

## AN ORDINANCE NO. 87-134-126

ADOPTED JUN 8 1987

To accept the offer of William J. Moses to acquire for the sum of \$6,000 surplus real estate owned by the City of Richmond, designated 300 East Graham Road, lying 250 feet on the east right of way line of a 16-foot alley extending northerly from the north right of way line of Dove Street and extending easterly between parallel lines to the westerly right of way line of an unopened, unimproved and unnamed street, platted as 100 feet in width which lies west of the Richmond-Henrico Turnpike, shown shaded on Department of Public Works Drawing No. N-21388, upon certain terms and conditions.

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Patron - City Manager

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Approved as to form and legality  
by City Attorney

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WHEREAS, the City of Richmond, pursuant to the adoption of Ordinance No. 85-233-220 on September 9, 1985, a copy of which is attached to the draft of this ordinance, declared surplus and authorized the sale of certain real estate owned by the City of Richmond, containing 1.31 acres, more or less, lying on the west right of way line of an unopened street that extends northerly from the north right of way line of Dove Street, said lot being 201.34 feet north of said north right of way line of Dove Street and extending westerly between parallel lines to the proposed widening line of an alley that also extends northerly from the north right of way line of Dove Street, as shown shaded on Department of Public Works Drawing No. N-21388, dated July 23, 1985; and

WHEREAS, in accordance with the provisions of Article IV, Sale of Real Estate, of Chapter 12, Finance, of the Code of the City of Richmond, 1985, the City Real Estate Agent, upon the failure of the City to receive a bid from a prospective purchaser that the City Manager would recommend to the City for acceptance, has proceeded to solicit bids for the above-identified property and has obtained an offer from William J. Moses, 1611 Princeton Road, Richmond, Virginia 23227, to purchase said property for the sum of \$6,000, a copy of which offer is attached to the draft of this ordinance; and

WHEREAS, the City Manager, pursuant to Section 12-207 of the Code of the City of Richmond, 1985, has evaluated such bid and determined that acceptance of the bid is in the best interest of the City and now recommends acceptance of the bid submitted by William J. Moses; NOW, THEREFORE, THE CITY OF RICHMOND HEREBY ORDAINS:

§ 1. That the offer of William J. Moses to purchase said surplus real estate owned by the City of Richmond, containing 1.31 acres, designated 300 East Graham Road, lying on the east right of way line of a 16-foot alley that extends northerly from the north right of way line of Dove Street, and shown shaded on DPW Drawing No. N-21388 on file in the office of the Department of Public Works, entitled:

OFFERED AUG 26 1985

AN ORDINANCE  
ADOPTED SEP 9 1985

**No 85-233-220**

To declare as surplus and authorize the sale of real estate owned by the City of Richmond containing 1.31 acres, more or less, lying on the west right of way line of an unopened street that extends northerly from the north right of way line of Dove Street, said lot being 201.34 feet north of said north right of way line of Dove Street and extending westerly between parallel lines to the proposed widening line of an alley that also extends northerly from the north right of way line of Dove Street, as shown shaded on Department of Public Works Drawing No. N-21388, dated July 23, 1985, upon certain terms and conditions.

Patron - City Manager

~~PUBLIC HEARING SEP 9 1985 AT 7:00~~

Approved as to form and legality  
by City Attorney

1. THE CITY OF RICHMOND HEREBY ORDAINS:
2. § 1. That the real estate owned by the City of
3. Richmond containing 1.31 acres, more or less, lying on the
4. west right of way line of an unopened street that extends
5. northerly from the north right of way line of Dove Street,
6. said lot being 201.34 feet north of said north right of way
7. line of Dove Street and extending westerly between parallel
8. lines to the proposed widening line of an alley that also
9. extends northerly from the north right of way line of Dove
10. Street, shown shaded on the copy of the plan on file in the
11. office of the Department of Public Works, entitled:
12. "Proposed Sale of City Property West of Richmond Henrico

~~4-9-11-0~~

The undersigned offers to pay to the City of Richmond the sum of \$ ~~3,500~~<sup>00</sup> 6,000 for the purchase of the following real estate: Wpm

1.31 ± ACRES SHOWN SHADED ON DRAWING # N-21388  
BEING 300 EAST GRAHAM ROAD

Enclosed is a certified or cashier's check in the amount of \$ ~~3,500~~<sup>00</sup> which will be credited on the purchase price if accepted and refunded if not accepted by City Council. It is understood that if a sale of this property is authorized by the Council, the balance of the purchase price should be paid to the City upon delivery of the deed within fifteen days after notice is given to the undersigned that the deed is ready for delivery; otherwise, sale of the real estate shall be void and the proceeds of the check accompanying this offer shall be retained by the City as liquidated damages and not as a penalty.

The undersigned agrees also to pay to the City of Richmond the cost of recording the deed to the said property which cost will be paid at the same time as the balance of the purchase price.

The undersigned hereby requests and authorizes the City Attorney or any person designated by him to present a deed of recordation in the clerk's office of the appropriate court and agrees that presenting the said deed for recordation shall constitute delivery of said deed by the City to the undersigned.

William J. Moses

By

Address

1611 PRINCETON RD  
Richmond, VA- 23227

Telephone

264-8607

*this is a  
copy of my  
first offer*

4-29-1987

William J. Moses  
1611 Princeton Rd  
Richmond, Va. 23227

Mr. Straughan S. Richardson  
Senior Real Estate Agent  
Richmond, Va.

Dear Sir:

Please consider my offer of \$6,000 for the  
Surplus located at 300 E. Graham Rd.

Enclosed is a cashier's check for \$600.00.

Please let me know if you recommend this  
offer.

Would the city clean this lot if offer is NO  
accepted.

*Sold to Moses no. 4/30/87*  
*WM*

Sincerely,

*William J. Moses*

William J. Moses

Phone 264-8607

**ORDINANCE OR RESOLUTION SUMMARY**  
**CITY OF RICHMOND, VIRGINIA**

Resolution Ordinance No. .... 87-134 ..... Requested by ..... City Manager ..... Received City Manager's Office ..... Summarized ..... June 2, 1987 .....	Subject Sale of Surplus Land designated as 300 E. Graham Road to William J. Moses/\$6,000
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**SUMMARY**

This Ordinance would accept the offer of William J. Moses to acquire for the sum of \$6,000 surplus real estate owned by the City, designated as 300 East Graham Road, and containing approximately 1.31 acres of land.

This property was declared surplus by Ordinance No. 85-233-220 adopted September 9, 1985. Mr. Moses, an adjoining owner, is the only person to offer to purchase the property. None of the adjoining owners, or anyone else, was interested in the property.

Part of the property is a ravine and the property does not have any street frontage.

**COUNCIL ACTION**

On Docket	..... 6./8./87 .....
Amended	.....
Adopted	.....
Rejected	.....

offered 6000 for the property. No one else is interested. The tax assessment is \$7,000. I recommend acceptance of the offer.

Please let me know whether to return the check or prepare an OTR-1 for acceptance.

JL

- 1) WHICH PROPERTY DOES HE NOW own?  
SEC MAP
- 2) IS THIS HIS SECOND OFFER? yes  
Offered \$3600 2 years ago.
- 3) HAVE WE HAD ANY OTHER OFFERS FROM ADJACENT OWNERS? no  
ANY ONE ELSE? no

Attachments

BUILDINGS MANAGEMENT

JOE NORTON

DO YOU WANT TO ACCEPT THIS OFFER?

Jim Bruce  
4/24/87

Jim Bruce

Yes I think we should accept. To bring me up to date, send the OTR-1 & related info on the declaration of surplus along with the OTR-1 for this sale. Thanks.

RECEIVED  
ROOM 1603, CITY HALL

JUN 1 1987