other (specify) Amt: _____
_____. Going to BPW for Contracting? Y/N

EXCELLENCE | ACCOUNTABILITY | INNOVATION | INCLUSION | EMPOWERMENT

RESOLUTION NO. 3576

A RESOLUTION OF THE SOUTH BEND REDEVELOPMENT COMMISSION RESCINDING ITS RESOLUTION NO. 3573 AND VOIDING THE TRANSFER OF REAL PROPERTY TO THE SOUTH BEND BOARD OF PUBLIC WORKS

WHEREAS, on May 25, 2023, the South Bend Redevelopment Commission (the “Commission”), governing body of the City of South Bend, Indiana (the “City”), Department of Redevelopment, adopted Resolution No. 3573 approving the transfer of Commission-owned property at 900 S Franklin, South Bend, Indiana (the “Property”), to the South Bend Board of Public Works (the “Board”); and

WHEREAS, the purpose of the transfer was for the Board to transfer the Property to an Indiana non-profit and tax-exempt entity under Section 501(c)(3) of the Internal Revenue Code for the purpose of developing affordable infill housing; and

WHEREAS, a different property was identified to serve the purpose of developing affordable infill housing and the Commission and Board no longer desire to transfer the Property as a result; and

WHEREAS, the quit claim deed executed by the Commission pursuant to Resolution No. 3573 was not presented for recording in the Office of the Recorded of St. Joseph County, Indiana; and


WHEREAS, it is anticipated that the Board will adopt a resolution voiding the Commission's conveyance of the Property to the Board.

NOW, THEREFORE, BE IT RESOLVED BY THE SOUTH BEND REDEVELOPMENT COMMISSION AS FOLLOWS:

1. Resolution No. 3573 of the South Bend Redevelopment Commission is hereby rescinded.
2. The unrecorded quit claim deed executed pursuant to Resolution No. 3573 is hereby voided.
3. The Commission hereby voids all other commitments related to Resolution No. 3573, with the understanding that the Board will also approve a voiding resolution.
4. This Resolution will be in full force and effect upon its adoption by the Commission.

ADOPTED at a meeting of the South Bend Redevelopment Commission held on July 27, 2023.

SOUTH BEND REDEVELOPMENT
COMMISSION



Marcia I. Jones, President

ATTEST:



Vivian Sallie, Secretary

Vivian Sallie, Secretary