



Item: Sale of City-Owned Property: Parcel #2612750, T20, R4E, Sec. 3, GEO Code: 02-3016-03-1-01-13-0000, 18th Avenue North – 52nd Street North

From: Jim Rearden, Public Works Director

Initiated By: Jim Rearden, Public Works Director

Presented By: Jim Rearden, Public Works Director

Action Requested: Set Public Hearing for the Sale of City-Owned Property

Suggested Motion:

1. Commissioner moves:

“I move that the City Commission set the public hearing to consider the sale of the City-Owned parcel #2612750 for July 2, 2013.”

2. Mayor calls for a second, discussion, public comment, and calls for the vote.

Staff Recommendation: Staff recommends that the City Commission set a public hearing to consider the sale of the City-Owned parcel #2612750.

Background:

Purpose

This parcel was separated from a larger City-Owned parcel by an easement for the railroad line serving the East Great Falls Industrial Park. Steel Etc. owns adjacent property and this stranded parcel better fits with their property than the City’s remainder. This sale would put this unused area of City-Owned property to use. Steel Etc. is located at 1408 52nd St. N. which is west of this parcel.

Evaluation and Selection Process

The specifications were advertised two times in the Great Falls Tribune, placed on the City of Great Falls website, and mailed to one prospective bidder. The bids were opened on June 5, 2013, with one bidder responding.

The minimum bid price was set at \$.50 per square foot based on comparable sales in the immediate area. A COS (Certificate of Survey) was provided by Louis Fontana estimating the square footage at 5,535.

Conclusion

The bid by Steel Etc. meets specifications for the City-Owned parcel #2612750.

Fiscal Impact: The proceeds from this sale will go back into the Economic Revolving Fund. The sale of this property will provide a one-time cash benefit to the City.

Alternatives: Reject the bid for the sale of the land.

Attachments/Exhibits: Bid List, Bid Tab, Location Map

Sale of City-Owned Property Bid List

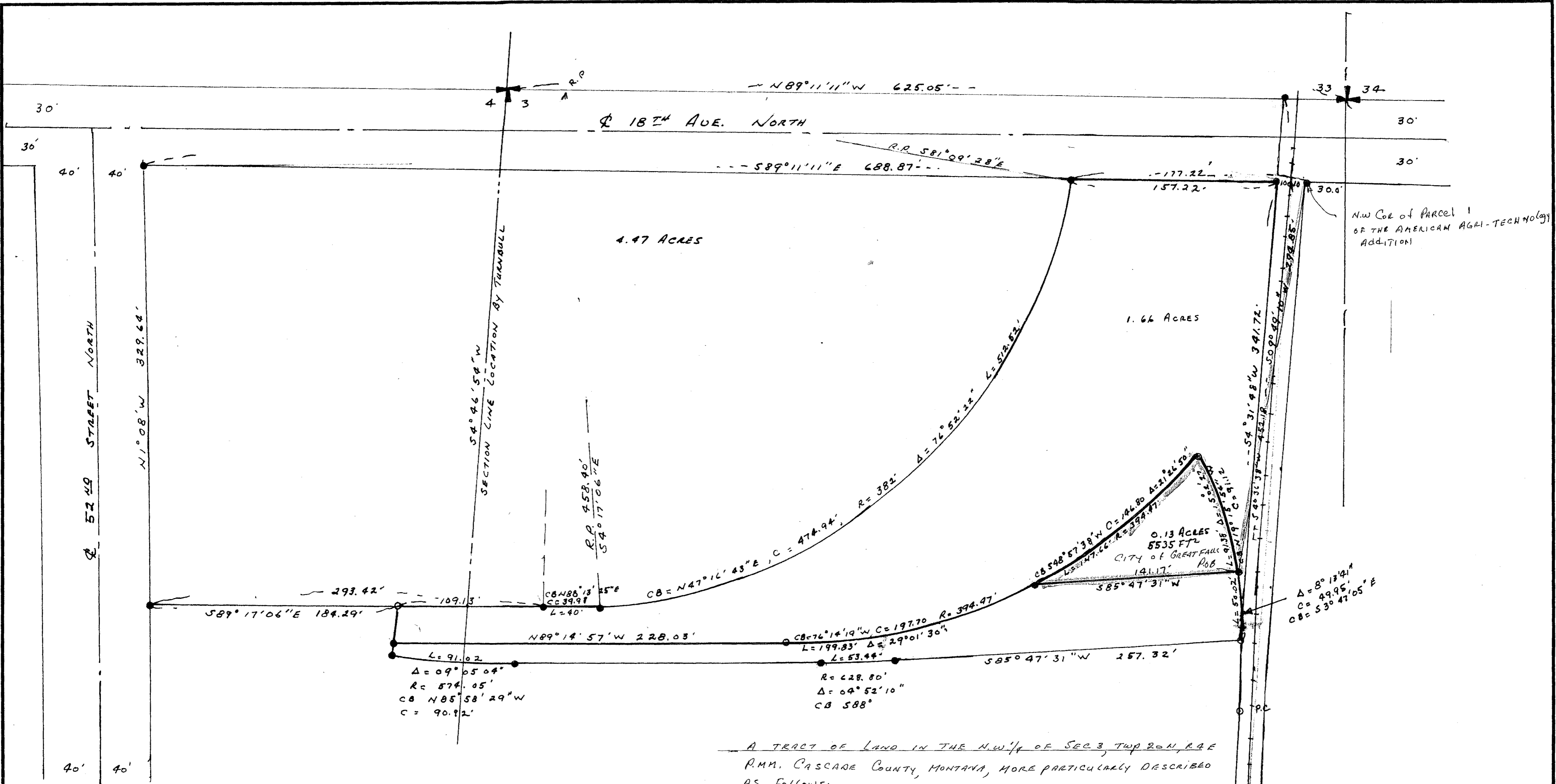
Steel Etc., LLP
1408 52nd St. N.
Great Falls MT 59405

CITY OF GREAT FALLS
PO BOX 5021
GREAT FALLS MT 59403

SALE OF CITY-OWNED PROPERTY
Portion of Parcel #2612750

Project Number
Bids Taken at Civic Center
Date: June 5, 2013
Tabulated By: Lisa Kunz
Page 1 of 1

NAME & ADDRESS OF BIDDER	Bid Security	Affidavit of Non- Collusion	Bid Price by Square Foot	Net Bid Price
Steel Etc.	Bid Bond 10%	✓	\$1.00 sq ft	\$5,535.00

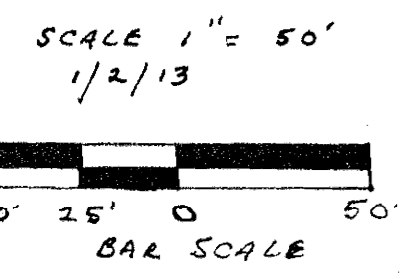


N.W. Cor. of Parcel 1
OF THE AMERICAN AGRI-TECHNOLOGY
ADDITION

A TRACT OF LAND IN THE N.W. 1/4 OF SEC. 3, TWP. 20 N, R. 4 E
P.M.M. CASCADE COUNTY, MONTANA, MORE PARTICULARLY DESCRIBED
AS FOLLOWS:

BEGINNING AT THE N.W. CORNER OF PARCEL 1 OF THE AMERICAN
AGRI TECHNOLOGY ADDITION; THENCE S 09° 49' 10" W 294.85 FEET TO
TRUE POINT OF BEGINNING; THENCE S 85° 47' 31" W 141.17 FEET TO A
POINT ON A CURVE TO THE LEFT. THENCE C.B. N 48° 57' 38" E CHORD
146.80 FEET; THENCE C.B. S 19° 15' 54" E, CHORD 91.12 FEET TO THE
TRUE POINT OF BEGINNING, CONTAINING IN ALL 0.13 ACRES
5535 FT².

LOUIS FONTANA
PROFESSIONAL ENGINEER AND
LAND SURVEYOR
REGISTRATION No 2376



SCALE:	APPROVED BY:	DRAWN BY:
DATE:		REVISED:
		DRAWING NUMBER