



CITY OF SAN ANTONIO
**DEPARTMENT OF PLANNING
& COMMUNITY DEVELOPMENT**

Planning Commission

March 22, 2017

Agenda Item #19

301 Spriggdale

Surplus Declaration and Sale Approval

Summary

- Approval of a Resolution declaring as Surplus and Authorizing the Sale of the City Owned property located at 301 Spriggsdale
- Subject property is located in Council District #2



Background

- The property is located within the Inner City Tax Increment Reinvestment Zone (TIRZ)
- On March 22, 2013, the City received the property through a Deed in lieu of Foreclosure
- On October 22, 2015, the City approved an Ordinance authorizing a pre-development agreement with the George Gervin Youth Center for up to \$150,000.00
- On November 18, 2016, the George Gervin Youth Center requested the sale of the land
- The property will be sold at market value, as required by City Code

Issue

- The George Gervin Youth Center owns 10 Acres of adjacent land
- The Final Project Requires 20 acres of land and the purchase of the subject parcel
- The property is located within a reinvestment zone, which allows for a Direct Sale
- Sale eliminates blighted property, attracts economic activity and supports CD #2 strategic plans
- City is currently providing clean-up maintenance
- Property is currently not generating tax revenue



Fiscal Impact

- The proceeds from the sale of 301 Spriggssdale will be deposited into the Inner City TIRZ Fund
- Reimbursements due to the Developer will be paid solely from the Inner City TIRZ Fund
- There is no fiscal impact on the City's General Fund.

Recommendation

- Staff recommends approval of a Resolution declaring as Surplus and Authorizing the Sale of the City Owned property located at 301 Spriggdale

