



MULTNOMAH COUNTY AGENDA PLACEMENT REQUEST

(Revised March 2016)

Board Clerk Use Only

Meeting Date: 5/18/17
Agenda Item #: C.1
Est. Start Time: 9:30 am
Date Submitted: 5/9/17

Agenda Title: **Resolution Authorizing the Private Sale of a Tax Foreclosed Property as Allowed Under ORS 275.225 to Brian O. Bedard and Michela S. Bedard**

Note: Title should not be more than 2 lines but sufficient to describe the action requested. Title on APR must match title on Ordinance, Resolution, Order or Proclamation.

Requested

Meeting Date: Next Available Agenda Time Needed: Consent
Department: County Management Division: Assessment, Recording and Taxation/Tax Title
Contact(s): Mike Sublett
Phone: 503-988-9824 Ext. 89824 I/O Address: 503/1

Presenter

Name(s) &
Title(s): NA

General Information

1. What action are you requesting from the Board?

The Assessor is requesting the Board approve the private sale of a tax foreclosed property to Brian O. Bedard and Michela S. Bedard ("Purchaser").

2. Please provide sufficient background information for the Board and the public to understand this issue. Please note which Program Offer this action affects and how it impacts the results.

ORS 275.225 allows the County to sell County owned property, including property acquired through tax foreclosure, at a private sale if that property meets certain conditions with respect to value and the applicable zoning and building codes. The subject property ("Property"), described in Exhibit A to the Resolution, is a small triangular strip.

The Property was foreclosed on for delinquent property taxes and came into County ownership October 2, 2009. The Property has an estimated real market value of \$530 on the assessment roll, substantially less than the \$15,000 cap provided under ORS 275.225(1)(a). In addition, DART-Tax Title ("Program") is confident the 532 SF strip is unsuitable for the construction or placement of a dwelling under applicable ordinances, building codes, as further required under ORS 275.225(1)(b).

Tax Title has received certified funds in the amount of \$2,003.14 from the Purchaser. The purchaser owns an adjacent parcel. The Program recommends the proposed sale of the

Property to Purchaser.

3. Explain the fiscal impact (current year and ongoing).

This action affects Program Offer 72038-DART Tax Title. In compliance with Multnomah County Code Chapter 7 and ORS 275.275, the net proceeds from the sale of the Property will be directed to a dedicated sub-fund of the General Fund to provide: (i) Funds for housing placement and retention support services for youth and families with children; (ii) Flexible rental assistance to place youth and families with children into housing; or (iii) Funds to develop new low income housing that is affordable to youth and families with children with 30 percent or lower median family income. In addition, the sale places the Property back onto the assessment roll.

4. Explain any legal and/or policy issues involved.

No legal issues are expected. The Property will be deeded "As Is" without any warranties or representations.

5. Explain any citizen and/or other government participation that has or will take place.

In accordance with the Program's Standard Practice on Strip Parcels, a solicitation to all adjacent property owners was sent by certified mail on November 23, 2016. A final certified letter was mailed offering the property to the highest bidder and was sent to the two interested adjacent parties with a deadline of April 26, 2017. Both parties sent in a timely bid and the highest bid was received from the Purchaser.

Required Signature

**Elected
Official or
Department
Director:**

Marissa Madrigal /s/

Date:

May 9, 2017