

Introduced by: Mayor
 Date: 06/03/08
 Hearing: 07/08/08
 Action: Enacted as Amended
 Vote: 9 Yes, 0 No, 0 Absent

**KENAI PENINSULA BOROUGH
 ORDINANCE 2008-14**

**AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN PARCELS OF
 BOROUGH LAND BY SEALED BID**

WHEREAS, the Borough has clear title to the land listed in Section 1 of this ordinance; and

WHEREAS, the land has been appropriately classified pursuant to KPB 17.10.080; and

WHEREAS, the Planning Commission at its regularly scheduled meeting of June 23, 2008, recommended enactment by unanimous consent;

NOW, THEREFORE, BE IT ORDAINED BY THE ASSEMBLY OF THE KENAI PENINSULA BOROUGH:

SECTION 1. The parcels listed below are authorized for sale at a minimum of the fair market value as estimated by the Assessing Department.

ASSESSOR PARCEL	GENERAL LOCATION	LEGAL DESCRIPTION	ACRES	CLASSIFICATION	MINIMUM BID
131-010-34	Kalifornsky Beach	Lot 1 Inlet Dreams Subdivision, According to Plat No 2007-129, Kenai Recording District	2.639	Residential	\$114,500
131-010-35	Kalifornsky Beach	Lot 2 Inlet Dreams Subdivision, According to Plat No 2007-129, Kenai Recording District	2.524	Residential	\$119,000
131-110-71	Kalifornsky Beach	Lot 1 Ocean Pond Subdivision Second Addition, According to Plat No. 2008-53, Kenai Recording District	5.639	Residential	\$195,000
131-110-72	Kalifornsky Beach	Lot 2 Ocean Pond Subdivision Second Addition, According to Plat No. 2008-53, Kenai Recording District	5.529	Residential	\$205,000
133-022-38	Cohoe	Lot D1 Pettifogger's Place Three Subdivision, According to Plat No. 2008-50, Kenai Recording District	4.267	Residential	\$30,500
133-022-39	Cohoe	Lot D2 Pettifogger's Place Three Subdivision, According to Plat No. 2008-50, Kenai Recording District	4.608	Residential	\$33,000

133-022-40	Cohoe	Lot D3 Pettifogger's Place Three Subdivision, According to Plat No. 2008-50, Kenai Recording District	4.418	Residential	\$31,500
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SECTION 2. The method of disposal shall be by sealed bid pursuant to KPB 17.10.100(F). The date of the bid opening shall be October 24, 2008.

SECTION 3. All parcels will be conveyed by Quitclaim Deed. Either title insurance or another similar report must be obtained for all Borough-financed sales, at the Buyer's expense, showing the condition of title and that there are no unsatisfied judgments or liens against the Buyer at the time of closing, the latter of which shall also be verified by the Buyer. In the event a title report showing a reasonably acceptable condition of title cannot be obtained, then either the Buyer or the KPB may elect to terminate the purchase contract, in which case all monies on deposit will be refunded to the Buyer.

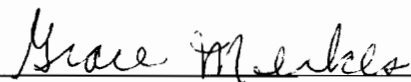
SECTION 4. Upon successfully bidding or entering into an agreement to acquire the land, a down payment of ten percent (10%) of the sale price, or \$1,500.00, whichever is greater, shall be made and the applicable terms and provisions of KPB 17.10.120 and KPB 17.10.130 shall apply.

SECTION 5. Parcels that do not sell in the sealed bid auction as set forth herein shall be returned to the land bank.

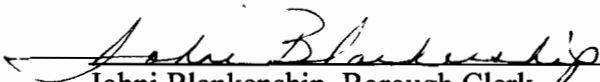
SECTION 6. The mayor is authorized to sign any documents necessary to effectuate this ordinance.

SECTION 7. This ordinance shall become effective immediately upon its enactment.

ENACTED BY THE ASSEMBLY OF THE KENAI PENINSULA BOROUGH THIS 8TH DAY OF JULY, 2008.


 Grace Merkes, Assembly President

ATTEST:


 Johni Blankenship, Borough Clerk

- Yes: Fischer, Gilman, Knopp, Long, Martin, Smith, Sprague, Superman, Merkes
- No: None
- Absent: None

