



## Legislation Text

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**File #:** ID 21-0060, **Version:** 1

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Resolution Authorizing the Sale of Surplus Foreclosure Property Located at 907 Caldwell Street to Yamin Chen in the Amount of \$28,988

Council Priority: Create an Environment to Promote Economic Development Opportunities and Job Creation

Department: Engineering & Inspections  
Council District: 2

Public Hearing: N/A  
Advertising Date/By: N/A

Contact 1: Kenney McDowell, 373-2302  
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### **PURPOSE:**

The Property Management Section of the Engineering and Inspections Department is in the process of selling surplus land consisting of a residential lot and house located at 907 Caldwell Street, parcel #0003065. Council approval is requested to proceed with the sale of the property to the highest bidder.

### **BACKGROUND:**

Property Management has advertised this property since September 15, 2020. The highest bid from Yamin Chen was accepted in accordance with Section 4:122 of the City Code of Ordinances, "Sale of real property by advertisement for bid". The property was recently valued by Lynn Ritchy, an independent appraiser, at \$13,000.00. The highest and final bid of \$28,988.00 was accepted and advertised in the News & Record with a 10 day upset period. This upset period has expired with no further bids.

The property was acquired by a commissioner's deed through the foreclosure process. It has been determined that there is no municipal need for the property. The total area of the lot is 7,840 Sq. Ft. (0.18 acres). The property is zoned R-5, Residential Single-family 5.

### **BUDGET IMPACT:**

The proceeds from the sale of this property will be credited to the Foreclosure Accounts Receivable Account #101-0000-00.0400 of the General Fund. Once all costs related to advertising, property transfer fees and maintenance are paid, any net remaining amount will be recorded as revenue from the sale of the property.

### **RECOMMENDATION / ACTION REQUESTED:**

The Property Management Section of the Engineering and Inspections Department recommends that City Council approve and authorize the sale of surplus foreclosure property located at 907 Caldwell Street.