

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

CONSENT AGENDA
ITEM NO. 33

TO: Mayor and City Council

FROM: Rebecca Waldman, Director, Department of Asset Management

DATE: December 1, 2005

SUBJECT: S.P. No. 1236-Request to accept, declare as surplus and sell a 1.734-acre tract of real property and declare as surplus and sell an additional 18 tracts of City-owned real properties

PETITIONER: City of San Antonio
Department of Asset Management
P.O. BOX 839966
San Antonio, Texas 78283-3966

SUMMARY AND RECOMMENDATIONS

This ordinance will (A) accept from the San Antonio Housing Trust Investment Corporation the conveyance of a 1.734-acre tract of real property known as 0 Howard Street, (B) declare that tract and 18 other tracts of real properties to be surplus, and (C) authorize sale of the 19 surplus tracts to sealed bidders, as shown on the attached Summary of Properties Table, for a total combined price of \$125,358.00, with the City's share of that amount being \$122,560.36.

Staff recommends approval of this Ordinance.

BACKGROUND INFORMATION

The Department of Asset Management is requesting to accept a 1.734-acre tract of real property legally described as Lot 20, Block 14, New City Block 7307 also known as 0 Howard Street from the San Antonio Housing Trust Investment Corporation, declare as surplus and sell said 1.734-acre tract of real property and declare as surplus and sell an additional 18 tracts for a total of 19 City-owned real properties to be declared as surplus and sold, as shown on Exhibit "A". The San Antonio Housing Trust Investment Corporation has executed a Quitclaim Deed conveying said property to the City of San Antonio. Four (4) of the 19 tracts of real properties have been held in trust by the City of San Antonio due to tax foreclosures, eight (8) are being sold at the request of the Code Compliance Department and the remaining seven (7) are as a result of inquiries by the general public.

These properties were offered through a sealed bid process on July 22, 2005 and July 24, 2005 in the San Antonio Express News as outlined in Chapter 272 of the Local Government Code. Staff accepted bids on 16 of the 19 properties being proposed to be sold on August 8, 2005 and accepted bids on the remaining three (3) properties on September 26, 2005. The proceeds from the sale of the properties being held in trust by the City of San Antonio due to tax foreclosures will be distributed proportionally to the taxing entities pursuant to Chapter 34 of the Texas Tax Code. All 19 properties will be conveyed by a Deed Without Warranty.

POLICY ANALYSIS

This action is consistent with the City Code and Ordinances which require City Council approval for the disposition of any surplus City-owned real property.

FISCAL IMPACT

The City will sell these surplus City-owned real properties for the total consideration of \$125,358.00. The City's portion of \$122,560.36 is to be deposited in the Capital Improvements Reserve Fund, Sale of Land. The Bexar County's portion will be \$2,312.32 and the San Antonio Independent School District's portion will be \$485.02.

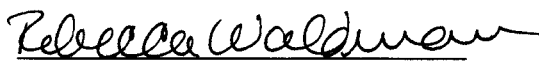
COORDINATION

In compliance with City procedures, this request has been canvassed through interested City departments, public utilities and applicable agencies.

SUPPLEMENTARY COMMENTS

The City of San Antonio's Planning Commission will consider this request at its regular meeting of 11/23/2005 and its finding will be presented to City Council on 12/1/2005.

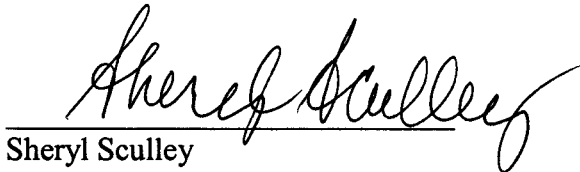
Executed Discretionary Contracts Disclosure Statements are not required for these transactions.



Rebecca Waldman, Director
Department of Asset Management



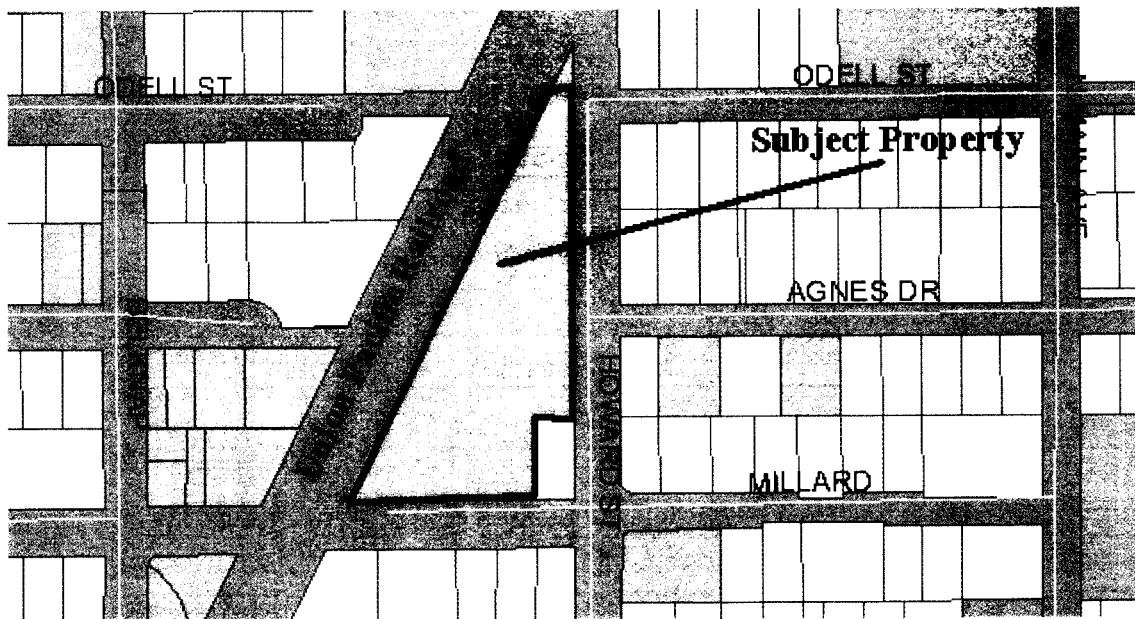
Erik J. Walsh
Assistant to the City Manager



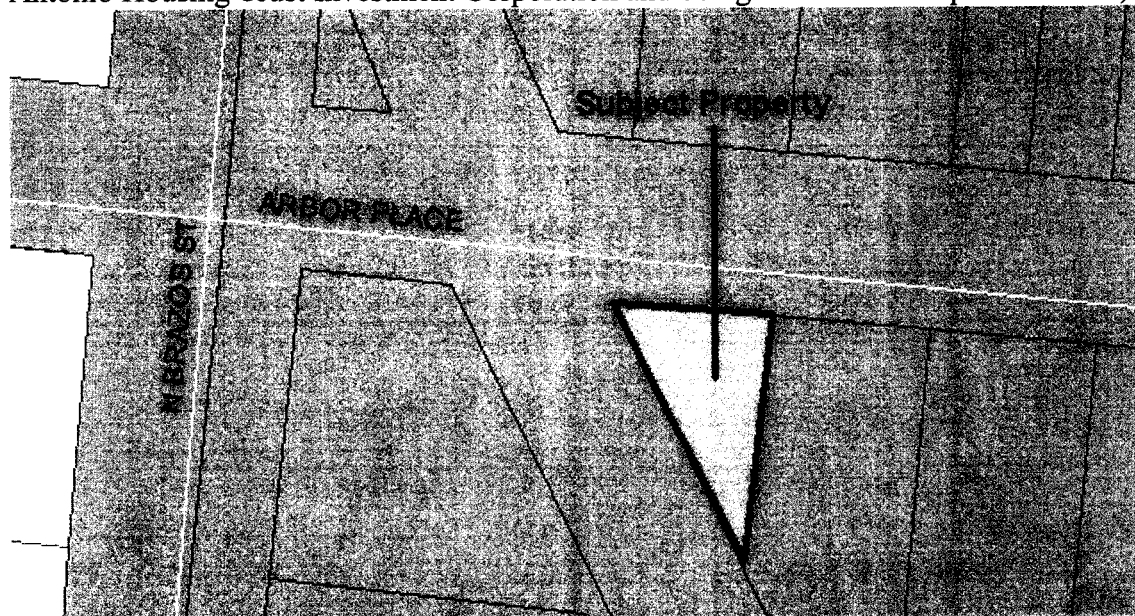
Sheryl Sculley
City Manager

Summary of Properties Being Sold
Properties Advertised for Sealed Bids on July 22, and July 24, 2005

Property nos. on Exhibit "A"	Address of Properties Advertised	Council District	Best Bid	Bidder Name
1	0 Howard (Other)	1	\$ 17,000.00	Broll, B.
2	534 Arbor (Tax Property)	5	\$ 1,200.00	Trevino, M.
3	211 Poppy (Tax Property)	2	\$ 6,500.00	Rios, A.
4	2718 W. Laurel-East Portion (Tax Property)	5	\$ 500.00	Hernandez, M.
5	2718 W. Laurel-West Portion (Tax Property)	5	\$ 500.00	Salazar, J.
6	2209 Virginia (Other)	2	\$ 2,600.00	Sanchez, R.
7	222 Adolph (Code Property)	4	\$ 1,800.00	Garza, M.
8	1215 Rayburn (Code Property)	4	\$ 25,785.00	Garza, M.
9	503 Moselle (Code Property)	6	\$ 2,100.00	Broll, B.
10	922 Holmgreen (Code Property)	2	\$ 6,000.00	Rios, A.
11	2216 Mc Kinley (Code Property)	3	\$ 7,000.00	Rios, A.
12	330 Groff (Code Property)	7	\$ 1,000.00	Castillo, S.
13	335 Azucena (Code Property)	7	\$ 2,100.00	Broll, B.
14	1516 Lee Hall (Other)	1	\$ 4,593.00	Rodriguez, R.
15	NW P-of Lot 56, NCB 7895 (Other)	5	\$ 12,680.00	Garza, M.
16	742 E. Ashley (Other)	3	\$ 13,500.00	Perez, M.
17	750 E. Ashley (Other)	3	\$ 13,500.00	Perez, M.
18	735 Pickwell (Other)	3	\$ 4,000.00	Orosco, Jose
19	739 Pickwell (Other)	3	\$ 3,000.00	Orosco, Jose
			<u>\$ 125,358.00</u>	

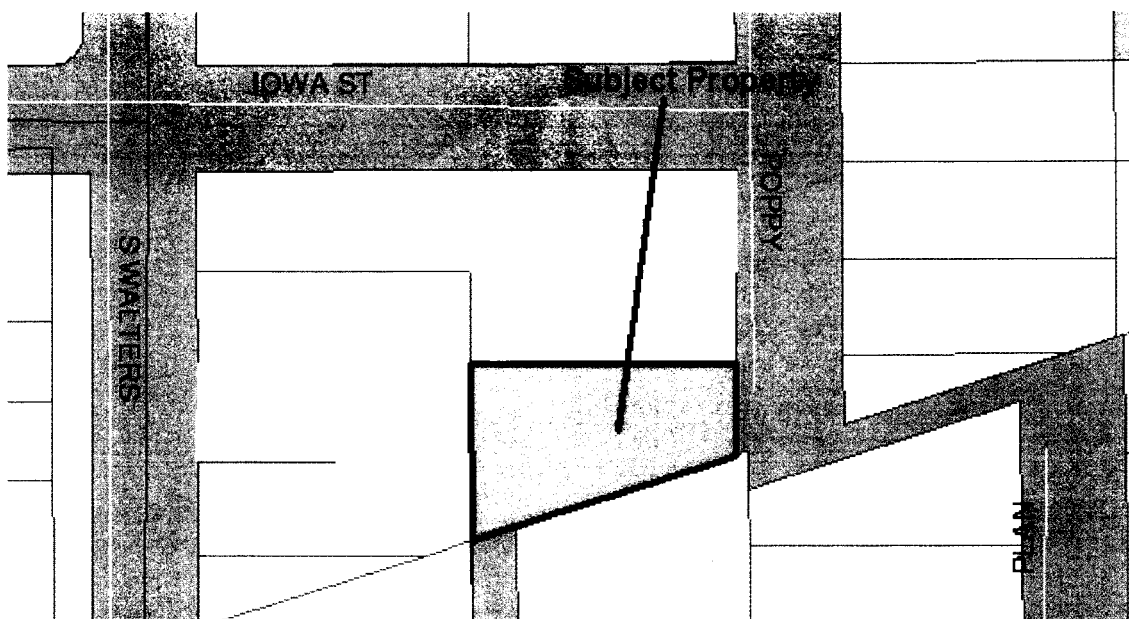


1) Map of Lot 20, Block 14, New City Block 7307 also known as 0 Howard located in City Council District No.1 (property being accepted by the City of San Antonio from San Antonio Housing Trust Investment Corporation and being declared as surplus and sold)

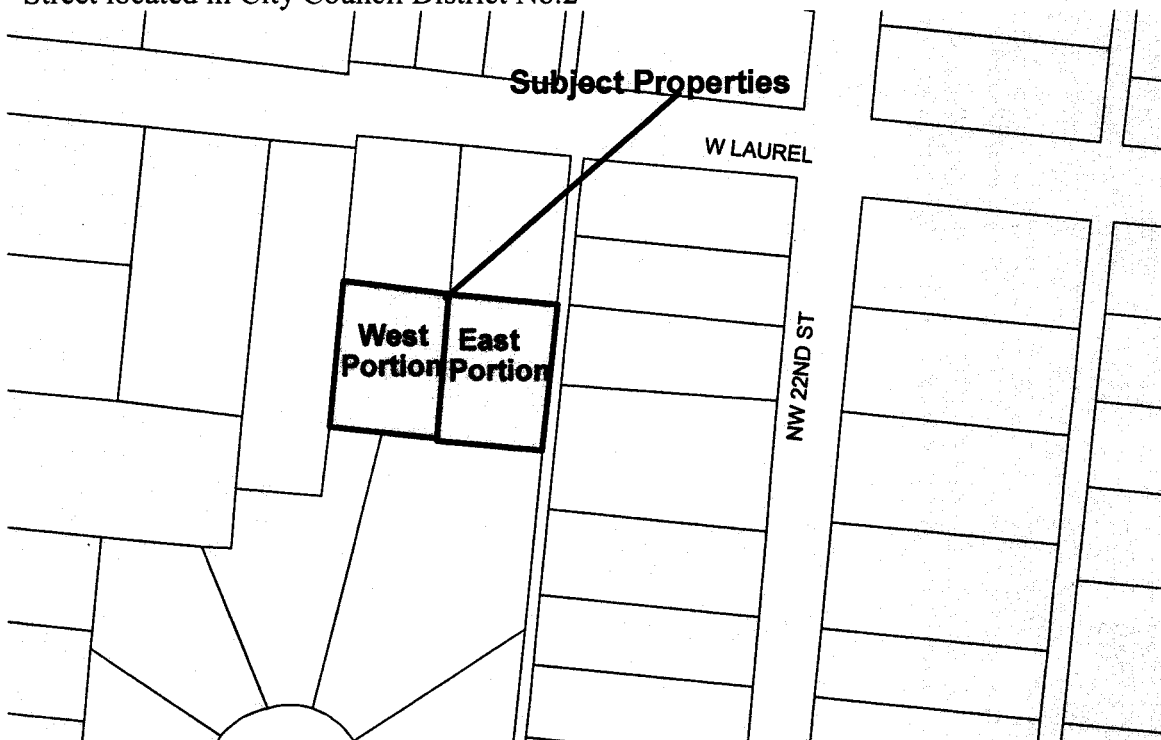


2) Map of NE Tri 91 ft of Lot 3, Block 2, New City Block 2180 also known as 534 Arbor Place located in City Council District No.5

Exhibit "A"

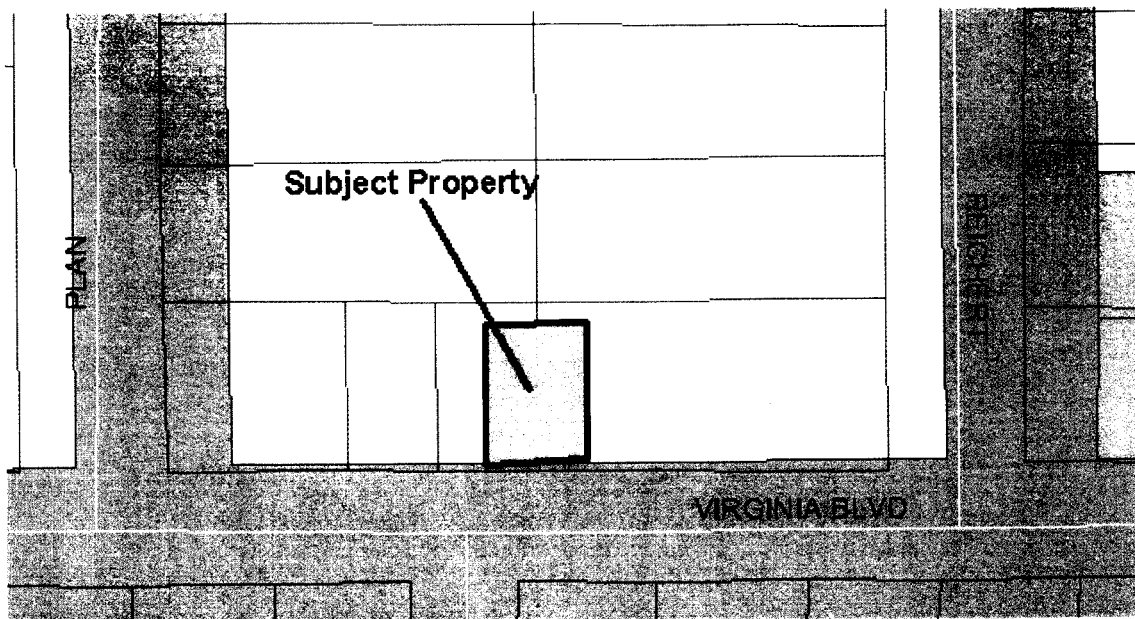


3) Map of Lots 24 and 25, Block 1, New City Block 1529 also known as 211 Poppy Street located in City Council District No.2

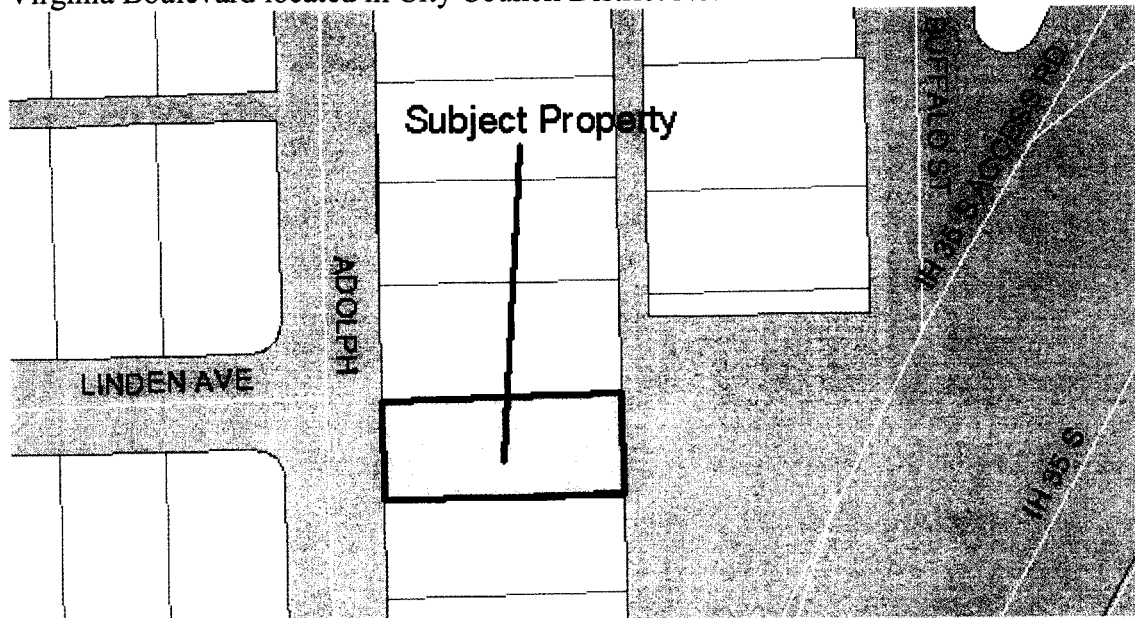


4) Map of the East portion of Lots 12 and 13, Block 15, New City Block 3773 also known as 2718 W. Laurel Street and 5) Map of the West portion of Lots 12 and 13, Block 15, New City Block 3773 also known as 2718 W. Laurel Street located in City Council District No.5

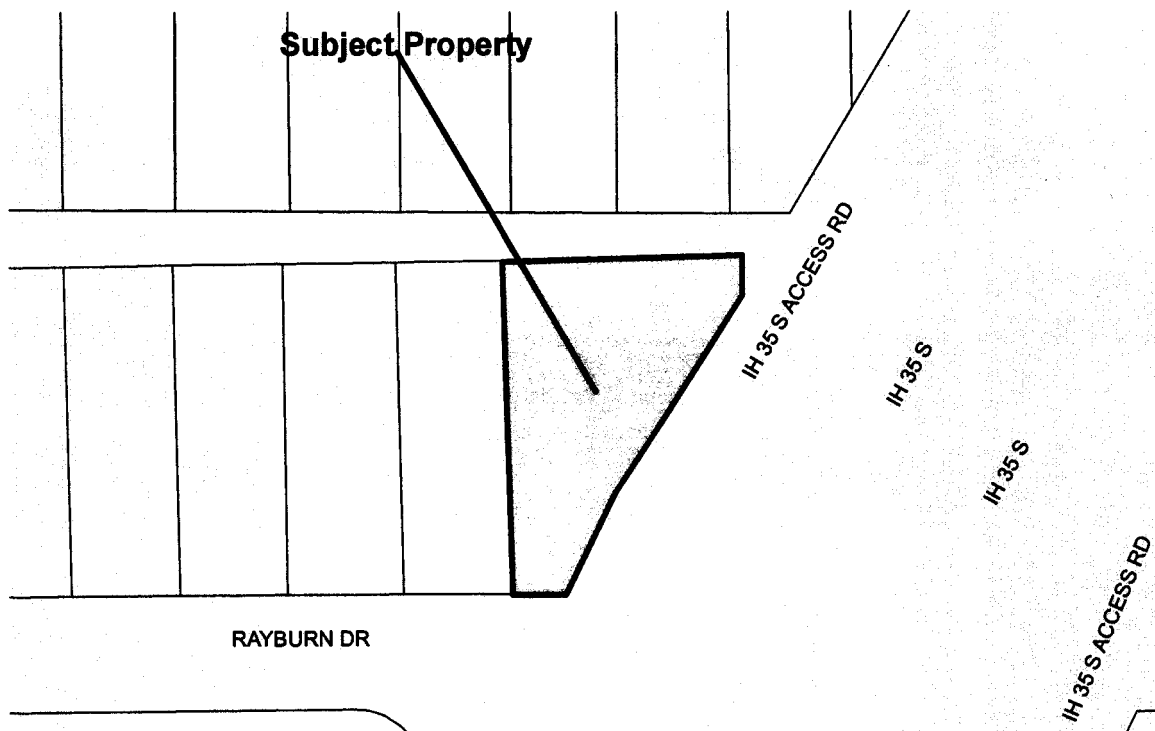
Exhibit "A"



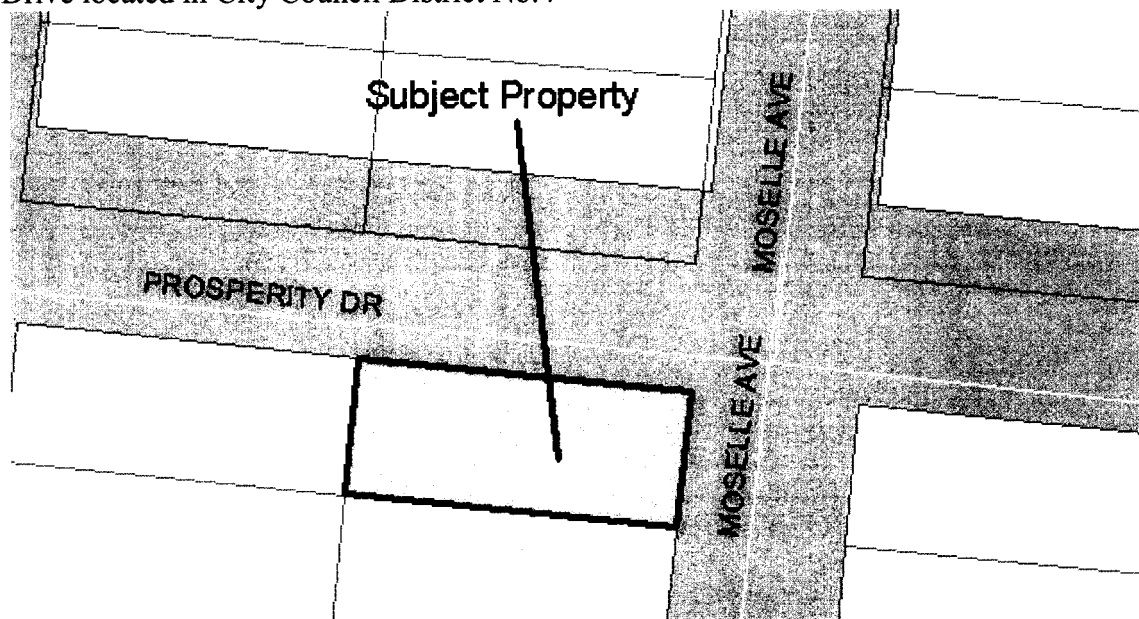
6) Map of Lot E 36 ft of 1, Block 1, New City Block 1541 also known as 2209 Virginia Boulevard located in City Council District No.2



7) Map of Lot 11, Block 5, New City Block 10605 also known as 222 Adolph Street located in City Council District No.4



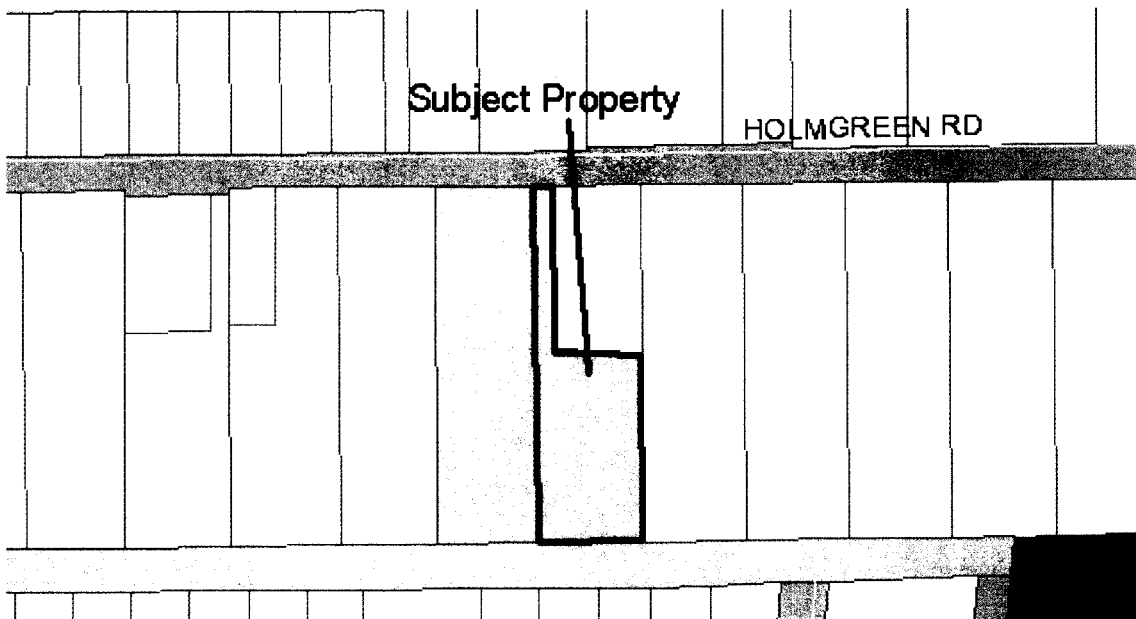
8) Map of a portion of Lots 6-7, Block, New City Block 9729 also known as 1215 Rayburn Drive located in City Council District No.4



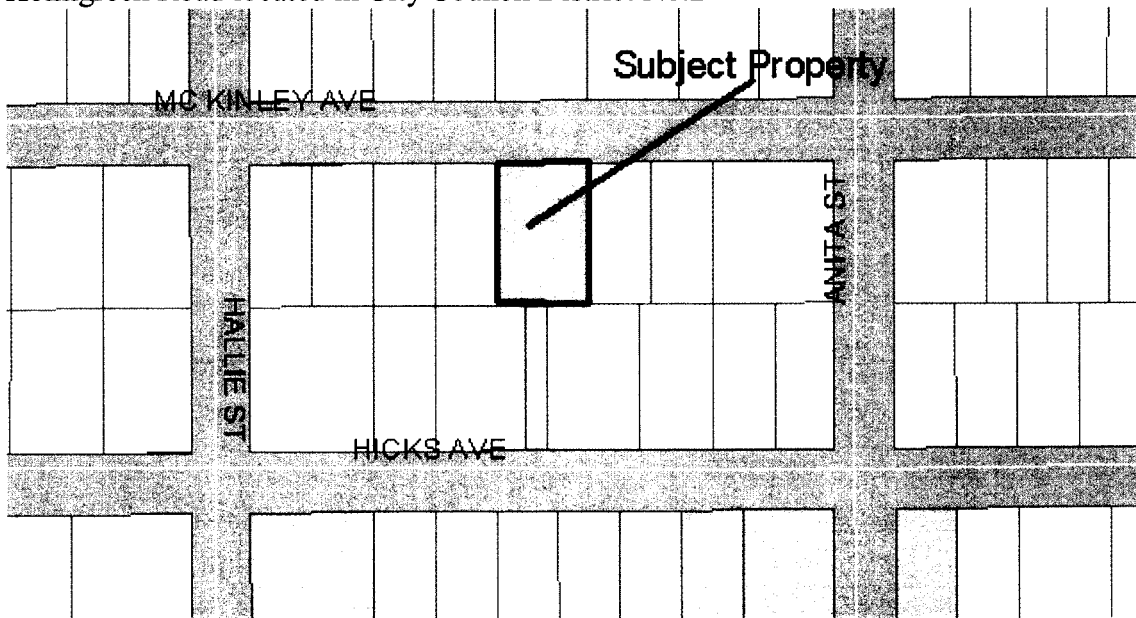
9) Map of Lot 9, Block 20, New City Block 9280 also known as 503 Moselle Street located in City Council District No.6

Exhibit "A"

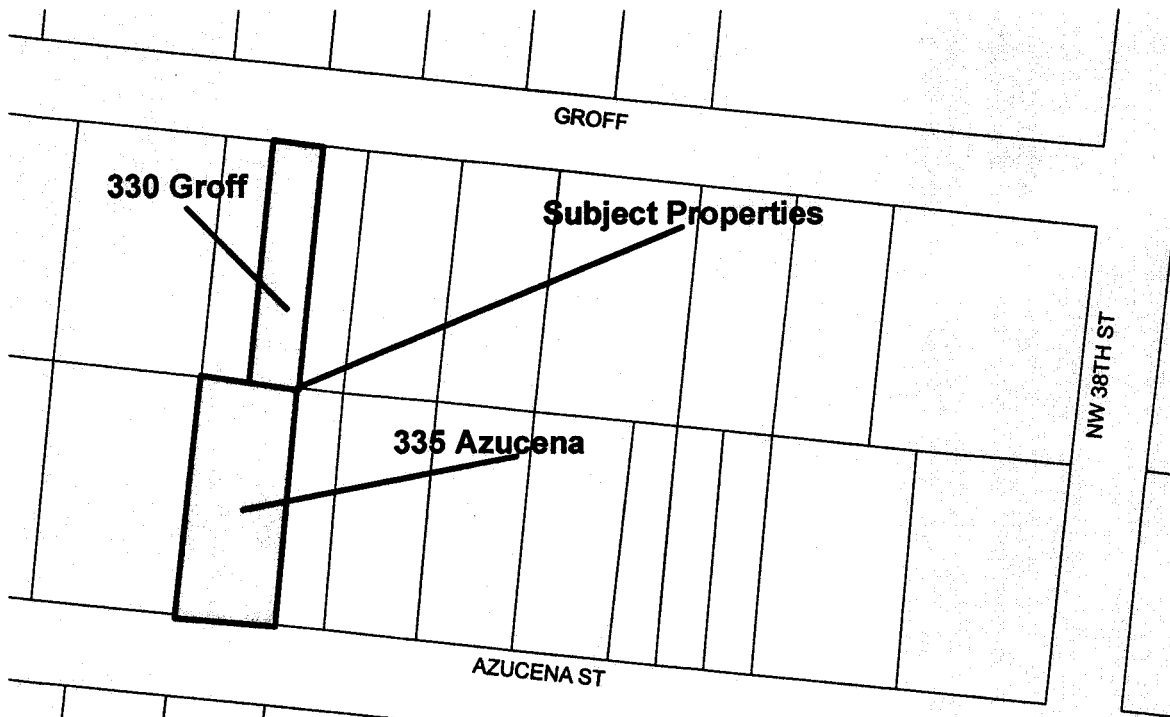
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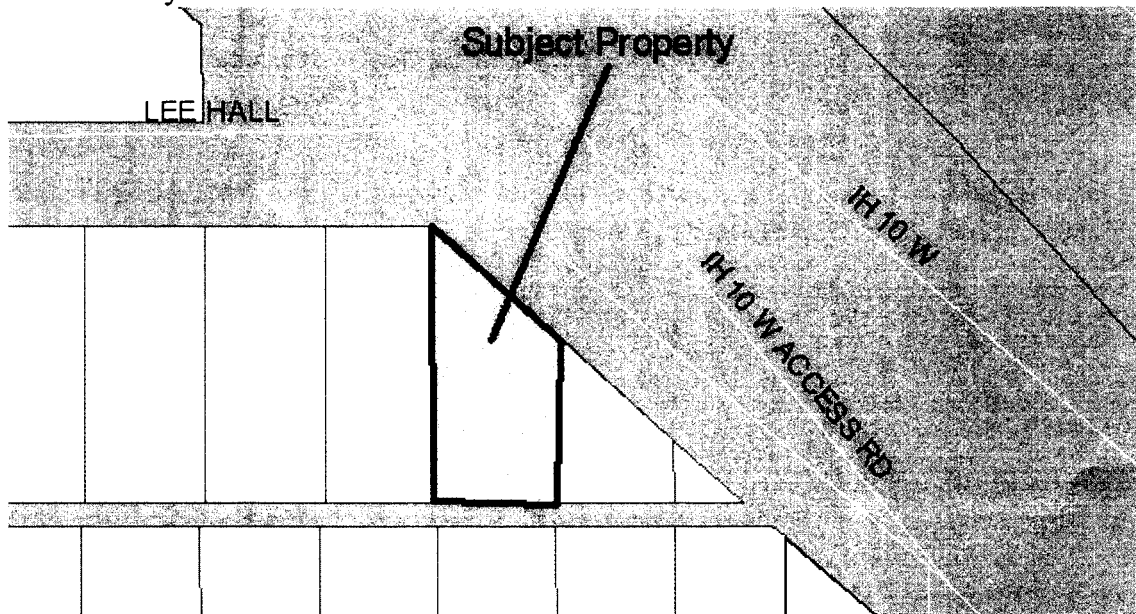
10) Map of Lot S 185 ft of Lot 7 M, Block, New City Block 10755 also known as 922 Holmgreen Road located in City Council District No.2



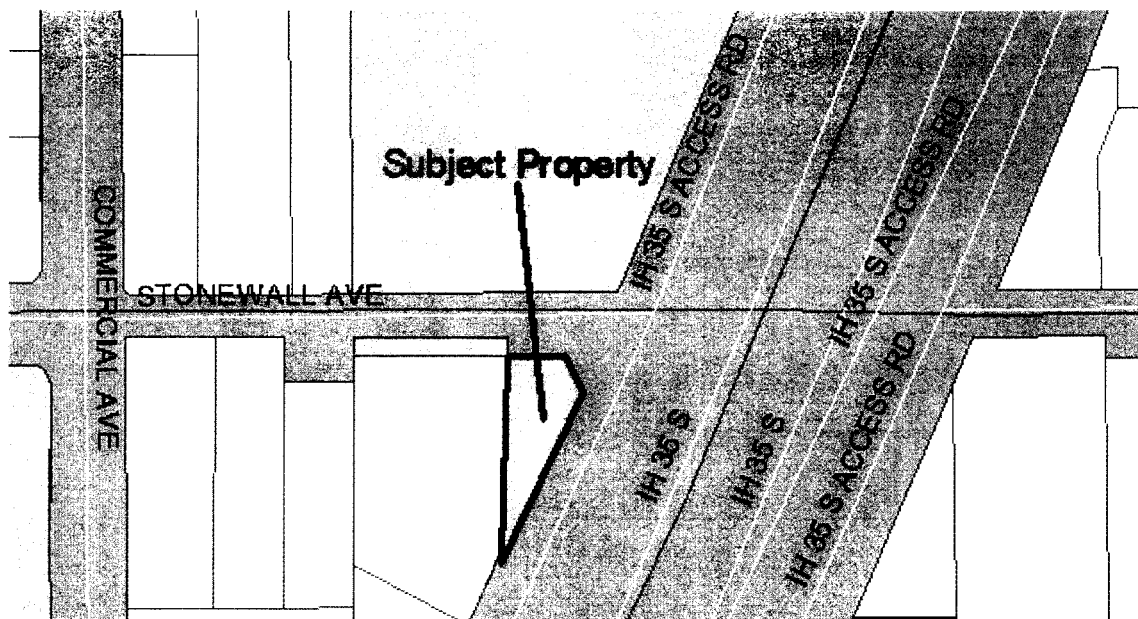
11) Map of Lots 9-11, Block 18, New City Block 3193 also known as 2216 Mc Kinley Avenue located in City Council District No.3



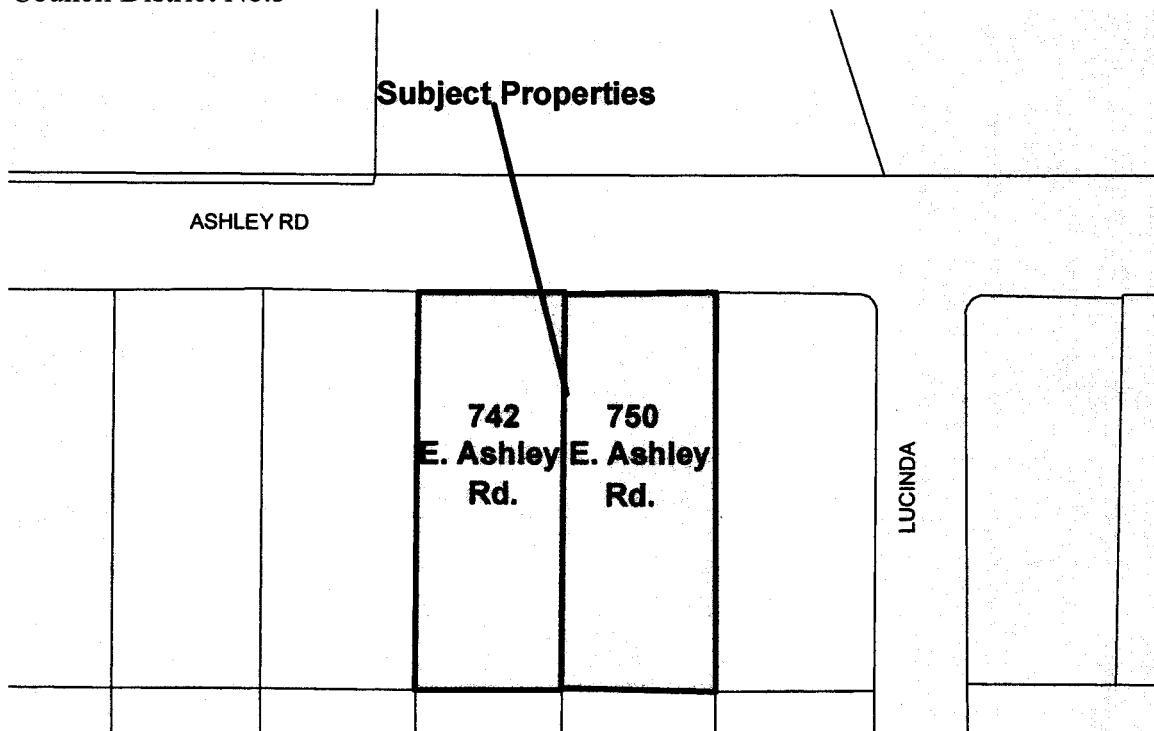
- 12) Map of Lot 17, Block 9, New City Block 8319 also known as 330 Groff Avenue and
 13) Lots 85 and 86, Block 9, New City Block 8319 also known as 335 Azucena Avenue
 located in City Council District No.7



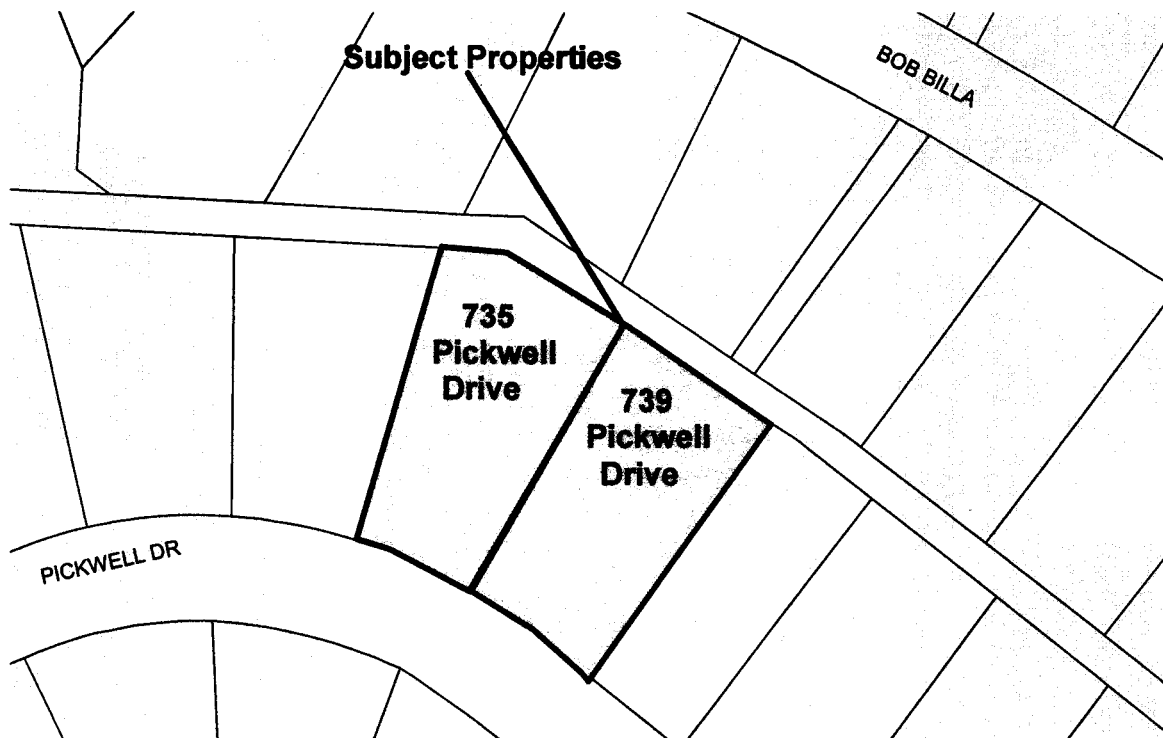
- 14) Map of Lot S IRR PT of 7, Block 76, New City Block 7092 also known as 1516
 Lee Hall Street located in City Council District No.1



15) Map of the Northwest Triangular Portion of Lot 56, NCB 7895 located in City Council District No.5



16) Map of Lot 28, Block 2, New City Block 11158 also known as 742 E. Ashley Road and
 17) Lot 29, Block 2, New City Block 11158 also known as 750 E. Ashley Road located in City Council District No.3



18) Map of Lot 52, Block 2, New City Block 10854 also known as 735 Pickwell Drive and
19) Lot 53, Block 2, New City Block 10854 also known as 739 Pickwell Drive located in
City Council District No.3