

South Portland City Council
Position Paper of the City Manager

Subject:

ORDER #47-14/15 - Authorizing the City Manager to take any and all such action necessary to proceed with sale of tax-acquired property located at 68 Hillcrest Avenue and 21 Dresser Road to Stan Cox of 460 Highland Avenue. Passage requires majority vote.

Position:

Mr. Stan Cox of 460 Highland Avenue has requested to purchase two tax-acquired parcels of land that abut his property. One is 68 Hillcrest Avenue and the other one is 21 Dresser Road.

68 Hillcrest Avenue is vacant land shown on the Assessor's tax maps as Map 38, Lot 19. It is 1,742 square feet (0.04 acres), a buildable lot of record, and zoned A Residential.

21 Dresser Road is vacant land shown on the Assessor's tax maps as Map 38, Lot 20. It is 3,484 square feet (0.08 acres), a buildable lot of record, and zoned A Residential.

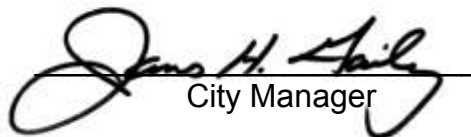
Mr. Cox has offered \$28,000 for both parcels.

The Planning Board held a public hearing on July 24, 2012 and reviewed forty-six parcels. The Board recommended that both these parcels be sold.

This request was discussed at the May 12, 2014 and October 27, 2014 workshops and is in order for City Council action.

Requested Action:

This item is in order for City Council action.


City Manager



CITY OF SOUTH PORTLAND

GERARD A. JALBERT
Mayor

JAMES H. GAILEY
City Manager

SUSAN M. MOONEY
City Clerk

SALLY J. DAGGETT
Jensen Baird Gardner & Henry

IN CITY COUNCIL

ORDER #47-14/15

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At Large
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ORDERED, that the City Manager is hereby authorized to sell two tax-acquired properties located at 68 Hillcrest Avenue, Map 38, Lot 19 and 21 Dresser Road, Map 38, Lot 20, to Stan Cox of 460 Highland Avenue for the amount of twenty-eight thousand dollars (\$28,000); and

BE IT FURTHER ORDERED, that the City Manager is hereby authorized to complete the sale, including, without limitation, execution and delivery of the deed and any other paperwork reasonably incident to the sale; and

BE IT FURTHER ORDERED, that 60% of the net proceeds from the sale be credited to the Land Bank Account and the remaining 40% of the net proceeds be credited to the Public Works, Parks and Transportation Facility Reserve Account.

Dated: November 3, 2014

Fiscal Note: \$28,000 Revenue