

## FACTSHEET

**Instructions:** If a question does not apply, **DO NOT DELETE IT**, just put "NA". Please try to keep it to **ONE** page only. Submit **one original**, with your Request Form, to City Clerk.

**TITLE:** Sale of City-owned property located at 2201 S. 84<sup>th</sup> Street

**BOARD/COMMITTEE:** None

**APPLICANT:** Urban Development Department

**RECOMMENDATION:** For

**STAFF RECOMMENDATION:** For

**OTHER DEPARTMENTS AFFECTED:** Lincoln Water, Public Works, Lincoln Electric System

**SPONSOR:** Urban Development

**OPPONENTS:** Adjacent Neighbors

**REASON FOR LEGISLATION:**

Article II, Section 2 of the City Charter provides that the sale of any real estate having a value in excess of \$10,000 must be authorized by City Council ordinance.

**DISCUSSION / FINDINGS OF FACT:**

The City of Lincoln owns approximately 15 acres of land at approximately 2201 S. 84<sup>th</sup> Street. Currently, part of the property is occupied by Fire Station #12 and a Lincoln water tower reservoir. In discussions with both departments, it was determined a portion of the property was no longer needed for municipal purposes. The Water Department determined how much of the land they would want to retain if there was ever a need for a second water reservoir. With their comments, a survey was completed to create two separate parcels and it was decided approximately 9.37 acres could be declared surplus and sold. The surplus property was appraised, advertised for sale on the City's surplus property website, "for sale" signs were posted on the property and a press release notifying the public the City would take offers on the property. During the offer period, only one offer was received by the City.

The Lincoln Housing Authority (LHA) offered to purchase the property at its appraised value which was \$694,000. LHA has worked with the City on various projects over the years to provide safe and affordable housing to low/moderate income families. Their plan for the City's property includes 72 units in nine separate buildings, a clubhouse, parking and green space for a total project cost of 10 million dollars. The units will include a mix of one and two bedroom apartments with some being rented at market rate prices.

The sale of the property will put money into the City's Advanced Land Acquisition fund, put the property back on the tax rolls, and relieve the City of mowing and maintenance issues related to the property. For these reasons, we recommend approval of the sale.

**POLICY OR PROGRAM CHANGE:**     \_\_\_ Yes     X No

**OPERATIONAL IMPACT ASSESSMENT:**     N/A

**COST OF TOTAL PROJECT:**     N/A

**RELATED ANNUAL OPERATING COSTS:** N/A

**SOURCE OF FUNDS:** Advanced Land Acquisition

**CITY:** N/A

**NON-CITY:** N/A

**FACTSHEET PREPARED BY:** Michelle Backemeyer

**DATE:** May 28, 2014

**REVIEWED BY:** Dallas McGee, Steve Werthmann

**DATE:** May 29, 2014