



City of Harrisonburg, Virginia

Office of the City Manager

409 South Main Street
Harrisonburg, VA 22802
(540) 432-7701 / FAX (540) 432-7778

Eric D. Campbell
City Manager

TO: Ande Banks, City Manager
FROM: Chris Brown, City Attorney
DATE: 11/20/2023
RE: Resolution Approving And Ratifying A Real Estate Purchase And Sale Agreement Dated November 9, 2023, Between Elevance Health, Inc., F/K/A Anthem, Inc. And The City Of Harrisonburg.

Summary: The City Manager and City Attorney have negotiated and executed a Purchase and Sale Agreement dated November 9, 2023, between the City of Harrisonburg and Elevance Health, Inc., f/k/a Anthem, Inc. (the Agreement) pursuant to which the City agreed to purchase 15.230 acres, more or less, located at 450 Mt. Clinton Pike in the City and more particularly identified in the Agreement (the Property) from Elevance Health, Inc. for the purchase price of One Million, Three Hundred Thousand Dollars (\$1,300,000.00), to be used for various projects either previously approved by Council or future projects. The Agreement is subject to Council's approval and ratification.

Background: City Council previously has approved one or more capital projects requiring land in the City and instructed City staff to locate suitable real property for such capital projects. The City Manager and City Attorney, together with various other staff members, located a parcel at 450 Mt. Clinton Pike in the City which staff believes is well suited for capital projects previously approved by City Council and which could provide space for future projects to improve the delivery of services by the City to its residents and businesses.

Key Issues: Approval of purchase by the City of 15.230 acres located at 450 Mt. Clinton Pike from Elevance Health, Inc. for \$1,300,000.00

Environmental Impact: None

Fiscal Impact: Payment of \$1,300,000.00 plus associated closing costs.

Prior Actions: None

Alternatives: (a) Approve Resolution ratifying and approving Purchase and Sale Agreement;
(b); or decline to approve resolution



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(c)

Community Engagement: None.

Recommendation: Staff recommends approval of the resolution.

Attachments: Resolution approving Purchase and Sale Agreement;
Purchase and Sale Agreement date November 19, 2023.

RE:

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Review:

The initiating Department Director will place in Legistar, in sequence of transmittal, the names of each department that must initial their review in order for this item to be placed on the City Council agenda. The completion of review only addresses the readiness of the issue for Council consideration. This does not address the recommendation for approval or denial of the issue.

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