



Planning and Inspections Department

P. O. Box 70, 308 E Stadium Drive, Eden NC 27289-0070/Telephone 336-623-2110/Fax 336-623-4057

MEMO

TO: Honorable Mayor and City Council
THRU: Brad Corcoran, City Manager
FROM: Kelly K. Stultz, AICP, Director
SUBJECT: Sale of 1209 Irving Avenue
DATE: October 7, 2015

The City has received a bid on the house and lot located at 1209 Irving Avenue in the amount of \$2,307.50 from Wendell Roberts. The tax value of the property is \$9,492.00.

The advertisement for bids was run in the Eden Daily News on July 19 and July 22, 2015. After receiving an upset bid an advertisement for bids was run on August 2, August 12 and August 23, 2015. No upset bids were received after the publication on August 23, 2015.

The City of Eden filed legal action against the previous owners of the property for nuisance abatement fees due in the amount of \$1,406.51. In addition to the nuisance abatement fees, the City incurred legal expenses of approximately \$831.25.

In addition to the nuisance fees and legal expenses, we incurred an expense for the advertised for bids. The property is being sold subject to unpaid property taxes. The amount due for property taxes as of October 7, 2015, is \$4,062.63.

In my opinion, our best outcome is to sell the property, regain what we can and encourage the owner to improve the house on the lot.

Based upon the foregoing information and the fact that we continue to have to mow and maintain the property, I recommend that the City Council accept the bid.

If you need any further information, please let me know.