

**METROPOLITAN DEVELOPMENT COMMISSION  
OF  
MARION COUNTY, INDIANA  
Resolution No. 2024-R-024**

WHEREAS, the City of Indianapolis (“City”), Department of Metropolitan Development (“DMD”), by authority of and pursuant to IC 36-7-15.1, is engaging in disposition and redevelopment activities within the Marion County Redevelopment District; and

WHEREAS, pursuant to IC 36-7-15.1-2 and 6, the Metropolitan Development Commission (“MDC”) is charged with the responsibility of replanning, redevelopment, and promoting the use of land in the manner that best serves the interest of the City and its inhabitants, both from the standpoint of human needs and economic values (“Purpose”); and

WHEREAS, DMD owns certain the real property located in Marion County, Indiana and described on Exhibit A, attached hereto (“Property”); and

WHEREAS the Property is in an area that would benefit from redevelopment, and

WHEREAS Black & White Investments, LLC, d/b/a BWI in cooperation with its affiliate Canal Village III, LP (collectively referred to herein as “BWI”) has plans for development of affordable housing tentatively known as Canal Village III (“Redevelopment”) to be built on a combination of the Property and land and owned by Affordable Home Matters (“AHM Land”); and

WHEREAS, as one of its additional powers, IC 36-7-15.1-7 (a) (2) authorizes the MDC to sell property acquired for use in the redevelopment of areas needing redevelopment on the terms and conditions that the MDC considers best for the City and its inhabitants; and

WHEREAS, *subject to* BWI’s acquisition of the AHM Land and successful negotiation and execution of a project agreement with DMD for such Redevelopment addressing not only building project specifications, timelines, and periods of affordability but also other key terms *including community support for the Redevelopment*, DMD desires to convey title or an option to purchase the Property to BWI based on the consideration and certain commitments to be made in an executed project agreement as described below to provide development that will best serve the interests of the City and its inhabitants.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. MDC authorizes the DMD to transfer the Property to BWI subject to the terms described above including community support for the Redevelopment and in conjunction with an executed project agreement.
2. MDC authorizes the DMD Director or designee to execute all necessary documents related to such conveyance in accordance with this Resolution and to do all acts and execute all other documents and instruments deemed necessary or appropriate by such official on behalf of the MDC to best accomplish the objectives set forth herein, and all actions heretofore taken by any such official toward the completion thereof are hereby ratified, confirmed and approved.

Approved as to Adequacy & Legal Form

Sheila Kinney  
Sheila Kinney, Asst. Corp Counsel

Date: 10/9/2024

Metropolitan Development Commission

John J. Dillon III, President

Date: \_\_\_\_\_

Exhibit A  
Property Disposition Information

	<b>Address</b>	<b>Zip Code</b>	<b>Parcel</b>	<b>Owner</b>
1	1132 Roache	46208	1073704	DMD
2	1126 Roache	46208	1081397	DMD
3	1058 Roache	46208	1012391	DMD
4	1106 W 28th	46208	1070485	DMD
5	1146 Roache	46208	1077221	DMD
6	1140 Roache	46208	1054018	DMD
7	1134 Roache	46208	1041989	DMD
8	826 W 26th	46208	1059936	DMD
9	822 W 26th	46208	1077981	DMD
10	2601 Rader St	46208	1078529	DMD
11	842 W 26th	46208	1073659	DMD
12	752 W 26th	46208	1077698	DMD
13	921 Roache	46208	1051559	DMD
14	2609 Rader	46208	1059938	DMD
15	2604 Annette	46208	1098835	DMD
16	2603 Rader	46208	1014299	DMD
17	861 W 26th	46208	1024302	DMD
18	973 W 26th	46208	1002068	DMD
19	1008 W 26th	46208	1036378	DMD
20	726 W 26th	46208	1009983	DMD
21	865 W 26th	46208	1059935	DMD
22	962 W 26th	46208	1008345	DMD
23	965 W 26th	46208	1004174	DMD
24	969 W 26th	46208	1047727	DMD