

CITY OF CAMDEN REDEVELOPMENT AGENCY
RESOLUTION SUMMARY

Economic Development

Resolution No.: 05-09-18D

Resolution Title:

Resolution Authorizing a Professional Services Agreement with Steven W. Bartelt for Appraisal Services in Connection with the Proposed Sale of Certain Property in Block 399 on the Camden City Tax Map for a Cost Not to Exceed \$2,000.00 (10th & Sycamore Properties)

Project Summary:

- The City is the owner of 10 substantially vacant lots in Block 399 (“City Properties”), which is bounded by South 10th, Sycamore and Baxter Streets in the Gateway Redevelopment Area. The City Properties are listed in Exhibit A.
- The City intends to convey the City Properties to the CRA for the purpose of sale to a local business for commercial redevelopment.
- An appraisal report is necessary to determine the Fair Market Value of the City Properties for purposes of negotiating the sales price.
- The City Properties were previously appraised by Mr. Bartelt but because of the elapsed time, the appraisals must be updated.

Purpose of Resolution:

To authorize a Professional Services Agreement.

Award Process:

Non-Fair & Open Contract for a Professional Services Agreement per N.J.S.A. 40 A: 11-5(1) (a)(i).

Cost Not To Exceed:

\$2,000.00

Total Project Cost:

TBD

Source of Funds:

Cost Agreement with the Redeveloper

05-09-18D

**Resolution Authorizing a Professional Services Agreement with Steven W. Bartelt for
Appraisal Services in Connection with the Proposed Sale of Certain Property in Block 399
on the Camden City Tax Map for a Cost Not to Exceed \$2,000.00
(10th & Sycamore Properties)**

WHEAREAS, the City of Camden Redevelopment Agency (“CRA”) is charged with the duty of redevelopment throughout the City of Camden; and

WHEREAS, the City of Camden (“City”) is the title owner of certain properties in Block 399 on the City of Camden Tax Map, in the vicinity of South 10th and Sycamore Streets and which are further described in “Exhibit A” attached to this Resolution (“City Properties”); and

WHEREAS, the City intends to convey and the CRA intends to accept the City Properties for purposes of commercial redevelopment; and

WHEREAS, as appraisal report will provide the current fair market value of these parcels to be used in the negotiation of the purchase price in the anticipated Redevelopment Agreement for the City Properties; and

WHEREAS, Steven W. Bartelt previously appraised the City Properties but his prior appraisal needs to be updated to reflect current values; and

WHEREAS, it is deemed necessary and in the best interests of the CRA to engage the services of Steven W. Bartelt as a non-fair and open contract for professional services pursuant to N.J.S.A. 40A: 11-5(1)(a)(i); and

NOW, THEREFORE, BE IT RESOLVED by the governing body of the City of Camden Redevelopment Agency, that the Interim Executive Director, a duly authorized representative of the Agency, is hereby authorized and directed to enter into a Professional Services Agreement with Steven W. Bartelt for the provision of an appraisal report for an amount not to exceed \$2,000.00; and

BE IT FURTHER RESOLVED that the Interim Executive Director, or her designee, is hereby authorized and directed to take all actions and execute all documents necessary to carry out the purposes of this resolution.

Exhibit A
10th & Sycamore Properties

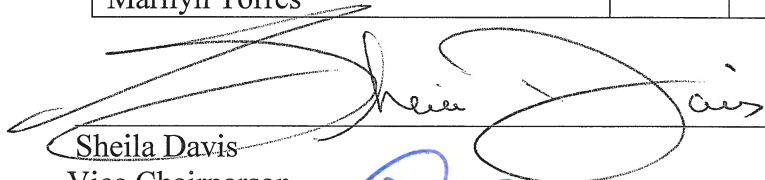
<u>ADDRESS</u>	<u>BLOCK/LOT</u>
1. 1124 South 10 th Street	399/46
2. 1126 South 10 th Street	399/47
3. 1128-1138 South 10 th Street Block)	399/48,49, 50, 51, 52, 53(Concrete
4. 1006 Sycamore Street	399/54
5. 1010 Sycamore Street	399/58
6. 1012 Sycamore Street	399/59
7. 1014 Sycamore Street	399/60
8. 1016 Sycamore Street	399/61
9. 1018 Sycamore Street	399/62
10. NS Baxter 128' East of 10 th Street	399/108, 109, 110, 111, 112, 113

05-09-18D (cont'd)

ON MOTION OF: William W. Spearman

SECONDED BY: Jose Javier Ramos

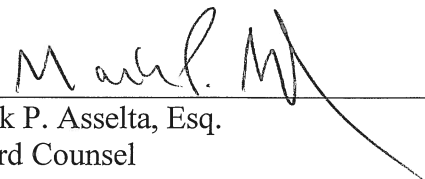
COMMISSIONER	AYES	NAYS	ABSTENTIONS
Vance C. Bowman			
Sheila Davis	✓		
Ian K. Leonard	✓		
Jose Javier Ramos	✓		
Maria Sharma			
William W. Spearman	✓		
Marilyn Torres			



Sheila Davis
Vice Chairperson

ATTEST: _____
Olivette Simpson
Interim Executive Director

The above has been reviewed and approved as to form.



Mark P. Asselta, Esq.
Board Counsel