

**SUGARCREEK TOWNSHIP**  
**RESOLUTION NO. 2019.10.04.01**

IN RE: Authorizing the Township Administrator to Act as Signatory  
For Documents Related to the Sale of Parcel ID L32000100100000900

WHEREAS, the Sugarcreek Township Board of Trustees purchased property located at the corner of Waynesville and Centerville Roads in 2002 totaling approximately 49.84 acres; and,

WHEREAS, the Board of Trustees entered into an agreement with the Bellbrook Sugarcreek Park District at that time to transfer approximately 39.828 acres to said Park District for the development of a sports field complex; and,

WHEREAS, the Board of Trustees have retained 10.012 acres, known on the County Auditor's site as Parcel ID L32000100100000900, since that time with no anticipation of the Township utilizing the property in the future; and,

WHEREAS, the Board of Trustees have been approached by a potential buyer with an offer to purchase for Parcel ID L32000100100000900, located at the corner of Waynesville Road and Centerville Road; and,

WHEREAS, the Township Administrator has approached the Sugarcreek Bellbrook Park District through its Director, Jeff Stewart, to seek any interest of the Park District for the property; and,

WHEREAS, Mr. Stewart has stated that the Park District does not see a need for the additional land, that it does not have an interest in purchasing the property, and that it would not be interested in trading the property for right-of-way through the Sweet Arrow Reserve necessary for future thoroughfare roadway connections in the Township; and,

WHEREAS, the Township Administrator also contacted a representative of the Lions Club who is currently working with the Park District on a plan for the development of the

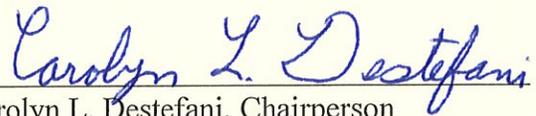
adjoining park property as a baseball and sports complex to seek their opinion on the possible development of the aforementioned Township parcel as residential property not to exceed two units on five (5) acre minimum parcels; and,

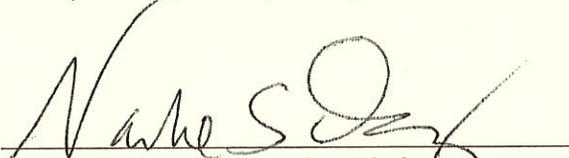
WHEREAS, said Lions Club member does not see any conflict and does not object to such said sale and use of the property; and,

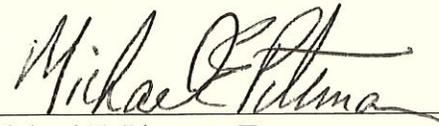
WHEREAS, the offered price for the property is well in excess of the County Auditor's appraisal of the property and the comparable prices per acre for property sold in the area in recent months and years.

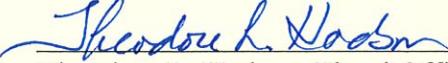
NOW THEREFORE, BE IT RESOLVED, that this Board of Trustees for Sugarcreek Township does hereby authorize the Township Administrator and/or any one (1) of the Trustees to act as signatory on behalf of the Trustees in sale of the property, Parcel ID L32000100100000900, Bellbrook, Ohio, as per the agreed upon contract.

BE IT FURTHER RESOLVED, that this Board of Trustees requires that the deed for the property being restricted to limit any future division of the property be limited to no less than five (5) acres, and that its use be limited to agricultural or residential use and compliance with the Sugarcreek Township Zoning Resolution at the time of application for Zoning approval.

  
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Carolyn L. Destefani, Chairperson

  
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Nadine S. Daugherty, Vice Chairperson

  
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Michael E. Pittman, Trustee

  
Theodore L. Hodson, Fiscal Officer