



City of San Antonio

Legislation Details (With Text)

File #: 18-2122

Type: Real Property Sale

In control: City Council A Session

On agenda: 4/5/2018

Title: Ordinance declaring as surplus and authorizing disposition by sale or conveyance of former Fire Station 18 located at 1463 South W.W. White Road in Council District 2, authorizing staff to determine the sales price and future use in coordination with Council District 2. [Peter Zanoni, Deputy City Manager, Mike Frisbie, Director, Transportation & Capital Improvements]

Sponsors:

Indexes:

Code sections:

Attachments: 1. Map, 2. Picture of Fomer Fire Station 18, 3. FI Form-Fire Station 18, 4. Draft Ordinance, 5. Ordinance 2018-04-05-0218, 6. Staff Presentation

Date	Ver.	Action By	Action	Result
4/5/2018	1	City Council A Session	adopted	Pass

DEPARTMENT: Transportation & Capital Improvements

DEPARTMENT HEAD: Mike Frisbie, P.E.

COUNCIL DISTRICTS IMPACTED: Council District 2

SUBJECT:

Disposition of Surplus Property: Former Fire Station 18

SUMMARY:

An ordinance declaring as surplus to the needs of the City of San Antonio and authorizing disposition by sale or conveyance of former Fire Station 18 located at 1463 South W.W. White Road in Council District 2.

BACKGROUND INFORMATION:

Under Municipal Code, all city property must be declared as surplus prior to the disposition by sale or conveyance of the property. The request to declare property as surplus must be submitted to Transportation & Capital Improvements, Real Estate Division, then the request and exhibits are sent to departments and municipal utilities that provide services to, or construct infrastructure on the properties. The departments and municipal utilities respond if there is a need for the property or if the property may be disposed.

The San Antonio Fire Department has requested former Fire Station 18 located at 1463 South W.W. White Road to be declared surplus to the needs of the City of San Antonio, as shown on attached Exhibit “A”. The subject property is 0.9452 acres, and the fire station was constructed in 1956. The property is zoned R-5 Residential Single-Family. Declaring the property as surplus would allow the city to sell or convey the property in the future.

The former fire station property includes the 4,430 square foot building which was vacated in June 2017 upon completion of the replacement station built by the 2012-2017 Bond Program. The new Fire Station 18, located at address 1410 South W.W. White Road, had its grand opening on December 4, 2017. It is across from the former Fire Station 18. The new fire station building is 14,849 square feet and better equipped to serve the citizens of San Antonio.

In accordance with City Code, the subject property was reviewed by City departments and utilities and no denials were received. An appraisal will need to be completed and the property advertised for sale.

Previous Council Action

City Council authorized the Fire Station 18 Replacement Project on April 14, 2016 through Ordinance 2016-04-14-0271.

ISSUE:

This ordinance declares as surplus to the needs of the City of San Antonio and authorizes disposition by sale or conveyance of former Fire Station 18 located at 1463 South W.W. White Road and described as Lot South 146.1 feet North 282 feet of tract A, NCB 10739 in Council District 2. Through this action, Council authorizes staff to determine the sales price and future use of the property, once an offer is submitted, and in coordination with Council District 2. Prior to moving forward with the final sale, staff will brief the residing Councilmember.

The San Antonio Fire Department has requested former Fire Station 18 located at 1463 South W.W. White Road to be declared surplus to the needs of the City of San Antonio, as shown on attached Exhibit “A”. The former Fire Station 18 will be sold “as is” and “where is”. The property is zoned R-5 Residential Single-Family. If approved, the City of San Antonio will dispose of this property in compliance with all local and state laws.

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 the disposition of this City-owned property and place the property on the tax rolls; however, the City of San Antonio would continue to be responsible for the maintenance of the property. In addition, this would prevent the property from being placed on the tax rolls to generate revenue for the City and the other taxing entities.

FISCAL IMPACT:

Declaring the former Fire Station 18 as surplus will not create a fiscal impact until the property is sold at which time the proceeds will be deposited into the General Fund. The potential sale of the property will return it to the tax rolls, which will generate revenue for the City of San Antonio as well as other taxing entities.

RECOMMENDATION:

Staff recommends approval of the ordinance to declare as surplus and authorize the disposition of former Fire Station 18 located at 1463 South W.W. White Road in Council District 2. Through this action, Council authorizes staff to determine by sale or conveyance the sales price and future use of the property, once an offer is submitted and in coordination with Council District 2. Prior to moving forward with the final sale, staff will brief the residing Councilmember.