

AN ORDINANCE 100072

DECLARING AS SURPLUS AND AUTHORIZING THE SALE OF TWO (2) TRACTS OF CITY-OWNED REAL PROPERTY DESCRIBED AS LOTS 15 AND 16, BLOCK 2, NCB 1494, LOCATED AT THE INTERSECTION OF DAKOTA AND S. NEW BRAUNFELS STREETS TO THE BEXAR COUNTY TEACHERS FEDERAL CREDIT UNION, LOCATED IN COUNCIL DISTRICT 2, FOR THE SEALED BID AMOUNT OF \$100.00, PLUS \$1,040.00 TO SATISFY EXISTING CODE COMPLIANCE LIENS, FOR THE TOTAL CONSIDERATION OF \$1,140.00, TO FACILITATE THE CONSTRUCTION OF A BANK FACILITY CONSISTENT WITH THE CITY'S URBAN RENEWAL PLAN.

* * * * *

WHEREAS, the City owns the property described as Lots 15 and 16, Block 2, NCB 1494, San Antonio, Bexar County, Texas and located at the intersection of Dakota and S New Braunfels Streets.

WHEREAS, the City offered the property for sale by sealed bid according to law and received only one bid, which was in the amount of \$100 00

WHEREAS, the high bidder, Bexar County Teachers Federal Credit Union, has further agreed to pay to the City the sum of \$1,040 in satisfaction of Code Compliance liens

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

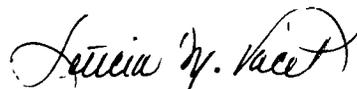
SECTION 1. Lots 15 and 16, Block 2, NCB 1494, San Antonio, Bexar County, Texas are hereby declared surplus to the needs of the City

SECTION 2. The City Manager, the Interim City Manager, and his designee are hereby authorized and directed to execute and deliver all instruments necessary or convenient to sell Lots 15 and 16, Block 2, NCB 1494, San Antonio, Bexar County, Texas to Bexar County Teachers Federal Credit Union or its affiliate for the total sum of \$1,140.

SECTION 3. This ordinance shall become effective December 19, 2004.

PASSED AND APPROVED this 9th day of December, 2004


M A Y O R
EDWARD D. GARZA

ATTEST: 
City Clerk

APPROVED AS TO FORM: 
City Attorney

Agenda Voting Results

Name: 21

Date: 12/09/04

Time: 06 43 48 PM

Vote Type: Multiple selection

Description: An Ordinance declaring as surplus and authorizing the sale of two (2) tracts of City-owned real property described as Lots 15 and 16, Block 2, NCB 1494, located at the intersection of Dakota and S New Braunfels Streets to the Bexar County Teachers Federal Credit Union, located in Council District 2, for the sealed bid amount of \$100 00, plus \$1,040 00 to satisfy existing Code Compliance liens, for the total consideration of \$1,140 00, to facilitate the construction of a bank facility consistent with the City's Urban Renewal Plan [Presented by Rebecca Waldman, Director, Asset Management, Erik J Walsh, Assistant to the City Manager]

Voter	Group	Status	Yes	No	Abstain
ROGER O FLORES	DISTRICT 1		x		
JOEL WILLIAMS	DISTRICT 2		x		
RON H SEGOVIA	DISTRICT 3		x		
RICHARD PEREZ	DISTRICT 4		x		
PATTI RADLE	DISTRICT 5		x		
ENRIQUE M BARRERA	DISTRICT 6		x		
JULIAN CASTRO	DISTRICT 7	Not present			
ART A HALL	DISTRICT 8		x		
CARROLL SCHUBERT	DISTRICT 9		x		
CHIP HAASS	DISTRICT_10		x		
MAYOR ED GARZA	MAYOR	Not present			

CITY OF SAN ANTONIO
DEPARTMENT OF ASSET MANAGEMENT
CITY COUNCIL AGENDA MEMORANDUM

CONSENT AGENDA
ITEM NO. 21

TO: Mayor and City Council

FROM: Andrew Cameron, Director, Housing and Community Development and Rebecca Waldman, Director, Department of Asset Management

DATE: December 9, 2004

SUBJECT: Request to declare as surplus and sell two (2) parcels of property legally described as Lots 15 & 16, Block 2, NCB 1494

SUMMARY AND RECOMMENDATIONS

This Ordinance will declare as surplus and authorize the sale of two (2) tracts of City-owned real property legally described as Lots 15 & 16, Block 2, NCB 1494, located at the intersection of Dakota and S. New Braunfels Streets to the Bexar County Teachers Federal Credit Union, in City Council District 2, for the sealed bid amount of \$100.00, plus \$1,040.00 to satisfy existing Code Compliance liens, for a total consideration of \$1,140.00, to facilitate the construction of a bank facility consistent with the City's Urban Renewal Plan.

Staff recommends approval of this Ordinance.

BACKGROUND INFORMATION

The City of San Antonio, through Ord. No. 99898 (10/21/04), accepted two (2) parcels of property, specifically Lots 15 & 16, Block 2, NCB 1494, measuring 21,893 sf and 21,429 sf, respectively, at the intersection of Dakota and S. New Braunfels Streets, as shown on Exhibit 'A', from the San Antonio Development Agency (SADA), in an effort to facilitate the commercial development of these properties. The two (2) parcels, located within both the San Antonio Empowerment and the Eastside Enterprise Zones and currently zoned C-3R, were originally purchased with Community Block Development Grant (CDBG) funds in 1986. The Department of Asset Management publicly offered the parcels for sale with an estimated value of \$94,350.00 which is equal to the value determined by an independent professional appraisal. Bidders were required to present a defined plan for the commercial development of the property consistent with the Urban Renewal Plan to include initiation of construction of a facility within one (1) calendar year of conveyance. The Bexar County Teachers Federal Credit Union submitted the only bid for the amount of \$100.00, along with a defined plan for development of the property that has been deemed by the Housing and Community Development Department as being consistent with the Urban Renewal Plan. In addition to the \$100.00 consideration for property, the Bexar County Teachers Federal Credit Union also agreed to pay \$1,040.00 in existing Code Compliance liens on the properties.

POLICY ANALYSIS

This action is consistent with the City Code, which requires City Council approval for the disposition of surplus City-owned real property.

FISCAL IMPACT

The City will sell these surplus City-owned real properties for the consideration of \$100.00, plus \$1,040.00 in Code Compliance Liens for a total of \$1,140.00.

COORDINATION

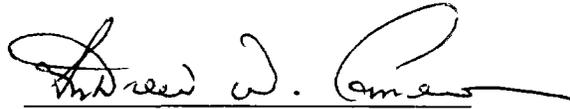
This request has been coordinated with the Departments of Asset Management, Housing and Community Development, Code Compliance and the City Attorney's Office. In addition, the City of San Antonio's Planning Commission recommended approval of the acceptance and disposition of this property at its regular meeting of October 13, 2004.

SUPPLEMENTARY COMMENTS

An Executed Discretionary Contracts Disclosure Statement is not required for this transaction.



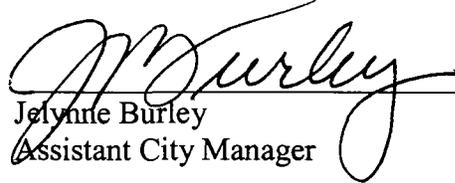
Rebecca Waldman, Director
Department of Asset Management



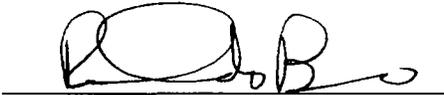
Andrew Cameron, Director
Housing and Community Development



Erik J. Walsh
Assistant to the City Manager



Jelynn Burley
Assistant City Manager



J. Rolando Bono
Interim City Manager

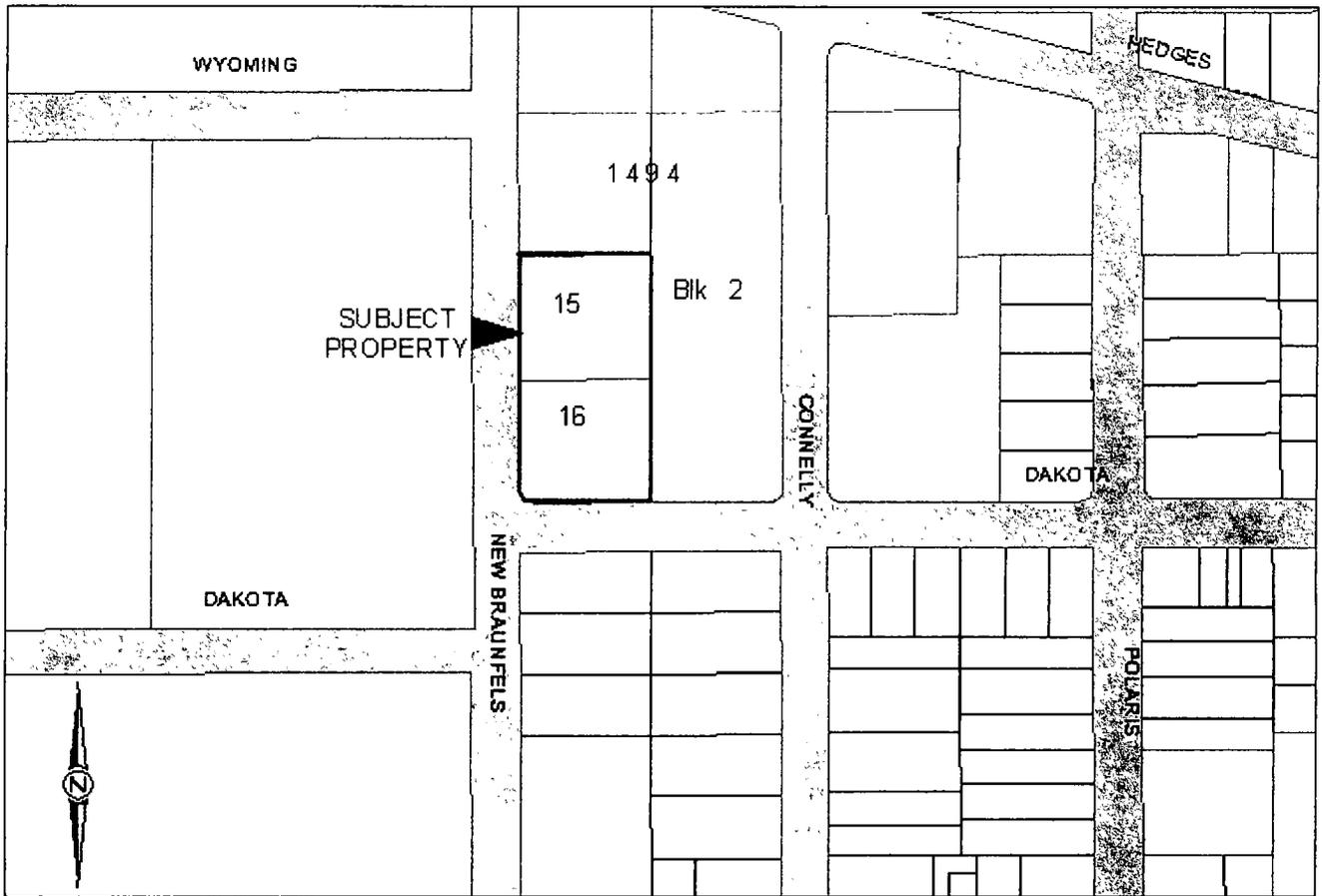


Exhibit "A"

DO NOT TYPE IN THIS SPACE	CITY OF SAN ANTONIO	For CMO Use Only
Approval	Request For Ordinance/Resolution	Date Considered: Consent <input checked="" type="checkbox"/> Individual <input type="checkbox"/> Public Hearing <input type="checkbox"/>
Requester		Item No:
Coordinator		Ord. No:

Date November 24, 2004	Department Asset Management	Contact Person/Phone # Rebecca Waldman, Ext 77114
Date Council Consideration Requested Dec 9, 2004	Deadline for Action December 9, 2004	Dept Head Signature <i>Rebecca Waldman</i>

SUMMARY OF ORDINANCE

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Staff recommends approval of this Ordinance

Council Memorandum Must be Attached To Original

Other Depts , Boards, Committees Involved (please specify)

The City of San Antonio's Planning Commission approved this request at its regular meeting of 10/13/2004

Contract signed by other party Yes No

FISCAL DATA (If Applicable)		
Fund No _____	Amt Expended _____	Funds/Staffing Budgeted Yes <input type="checkbox"/> No <input type="checkbox"/>
Activity No _____	SID No _____	Positions Currently Authorized
Index Code _____	Project No _____	Impact of future O & M
Object Code _____		
Comments City Council District 2		If positions added, specify class and no
		Coordinator - White Legal - Green Budget - Canary Finance - Pink Originator - Gold