

RESOLUTION NO. 2006-210

AUTHORIZING THE GREATER CLEVELAND REGIONAL TRANSIT AUTHORITY TO ACQUIRE THE PROPERTY BEARING CUYAHOGA COUNTY AUDITOR'S PERMANENT PARCEL NUMBER 236-16-013 AND 236-16-014 ON KENNEDY RIDGE ROAD IN NORTH OLMSTED, OHIO FROM CARNEGIE MANAGEMENT DEVELOPMENT CORPORATION FOR A TOTAL OF SEVEN HUNDRED SEVENTY THOUSAND DOLLARS (\$770,000) FOR THE EXPANSION OF THE NORTH OLMSTED PARK-N-RIDE LOT (RTA DEVELOPMENT FUND-PROGRAMMING AND PLANNING DEPARTMENT BUDGET)

WHEREAS, the Greater Cleveland Regional Transit Authority owns and operates an existing Park-n-Ride Lot in North Olmsted, Ohio; and

WHEREAS, the North Olmsted Park-n-Ride Lot has been operating over capacity for the past three (3) years; and

WHEREAS, the Ohio Department of Transportation is funding 80% of the acquisition and construction of this expansion project up to a maximum of \$1,100,000 in Federal funds; and

WHEREAS, The Ohio Department of Transportation (ODOT) has authorized the Greater Cleveland Regional Transit Authority to proceed with the acquisition phase of the project; and

WHEREAS, Carnegie Management and Development Corporation is the owner of Permanent Parcel Numbers 236-16-013 and 236-16-014 identified above and wishes to participate in this property acquisition.

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the Greater Cleveland Regional Transit Authority, Cuyahoga County, Ohio:

Section 1. That the General Manager/Secretary-Treasurer is hereby authorized to execute a Purchase Agreement for this property and all other documents required to acquire and transfer this real estate.

Section 2. That the purchase price is payable from the RTA Development Fund, Programming & Planning Department Budget, including but not limited to ODOT Local Let Grant No. 21021 (\$500,000) and 100% Local Funds (\$270,000) for a total amount of \$770,000 (\$500,000 in Federal funds which represents approximately 65% of the total cost).

Section 3. GCRTA has complied with the Federal and ODOT regulations governing land acquisitions and provided evidence to this affect for ODOT.

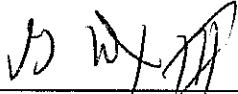
Section 4. The Purchase Price of \$770,000 is within 10% of the fair market value of the property as determined by property appraisals completed in conformance to ODOT Standards.

Section 5. That the acquisition of the land is necessary to expand North Olmsted Park-n-Ride Lot adding 176 parking spaces bringing the total parking capacity to 486 parking spaces. The project is included in GCRTA's Long Range Plan.

Section 6. That this resolution shall become effective immediately upon its adoption.

Attachment: map

Adopted: November 21, 2006

  
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President

Attest:   
\_\_\_\_\_  
CEO, General Manager/Secretary-Treasurer



Greater Cleveland Regional Transit Authority  
**STAFF SUMMARY AND COMMENTS**

<b>TITLE/DESCRIPTION:</b> AUTHORIZING THE GREATER CLEVELAND REGIONAL TRANSIT AUTHORITY TO ACQUIRE THE PROPERTY BEARING CUYAHOGA COUNTY AUDITOR'S PERMANENT PARCEL NUMBER 236-16-013 and 236-16-014 ON KENNEDY RIDGE ROAD IN NORTH OLMSTED, OHIO FROM CARNEGIE MANAGEMENT AND DEVELOPMENT CORPORATION FOR A TOTAL OF SEVEN HUNDRED SEVENTY THOUSAND DOLLARS (\$770,000) FOR THE EXPANSION OF THE NORTH OLMSTED PARK-N-RIDE LOT (RTA DEVELOPMENT FUND-PROGRAMMING AND PLANNING DEPARTMENT BUDGET)	<b>Resolution No.:</b> 2006-210
	<b>Date:</b> November 16, 2006
	<b>Initiator:</b> Programming & Planning
<b>ACTION REQUEST:</b> <input type="checkbox"/> Approval <input type="checkbox"/> Review/Comment <input type="checkbox"/> Information Only <input type="checkbox"/> Other _____	

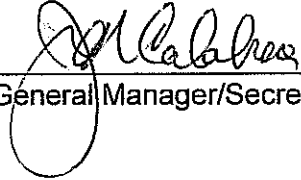
- 1.0 **PURPOSE/SCOPE:** GCRTA presently owns 7 acres of land on Kennedy Ridge Road in North Olmsted that it operates as a Park-n-Ride Lot. The lot has been operating over capacity for the last several years. This property acquisition provides GCRTA with an additional 2 acres to expand the park-n-ride lot. It will add 176 parking spaces to the existing 310 parking spaces for a total of 486 parking spaces.
- 2.0 **DESCRIPTION/JUSTIFICATION:** The North Olmsted Park-n-Ride Lot is one of the most successful park-n-ride lots in the GCRTA network. The Ohio Department of Transportation (ODOT) is funding the expansion of this Park-n-Ride Lot along with the expansion of Strongsville Park-n-Ride Lot and the Westlake Park-n-Ride Lot as part of its congestion mitigation program for the Innerbelt construction project. The land is zoned with a Transit Overlay District and owned by Carnegie Management and Development Corporation. GCRTA has already met with the City of North Olmsted staff who are very supportive of this project. The project is scheduled to receive approvals from the City of North Olmsted by the end of December. It will be bid in January with construction beginning in March 2007. The park-n-ride lot will be completed and operational in August 2007. The existing Park-n-ride Lot will remain in operation during construction. GCRTA has complied with all FTA and ODOT regulations.
- 3.0 **PROCUREMENT BACKGROUND:** Does Not Apply.
- 4.0 **DBE/AFFIRMATIVE ACTION BACKGROUND:** Does Not Apply.
- 5.0 **POLICY IMPACT:** This project is part of the GCRTA Long Range Plan and included in the Capital Improvement Budget.
- 6.0 **ECONOMIC IMPACT:** The purchase price is payable from the RTA Development Fund, Programming & Planning Department budget, including but not limited to ODOT Local Let Grant No. 21021 (\$500,000) and 100% Local Funds (\$270,000) for a total amount of \$770,000 (\$500,000 in Federal funds which represents approximately 65% of the total cost).
- 7.0 **ALTERNATIVES:** The alternative is not to acquire this property thereby eliminating the expansion of the lot. This is the only property feasible for expansion of the park-n-ride lot facility. ODOT funds would not be utilized and the lot would remain over-crowded.

**Staff Summary And Comments**  
**North Olmsted Park-n-Ride Lot Property Acquisition**  
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8.0 RECOMMENDATION: This property acquisition was presented to the Board of Trustees Planning & Development Committee at their November 14, 2004 meeting and recommended for approval to the Board of Trustees

9.0 ATTACHMENTS: None

Recommended and certified as appropriate to the availability of funds, legal form and conformance with the Procurement requirements.



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CEO, General Manager/Secretary-Treasurer

# North Olmsted Park-n-Ride Lot Expansion Plan

Street To Be

236-16-013  
236-16-014  
Vacated to RTA



**LEGEND**  Phase 1 - Completed  Vacated Street Section  Phase 2 Lot Expansion

**NOT TO SCALE**

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Programming & Planning  
June 2006

