July 31, 2019

Detroit City Council
2 Woodward Avenue
1340 Coleman A. Young Municipal Center
Detroit, MI 48226

RE: Southwest Housing Solutions Corporation
Development: Newberry Pocket Park; generally bounded by Junction St.,
Jackson Ave., 33rd St. and Buchanan St.

Honorable City Council:

Pursuant to the First Amended and Restated Memorandum of Understanding ("MOU")
between the City of Detroit and the Detroit Land Bank Authority ("DLBA"), approved by
your Honorable Body on May 5, 2015, the DLBA may not transfer ten (10) or more
parcels of property received from the City to the same transferee within any rolling 12
month period without the prior approval of the Mayor and City Council.

The DLBA is now in receipt of an offer from Southwest Housing Solutions Corporation,
a Michigan Nonprofit Corporation ("Southwest Housing") to enter into an option to
purchase fifteen (15) properties ("the Property") acquired by the DLBA from the City (as
described in the attached Exhibit A). The Property is located within the boundaries of
Junction St., Jackson Ave., 33rd St. and Buchanan St.

The total area of land measures approximately 40,600 square feet. Southwest Housing
proposes to transform the Property into a pocket park. This would beautify the
neighborhood and help support the Newberry Homes scattered site development. The
area is zoned R2 (Two Family Residential District). Any uses of the Property shall be
consistent with and subject to the guidelines and approval processes for R2 zoned areas.
Honorable City Council  
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The Planning & Development Department, therefore, requests that your Honorable Body authorize the Detroit Land Bank Authority to enter into an Option Agreement with Southwest Housing Solutions Corporation, a Michigan Nonprofit Corporation, to sell the Property as more particularly referenced in the attached Exhibit A for $1,500; and, upon exercise of the option by the optionee, to sell such property in accordance with the terms set forth in the Option Agreement.

Respectfully submitted,

[Signature]
Maurice Cox, Director  
Planning & Development Department

MC/am

Attachments

Cc: Donald Rencher, HRD  
Stephanie Washington, Mayor’s Office
By Council Member

WHEREAS, the Detroit Land Bank Authority ("DLBA") was created to assemble and dispose of publicly owned properties in a coordinated manner to foster the development of that property and to promote economic growth in the City of Detroit; and

WHEREAS, pursuant to the First Amended and Restated Memorandum of Understanding ("MOU") between the City of Detroit and the DLBA, approved by the Detroit City Council on May 5, 2015, the DLBA may not transfer ten (10) or more parcels of property received from the City of Detroit to the same transferee within any rolling twelve (12) month period without the prior approval of the Mayor and City Council; and

WHEREAS, the DLBA is now in receipt of an offer from Southwest Housing Solutions Corporation, a Michigan Nonprofit Corporation ("Southwest Housing") to enter into an option to purchase fifteen (15) properties ("the Property") acquired from the City by the DLBA (as described in the attached Exhibit A). The Property is located within the boundaries of Junction St., Jackson Ave., 33rd St. and Buchanan St.; and

WHEREAS, Southwest Housing proposes to transform the Property into a pocket park. The total area of land measures approximately 40,600 square feet and is zoned R2 (Two Family Residential District). Any uses of the Property shall be consistent with and subject to the guidelines and approval processes for R2 zoned areas.

NOW, THEREFORE, BE IT RESOLVED, that in accordance with the foregoing communication, the Detroit Land Bank Authority, be and is hereby authorized to enter into an Option Agreement with Southwest Housing Solutions Corporation, a Michigan Nonprofit Corporation, to sell the Property as more particularly referenced in the attached Exhibit A for $1,500; and, upon exercise of the option by the optionee, to sell such property in accordance with the terms set forth in the Option Agreement.
## EXHIBIT A

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