



RESOLUTION

AUTHORIZING THE SALE OF TAX DEEDED PROPERTY LOCATED AT 4 ½ - 6 CANAL STREET

CITY OF NASHUA

In the Year Two Thousand and Nineteen

WHEREAS, the following parcel, with improvements thereon, was acquired by the City of Nashua through tax deed:

4 ½ - 6 Canal Street, Sheet 43, Lot 39, by tax deed dated February 21, 2018 and recorded at Book 9051, Page 659 of the Hillsborough County Registry of Deeds (together with improvements, the "Parcel")

WHEREAS, the Parcel is not utilized by the City and should be declared surplus and disposed of by the City;

WHEREAS, selling by public auction or sealed bid is not in the best interest of the community;

WHEREAS, a request for proposals seeking proposals for infill residential development for the Parcel that will enhance and compliment the neighborhood and provide housing that fits the needs of a diverse population is in harmony with the City's Downtown Master Plan; and

WHEREAS, there is public interest in achieving the goals of the City's Downtown Master Plan.

NOW, THEREFORE, BE IT RESOLVED by the Board of Aldermen of the City of Nashua that the Parcel is surplus property and disposal by a method other than sealed bid or public auction is in the public interest. Justice requires that the method of disposal for the Parcel be a request for proposals. This paragraph is effective upon passage; and

FURTHER RESOLVED by the Board of Aldermen of the City of Nashua that 120 days after passage, the Mayor is authorized to sell the Parcel by means of a request for proposals. At that time the Mayor, with the assistance of the Corporation Counsel, is authorized to prepare and execute all necessary documents related to the sale.

The authority granted in this resolution is indefinite, until rescinded.

LEGISLATIVE YEAR 2019

RESOLUTION: R-19-130

PURPOSE: Authorizing the sale of tax deeded property located at 4 ½ - 6 Canal Street

ENDORSERS: Mayor Jim Donchess

**COMMITTEE
ASSIGNMENT:**

FISCAL NOTE: Pursuant to RSA 80:88, the City can retain back taxes, interest, costs and penalty, as defined in RSA 80:90, from the proceeds of the sale. If the sale is within 3 years after the date of recording of the tax deed, any excess proceeds will be either paid over to the court or paid to the prior record owner(s). RSA 80:89, VII.

ANALYSIS

This resolution first resolves that the city-owned property acquired by tax deed is surplus and finds that justice requires the manner of disposition be a request for proposals. Second, 100 days after passage, to allow for notice to the prior owner under RSA 80:89, it authorizes the Mayor to sell the property by means of a request for proposals. See NRO 5-116, RSA 80:80, III. The prior owner's right to notice, repurchase and excess proceeds terminates 3 years after date of recording of the tax deed. RSA 80:89, VII.

Approved as to form:

Office of Corporation Counsel

By:



Date: April 3, 2019