



City of San Antonio

Legislation Details (With Text)

File #: 17-1969

Type: Real Property Sale

In control: City Council A Session

On agenda: 4/6/2017

Title: An Ordinance declaring an unimproved 0.04 acre tract of real property located at the intersection of Moon Street, Probandt Street and Glenn Avenue in Council District 3 as surplus and authorizing its sale to Frank and Paulette Halvorson for a price of \$3,517.00. [Peter Zanoni, Deputy City Manager, Mike Frisbie, Director, Transportation & Capital Improvements]

Sponsors:

Indexes:

Code sections:

Attachments: 1. ContractsDisclosureForm_Moon Surplus-SP2001, 2. Map_Moon Surplus-SP2001, 3. Survey-Field Notes_Moon Surplus-SP2001, 4. Letter of Agreement_Moon Surplus-3-7-17, 5. Powerpoint_Moon_SP2001-Surplus, 6. Draft Ordinance, 7. Ordinance 2017-04-06-0198

Date	Ver.	Action By	Action	Result
4/6/2017	1	City Council A Session	adopted	Pass

DEPARTMENT: Transportation & Capital Improvements

DEPARTMENT HEAD: Mike Frisbie, P.E.

COUNCIL DISTRICTS IMPACTED: Council District 3

SUBJECT: Disposition: Sale of Surplus City-Owned Property at the corner of Moon, Probandt and Glenn Streets

SUMMARY:

Consideration of an ordinance authorizing the declaration as surplus and sale of a 0.04 acre (1,650 square feet) unimproved property located in NCB 2909, Block 11, at the corner of Moon, Probandt and Glenn Streets in Council District 3, to Frank and Paulette Halvorson for a sales price of \$3,517.00

BACKGROUND INFORMATION:

Under Municipal Code, all city property must be declared as surplus prior to the disposition of the property. The request to declare property as surplus must be submitted to the Department of 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 can be disposed of.

Frank and Paulette Halvorson (petitioner) purchased residential property located at 111 Moon. The subject property abuts the petitioners' parcel on the northern side, is vacant and owned by the city. Petitioners submitted a request for the City to declare as surplus and dispose of the property. The property was acquired by the city in 1949, Ordinance 9961, for a street widening and extension project. The project was completed and the subject property is a small remnant left over from the street project.

The petitioner's request is to purchase the subject property from the City so they can extend their residential parcel to the corner of Glenn Avenue. The petitioners own the abutting property and will incorporate and maintain the remnant property with their abutting parcel.

In accordance with City Code, the subject property was canvassed to City Departments and Utilities and was determined to be surplus. The property is 0.04 acre (1,650 square feet). The property is zoned R-5 single family residential which requires a minimum of 5,000 square feet for a single family development. This lot does not meet the minimum requirements.

ISSUE:

This ordinance will authorize the declaration as surplus and sale of a 0.04 acre (1,650 square feet) unimproved property located in NCB 2909, Block 11, at the corner of Moon, Probandt and Glenn Streets in Council District 3, to Frank and Paulette Halvorson for a sales price of \$3,517.00

The petitioners own the abutting property and will incorporate and maintain the subject property with their abutting parcel.

ALTERNATIVES:

City Council could choose not to approve this item; however the disposal of this small remnant of City-owned property will alleviate the maintenance cost and place the property back on the tax rolls.

FISCAL IMPACT:

The value of this sale was determined by averaging surrounding land values as determined by the Bexar County Appraisal District. The Fair Market Value was determined to be \$3,467.00. The total sales price of \$3,517.00, including administrative costs of \$50.00, will be deposited in the General Fund in accordance with the FY 2017 Adopted Budget.

RECOMMENDATION:

The Planning Commission reviewed this request at its regular meeting on March 22, 2017. Staff recommends approval of this request to declare as surplus and dispose of the subject property located at the corner of Moon, Probandt and Glenn Streets.