



# City of Delray Beach

100 N.W. 1st Avenue  
Delray Beach, FL 33444

## Legislation Text

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**File #:** 18-0086 CRA, **Version:** 1

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**TO:** CRA Board of Commissioners  
**FROM:** Kristyn Cox, West Atlantic Redevelopment Director  
**THROUGH:** Jeff Costello, CRA Executive Director  
**DATE:** August 15, 2018

RESOLUTION NO. 2018-14 - AGREEMENT FOR PURCHASE & SALE - 246 NW 8<sup>TH</sup> AVENUE

**Recommended Action:**

Approval of Resolution No. 2018-14 and the Agreement for Purchase and Sale with Mr. Newman for the CRA purchase of 246 NW 8<sup>th</sup> Avenue, with a purchase price of \$84,000.00.

**Background:**

The subject property at 246 NW 8<sup>th</sup> Avenue (Tourist Nook Delray, Lots 28 & 29, Block B) is located within the Northwest Neighborhood of The Set (CRA Sub-Area #4) and is zoned R-1-A (Single Family Residential). The vacant ¼ acre lot is owned by Mr. Ramses Newman and its location provides an opportunity to continue the stabilization efforts through infill development of affordable single-family housing as indicated in the objectives of the Community Redevelopment Plan and The Set Transformation Plan Draft (pending adoption).

The property was appraised by Parrish & Edwards and returned a June 13<sup>th</sup> market value of \$84,000 to which the Seller agreed and accordingly, the attached Board Resolution and Agreement for Purchase and Sale have been prepared by the CRA's attorneys for the Board's consideration.

Attachments: Exhibit A - Location Map; Exhibit B - Res. No. 2018-14; Exhibit C - Purchase & Sale Agreement - 246 NW 8<sup>th</sup> Ave (Newman)

**CRA Attorney Review:**

The CRA Attorney has prepared the Resolution and reviewed the Purchase and Sale Agreement to form and determined it to be acceptable.

**Finance Review:**

N/A

**Funding Source/Financial Impact:**

Funding has been allocated from General Ledger #6513 - Affordable/Workforce Housing Program - Land Acquisitions-Affordable Housing.

**Timing of Request:**

N/A