

REQUEST FOR BOARD ACTION

HENDERSON COUNTY

BOARD OF COMMISSIONERS

MEETING DATE: April 19, 2017

SUBJECT: Offer to purchase property (former "Sixth Avenue Clubhouse") property

PRESENTER: Charles Russell Burrell

SUMMARY OF REQUEST:

Dr. Leon Elliston offered to purchase the former "Sixth Avenue Clubhouse" property, Henderson County parcel identification numbers 1011743 and 0114591.

This Board gave provisional acceptance to a first bid of \$172,000.00. (A map showing the two parcels is attached.) This property went through the "upset bid" process required by law. This resulted in a final bid of \$286,000.00. The "upset bid" process on this final bid expired April 3, 2017, at 5:00 p.m., when no further bids were received.

The tax values of these properties are as follows:

PARCEL	Building "Value"	Land Value
1011743	\$171,200	\$177,700
0114591	\$0.00	\$23,500
TOTAL	\$171,200	\$201,200
TOTAL ALL		\$372,400

Despite the tax values for the building located on parcel 1011743 quoted above, the Henderson County Engineer and Capital Projects Manager believe, after a survey of the building, that the renovation cost for any effective use of that building exceeds its quoted tax value.

Under your procedures and the General Statutes, once provisional acceptance has occurred, and no further upset bids are received after published notice, the matter comes back before this board for a final decision on the sale. County staff will be present and prepared if requested to give further information on this matter.

PROPOSED MOTION:

If the Board is so inclined, the following motion is suggested:

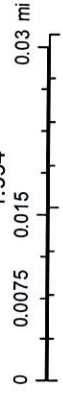
I move that the Board approve the sale of the former "Sixth Avenue Clubhouse" property to Leon Elliston, at a price of \$286,000.00, and authorize and direct the Chairman and staff to complete the sale.

GoMaps



April 6, 2017

1:994



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