

**CITY OF CORDOVA, ALASKA  
RESOLUTION 10-22-29**

**A RESOLUTION OF THE COUNCIL OF THE CITY OF CORDOVA, ALASKA,  
AUTHORIZING THE CONVEYANCE OF AN APPROXIMATELY 4,400 SQUARE  
FOOT PORTION OF ATS 220 TO JEFFREY H. GUARD AND DORNE HAWXHURST**

**WHEREAS**, Jeffrey H. Guard and Dorne Hawxhurst submitted a letter of interest to purchase an approximately 4,400 square foot portion of ATS 220 (“Property”) from the City of Cordova (“City”); and

**WHEREAS**, the Planning Commission at its August 18, 2022 meeting recommended that City Council authorize the sale of the Property to Jeffrey H. Guard and Dorne Hawxhurst for the use and purpose provided in their letter of interest; and

**WHEREAS**, the City Council at its September 7, 2022, meeting, based upon its review of the letter of interest along with the Planning Commission’s recommendation, directed City staff to enter into negotiations with Jeffrey H. Guard and Dorne Hawxhurst for the Property in accordance with Section 5.22.060(B) of the Cordova Municipal Code (the “CMC”); and

**WHEREAS**, the City Council finds, based upon an appraisal secured for the Property, that the purchase price of Six Thousand and 00/100 Dollars (\$6,000.00) is the fair market value of the Property; and

**WHEREAS**, the draft Purchase and Sale Agreement to be executed in connection with the disposal of the Property by the City is attached hereto as Exhibit A, and it appears that such document is in an appropriate form and is an appropriate instrument for the purposes intended; and

**WHEREAS**, the form of the Quitclaim Deed to be executed in connection with the disposal of the Property by the City is annexed to the Purchase and Sale Agreement, and it appears that this document is in an appropriate form and is an appropriate instrument for the purposes intended; and

**WHEREAS**, the City Council has determined that the sale of the property to Jeffrey H. Guard and Dorne Hawxhurst, would be beneficial to and in the best interests of the City by allowing for the further subdivision of residential land and the construction of a new home which would increase the city’s housing stock.

**NOW, THEREFORE BE IT RESOLVED THAT** the Council of the City of Cordova hereby authorizes and directs the City Manager to enter into a Purchase and Sale Agreement for the Property with Jeffrey H. Guard and Dorne Hawxhurst. The form and content of the Purchase and Sale Agreement, along with the Quitclaim Deed attached to the Purchase and Sale Agreement, now before this meeting is in all respects authorized, approved and confirmed by this Resolution, and the City Manager hereby is authorized, empowered and directed to execute and deliver such documents on behalf of the City, in substantially the form and content now before this meeting, but with such changes, modifications, additions and deletions therein as the City Manager shall

deem necessary, desirable or appropriate, the execution thereof to constitute conclusive evidence of approval of any and all changes, modifications, additions or deletions therein from the form and content of said documents now before this meeting, and from and after the execution and delivery of said documents, and the City Manager hereby is authorized, empowered and directed to do all acts and things and to execute all documents as may be necessary to carry out and comply with the provisions of the documents as executed.

**PASSED AND APPROVED THIS 19<sup>th</sup> DAY OF OCTOBER 2022**



David Allison, Mayor

ATTEST:

Susan Bourgeois, CMC, City Clerk