

Introduced by: Mayor
Date: Mar. 15, 1983
Vote: Unanimous
Action: Adopted

KENAI PENINSULA BOROUGH

RESOLUTION 83-71

AUTHORIZING A NEGOTIATED LAND SALE FOR CERTAIN BOROUGH PATENTED LANDS TO DON C. AND KATHRYN BUCHANAN AND DAVID M. HUEBSCH.

WHEREAS, the Borough enacted Ordinance 82-23 (Amended) on May 4, 1982; and

WHEREAS, the Borough advertised by public notice for applications in accordance with Ordinance 82-23 (Amended); and

WHEREAS, an application by Don C. & Kathryn Buchanan and David M. Huebsch was received and the application fee was paid; and

WHEREAS, the Planning Commission held a public hearing on November 8, 1982 to receive testimony on this application; and

WHEREAS, the Planning Commission met on December 6, 1982 and recommended approval of this negotiated land sale application;

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

Section 1. That the following described lands be sold to Don C. & Kathryn Buchanan and David M. Huebsch:

Lots 13 & 14, Section 24, Township 4 North, Range 12 West, Seward Meridian, containing 5.4 acres more or less.

Section 2. That the sale price shall be \$35,000 per acre.

Section 3. That the Borough cause a survey to be performed to divide Lots 13 and 14 in a manner so that the improvements and accesses are split and combined with the applicants' properties to form two lots. The Borough shall retain the area encompassing the ravine. The costs of the survey are to be shared by the applicants and added to the assessed valuation of the portion of Lots 13 and 14 being purchased. Said lots 13 and 14 are subject to AS 38.05.127.

Section 4. That the purchase of the lots will be made by either payment in full or a down payment equal to at least 15% of the total purchase price with the principal balance due in twenty (20) equal annual installments with 10% simple interest accruing annually on the unpaid balance. The appropriate documents must be signed, and the down payment must be made within 30 calendar days after notification of eligibility by certified mail or his right to purchase the land shall be forfeited.

Section 5. That the Mayor is authorized to sign such documents deemed necessary to effectuate this resolution and in the best interests of the Borough.

ADOPTED BY THE ASSEMBLY OF THE KENAI PENINSULA BOROUGH ON THIS 15 DAY OF March, 1983.


Donald L. McCloud, Assembly President

ATTEST:


Borough Clerk