



AGENDA ITEM

Consent Agenda

REPORT TO: Work Session (03/20/23)

REPORT TO: Voting Meeting (03/23/23)

ITEM NO: 123/2023

SUBJECT: Approve the transfer of the 1255 Vine Street property to the Hospital Authority of Hall County and the City of Gainesville via Quit Claim Deed; approve the assignment and assumption of the existing lease on the 1255 Vine Street property to the Hospital Authority; and authorize the Chairman to execute all documents necessary to effectuate both transactions, subject to the review and approval of the County Attorney.

Meetings:

Work Session Date: 03/20/23

Voting Meeting Date: 03/23/23

Executive Summary:

Presenter: WJLICA

Recommendation:
Approval

Purpose of Request:

To approve the transfer of the 1255 Vine Street property to the Hospital Authority of Hall County and the City of Gainesville via Quit Claim Deed and approve the assignment and assumption of the existing lease on the same property to the Hospital Authority, and authorize the Chairman to execute all documents necessary to effectuate both transactions, subject to the review and approval of the County Attorney.

History:

On December 20, 2004 the State of Georgia deeded the 4.1 acre property located at 1255 Vine Street, Gainesville, Ga. to the County. On March 6, 2018 the County entered into a long term lease of the property to North Georgia Works, Inc. On November 9, 2022 the County approved a Resolution declaring the property unserviceable pursuant to Hall County Code Section 3.10.180. On the same date, the County approved and executed a Real Estate Transfer Agreement, whereby it agreed to transfer the property to the Hospital Authority via deed, provided that the Hospital Authority agrees to assume all of the County's obligations as landlord under the existing lease with North Georgia Works, Inc.

Facts and Issues:

Options:

The County is obligated to transfer the property pursuant to the previously approved Real Estate Transfer Agreement. These are the final steps in the process - to deed the property to the Hospital Authority and to enter into an agreement assigning all of the County's duties as landlord under the existing lease with North Georgia Works, Inc. to the Hospital Authority.

Approve or deny the transfer of the property and the agreement to assign the lease to the Hospital Authority.

Funding Requested \$ 0.00
Are funds within current budget? No
Source of Funds N/A
Does the action involve a Resolution, Ordinance, Contract, Agreement, etc.? Yes
Has it been reviewed by the County Attorney? Yes
Is there a deadline for this item? 2023-03-24

Approvals:

Submit	Budget	Finance	Attorney
WLI	EW	WG	WLI
Administration		Clerk	
CR		JR	

Attachments:

November 9, 2022 Real Estate Transfer Agreement (fully executed)
 November 9, 2022 Resolution Declaring 1255 Vine Street Unserviceable Assignment and Assumption of Lease on 1255 Vine Street Property
 Quit Claim Deed - 1255 Vine Street, Gainesville, Georgia
 Resolution Approving Transfer and Assignment and Assumption



**HALL COUNTY BOARD OF COMMISSIONERS
FINANCIAL SUPPLEMENT REPORT**

AGENDA ITEM 123/2023

Funds Requested: \$ 0.00

Request Budgeted: No

Proposed Source of Funding:

Budget Transfer Requested:

N/A

No

Funding Source Items:

Budget Transfer Items:

Additional Information/Comments:

Contact for Questions: WJLICA

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