



City of San Antonio

Legislation Details (With Text)

File #: 14-2405

Type: Real Property Sale

In control: City Council A Session

On agenda: 12/4/2014

Title: An Ordinance declaring surplus a 0.07 acre of vacant City-owned land located at 7242 Carriage Mist in Council District 8 and authorizing its sale to Ronald Harrell for a total of \$5,805.00. [Peter Zanoni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]

Sponsors: Martha Almeria

Indexes: EastPoint Disposition

Code sections:

Attachments: 1. 0.07 of an acre.pdf, 2. Exhibit A.pdf, 3. Exhibit B, 4. Draft Ordinance, 5. Ordinance 2014-12-04-0957

Date	Ver.	Action By	Action	Result
12/4/2014	1	City Council A Session	adopted	Pass

DEPARTMENT: Office of EastPoint and Real Estate Services

DEPARTMENT HEAD: Mike Etienne

COUNCIL DISTRICTS IMPACTED: 8

SUBJECT: Disposition: Sale of City-Owned Property at 7242 Carriage Mist

SUMMARY:

An ordinance declaring as surplus a 0.07 acre of vacant City-owned land located at 7242 Carriage Mist in Council District 8, and authorizing its sale to Ronald Harrell for a total of \$5,805.00.

BACKGROUND INFORMATION:

Ronald Harrell (Petitioner) is requesting that the City of San Antonio declare as surplus and sell an unimproved parcel of land located at 7242 Carriage Mist as shown on attached Exhibit A. This property was purchased by the City in March of 2013 for the construction of a drainage channel. The previously existing house was demolished for the new construction which is finished and shown on Exhibit B. There are now two remnant parcels of land, one on either side of the channel. Petitioner would like to purchase the 0.07 acre portion of land adjacent to their property at 7238 Carriage Mist for additional yard space.

ISSUE:

This ordinance will declare as surplus a 0.07 acre of vacant City-owned land located at 7242 Carriage Mist, described as the remaining east portion of Lot 88, Block 25, New City Block 17293, in Council District 8, and authorize its sale to Ronald Harrell for a total of \$5,805.00.

This property was purchased by the City in March of 2013 for the construction of a drainage channel. The previously existing house was demolished for the new construction. There are now two remnant parcels of land, one on either side of the channel, available as surplus property. Petitioner would like to purchase the 0.07 acre portion of land adjacent to their property at 7238 Carriage Mist for additional yard space.

This action is consistent with City Code and Ordinances, which require City Council approval for the sale or disposition of City-owned or controlled real property.

ALTERNATIVES:

City Council could choose not to approve this request; however, that would disallow the buyer from enclosing and using the land for additional yard space. If disapproved, the City's liability would continue along with the obligation for maintenance.

FISCAL IMPACT:

In compliance with Chapter 37 of the City Code, Section 37-2, the property was appraised at \$3,750 by Noble and Associates, Inc. (State of Texas Certified Professional Appraiser) on May 28, 2014. The City of San Antonio will collect a total of \$5,805.00, which includes closing and other administrative costs. This fund will be deposited into the General Fund in accordance with FY 2015 Adopted Budget; all proceeds from the sale of this property will be spent on like original drainage projects from the 2003 Drainage Bonds or similar drainage projects.

Also, the property will be placed on the tax rolls, which will generate revenue for the City of San Antonio as well as other taxing entities.

RECOMMENDATION:

Staff recommends approval of this ordinance to declare as surplus and sell a vacant City-owned real property located at 7242 Carriage Mist in Council District 8 to Ronald Harrell for \$5,805.00.

The City of San Antonio's Planning Commission approved this request at its regular meeting of November 12, 2014.