

PLANNING AND ECONOMIC DEVELOPMENT COMMITTEE

11-032-O

REPLACEMENT

ORDINANCE NO. _____

AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN PROPERTY IN THE WEST HILLSIDE AREA TO FRANK T. HENNESSEY AND STEPHANIE L. HENNESSEY FOR \$20,000

CITY PROPOSAL:

The city of Duluth does ordain:

Section 1. (a) As per Section 2-176(a), of the Duluth City Code, 1959, as amended (the Code), the manager of the city's physical planning division has reviewed this proposed conveyance and found conveyance thereof to be in conformity with the city's comprehensive land use plan;

(b) As per Section 2-176(b) of the Code, the city assessor has provided an estimate of the market value to be \$20,000 which estimated market value is hereby established as the minimum acceptable bid or reserve;

(c) The property described in Section 2 below is hereby determined to be surplus to the city's future needs and is therefore appropriate for sale and pursuant to Article XXXVIII of Chapter 2 of the Code;

(d) As per sections 2-177.1 and 2-177.2 of the Code, the property described in Section 2 below was advertised three times in the Duluth News Tribune during the 30 days prior to being offered at public auction on July 9, 2011, at the minimum bid price or reserve of \$20,000. The purchasers named in Section 2 below presented the highest bid at said auction which meets the minimum bid or reserve of \$20,000 for the property proposed to be sold.

Section 2. That the proper city officials are hereby authorized to sell and convey the following described property, by quit claim deed, to Frank T. Hennessey and Stephanie L. Hennessey, as joint tenants, for the amount of \$20,000 to be deposited into Fund 110 (General), Agency 700 (Transfers and Other Functions), Organization 1420 (Capital Program), Object 4640 (Sale of Land), and further to execute all documents necessary with regard to said conveyance:

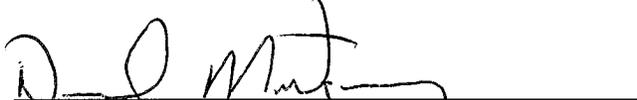
Lots 146-160 (even numbered), Except North seventeen (17) feet for boulevard, Block 71, DULUTH PROPER THIRD DIVISION.

Section 3. That this ordinance shall take effect 30 days after its passage and publication.

Approved:


Department Director

Approved for presentation to council:


Chief Administrative Officer

Approved as to form:


Attorney

Approved:


Auditor

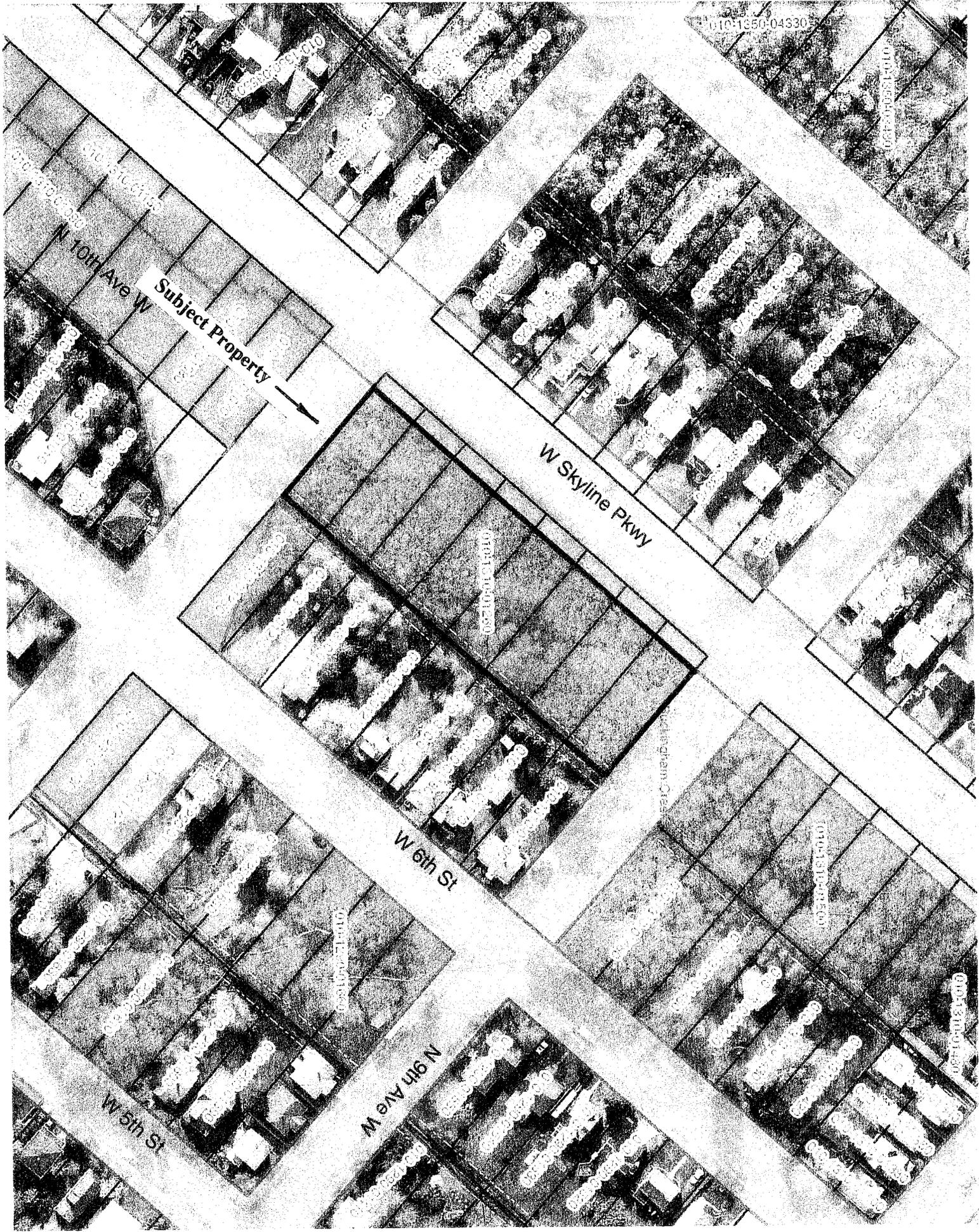
BD TH:bel 08/05/2011

STATEMENT OF PURPOSE: The purpose of this ordinance is to authorize the sale and conveyance of property on the lower side of Skyline Drive between 9th and 10th Avenues West in the West Hillside neighborhood to Frank T. Hennessey and Stephanie L. Hennessey, for \$20,000.

The property to be sold was advertised in the Duluth News Tribune and on the City's website and offered at public auction on July 9, 2011. The buyers presented the highest offer which exceeds the minimum bid price and plan to construct a future home on the property.

The City Assessor's office determined the value to be \$20,000 and the buyers agree to this price.

Tax base impact statement: No significant tax impact until such time as the property is improved with a home or other structure.



010-1850-04330

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Subject Property

W Skyline Pkwy

W 6th St

N 9th Ave W

W 5th St

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