



KENAI PENINSULA BOROUGH

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MIKE NAVARRE
BOROUGH MAYOR

MEMORANDUM

TO: Gary Knopp, Assembly President
Kenai Peninsula Borough Assembly Members

THRU: Mike Navarre, Mayor *mn*
Max Best, Director of Planning *MB*

FROM: Marcus A Mueller, Land Management Officer *ma*

DATE: May 24, 2012

SUBJECT: Ordinance 2012-24, Authorizing the Sale of Certain Parcels of Borough Land in the Widgeon Woods Phase Two Subdivision by Sealed Bid Procedures

The Widgeon Woods Subdivision Project is nearly completed. All roads are constructed and electric and gas utilities are installed. Twenty-nine lots are available to be marketed. Thirteen additional lots will be available after easements have been vacated.

As an approach to achieve multiple goals with the sale of lots within Widgeon Woods Subdivision, a sealed bid land sale offering eight lots from the pool of twenty-nine available lots is recommended and proposed. This sale approach would establish a single minimum bid of \$33,000 per lot for the sale. Bidders would bid on the pool of available lots and the choice of lot would go to the bidders, in high bid order, until eight lots are sold.

The bid opening is proposed for September 20, 2012. A sale brochure will be prepared which will delineate the parcels and explain the sealed bid procedures. Notice of the land sale will be published in accordance with KPB 17.10.110 and the brochure will be made available on the borough's land management website.

Your consideration of this ordinance is appreciated.