

CITY OF KUNA
*****NOTICE*****

**A SPECIAL MEETING OF THE KUNA
CITY COUNCIL IS SCHEDULED FOR:**

Tuesday, December 17, 2013
6:00 p.m. in the
Kuna City Hall Council Chamber
763 W. Avalon Street
Kuna, ID 83634

6:00 P.M. Special City Council Meeting

- 1. Call to Order and Roll Call**
- 2. Public Hearing – Sale of City Owned Surplus Property Located on E. King Road and East of S. Meridian Road, Kuna, Idaho; 19.84 acres; Minimum Price of \$265,112.44.**
(See Exhibit “A” on page 2 of this notice.)

The purpose of the Public Hearing is for interested parties and citizens to have an opportunity to be heard to discuss the sale of a single city-owned parcel of real property to be declared as surplus totaling approximately 19.84 acres. The property is generally located on E. King Road, east of S. Meridian Road, Kuna, Idaho. Resolution R49-2013 declares that the property is surplus, the City of Kuna intends to sell the property at public auction to the highest bidder, and the minimum price is set at \$265,112.44.

- 3. Public Auction - Sale of City Owned Surplus Property Located on E. King Road and East of S. Meridian Road, Kuna, Idaho; 19.84 acres; Minimum Price of \$265,112.44.**
(See Exhibit “A” on page 2 of this notice.)

The Kuna City Council will conduct a public auction where the City will offer for sale city owned surplus property located on E. King Road and East of S. Meridian Road, Kuna, Idaho totaling approximately 19.84 acres with a minimum price set at \$265,112.44 to the highest bidder at an amount not less than the minimum price. If no bids are received, the City reserves the right to proceed to sell the property as it deems in the best interest of the City.



4. **Motion to proceed to sell the property as it deems in the best interest of the City if no bids are received pursuant to Idaho Code §50-1403(1).**

5. **Public Hearing – Sale of City Owned Surplus Property Located on S. Swan Falls Road, south of E. King Road, Kuna, Idaho; 52.12 acres; Minimum Price of \$671,618.19; and Sale of City Owned Surplus Property Located on S. Swan Falls Road, south of E. King Road, Kuna, Idaho; 107.43 acres; Minimum Price of \$1,387,421.78 (See Exhibit “A” on page 3 of this notice.)**

The purpose of the Public Hearing is for interested parties and citizens to have an opportunity to be heard to discuss the sale of a single city-owned parcel of real property to be declared as surplus totaling approximately 52.12 acres; and to discuss the sale of a single city-owned parcel of real property to be declared as surplus totaling approximately 107.43 acres. The properties are generally located on S. Swan Falls Road south of E. King Road, Kuna, Idaho. Resolution R51-2013 declares that the properties are surplus, the City of Kuna intends to sell the property at public auction to the highest bidder, and the minimum price is set at \$671,618.19 for the 52.12 acres and \$1,387,421.78 for the 107.43 acres.

6. **Public Auction – Sale of City Owned Surplus Property Located on S. Swan Falls Road, south of E. King Road, Kuna, Idaho; 52.12 acres; Minimum Price of \$671,618.19; and Sale of City Owned Surplus Property Located on S. Swan Falls Road, south of E. King Road, Kuna, Idaho; 107.43 acres; Minimum Price of \$1,387,421.78 (See Exhibit “A” on page 3 of this notice.)**

The Kuna City Council will conduct a public auction where the City will offer for sale city owned surplus property located on S. Swan Falls Road, south of E. King Road, Kuna, Idaho totaling approximately 52.12 acres with a minimum price set at \$671,618.19 to the highest

bidder at an amount not less than the minimum price; and city owned surplus property located on S. Swan Falls Road, south of E. King Road, Kuna, Idaho totaling approximately 107.43 acres with a minimum price set at \$1,387,421.78 to the highest bidder at an amount not less than the minimum price. If no bids are received, the City reserves the right to proceed to sell the property as it deems in the best interest of the City.



7. Motion to proceed to sell the property as it deems in the best interest of the City if no bids are received pursuant to Idaho Code §50-1403(1).

8. Adjournment



City of Kuna PUBLIC HEARING NOTICE and PUBLIC AUCTION

Sale of City Owned Surplus Property and Public Auction

Min. Price: \$265,112.44

Size: 19.84 acres

Location: E. King Road, east of S. Meridian Road, Kuna, Idaho. See location map, attached as Exhibit A.

NOTICE IS HEREBY GIVEN that the Mayor and Council have set a public hearing on December 17, 2013 commencing at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho. At the public hearing it shall be the time and place for interested parties and citizens alike to have an opportunity to be heard to discuss the sale of a single city-owned parcel of real property as surplus totaling approximately 19.84 acres. The property is generally located E. King Road, east of S. Meridian Road, Kuna, Idaho. Resolution R49-2013 declares the intent of the City to sell the property at public auction to the highest bidder, and sets the minimum price of \$265,112.44. At the conclusion of the public hearing on December 17, 2013 at 6:00 P.M. or soon thereafter, the City Council will conduct a public auction, where the City will proceed to offer for sale the real property in question at public auction to the highest bidder at an amount not less than the minimum price. If no bids are received, the City reserves the right to proceed to sell the property as it deems in the best interest of the City.



RESOLUTION NO. R49-2013

A RESOLUTION DECLARING THAT A SINGLE CITY-OWNED PARCEL OF REAL PROPERTY CONSISTING OF APPROXIMATELY 19.84 ACRES AND LOCATED ON E. KING ROAD, EAST OF S. MERIDIAN ROAD, KUNA, IDAHO, IS SURPLUS AS THE PROPERTY IS UNDERUTILIZED, OR NOT USED FOR PUBLIC PURPOSES; DECLARING THE INTENT OF THE CITY OF KUNA TO SELL THE PROPERTY AT PUBLIC AUCTION TO THE HIGHEST BIDDER; DECLARING THE MINIMUM PRICE FOR THE PROPERTY; INSTRUCTING THE CITY CLERK TO PUBLISH A SUMMARY OF THE ACTION TAKEN BY THIS RESOLUTION AND ESTABLISH AND PUBLISH NOTICE OF THE HEARING DATE TO REVIEW THE PROPOSED CONVEYANCE, EXCHANGE OR SALE AND TO PUBLISH NOTICE OF THE PUBLIC AUCTION HEARING TO SELL THE PROPERTY TO THE HIGHEST BIDDER AT AN AMOUNT NOT LESS THAN THE MINIMUM SET BY THE CITY COUNCIL; APPROVING A SUMMARY OF THE ACTION TAKEN BY THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Idaho Code §50-1401 grants the City of Kuna the authority to sell, exchange or convey real property which is or not used for public purposes; and,

WHEREAS, The City of Kuna owns a parcel of real property, legally described by parcel number and its location on the map as per Exhibit A, and said property has been underutilized, or not used for public purposes, and therefore should be declared surplus and offered for sale at public auction in accordance with Idaho law; and

WHEREAS, The City of Kuna intends to sell, at public auction to the highest bidder, said surplus property; and,

WHEREAS, Idaho Code §50-1402 provides that whenever the City of Kuna proposes to sell, exchange or convey real property, the City Council shall declare the minimum value or price, if any, it intends to receive as a result of such sale, exchange or conveyance on the record at a public meeting; and

WHEREAS, the City of Kuna establishes the minimum price for the sale of the 19.84 acres at \$265,112.44, which includes the payoff of the LID Lien obligation for sixty (60) Equivalent Dwelling Units (EDUs) or single family sewer hook-ups; and

WHEREAS, Idaho Code §50-1402 requires notice and a public hearing prior to the conveyance or exchange of any real property by the City; and

WHEREAS, Idaho Code §50-1403 (1) provides that after the public hearing, the property can be sold at public auction to the highest bidder.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, IDAHO:

Section 1. The real property as described by its parcel number and location as depicted on the map, as per Exhibit A, is declared to be underutilized, or not used for public purposes, and is therefore surplus property owned by the City of Kuna, Idaho.

Section 2. The minimum price for the sale of property is \$265,112.44.

Section 3. The City intends to sell, at public auction, the surplus property in accordance with Idaho law, Title 50, Chapter 14, to the highest bidder at or above the declared minimum price. If no bids are received, then the City reserves the right to proceed to sell the property as it deems in the best interest of the City.

Section 4. The City Clerk shall publish the notice of a public hearing setting the public hearing for Special City Council meeting on December 17, 2013 at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho, concerning the proposed sale at public auction and a summary of the action taken by the Council concerning the proposed sale and conveyance of the property.

Section 5. The City Clerk shall publish the notice of a public auction setting the public auction on December 17, 2013 at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho.

Section 6. The draft summary of this Resolution and the draft notice of public hearing, attached hereto as Exhibit B and the Public Hearing and Public Auction to be published, attached hereto as Exhibit C, are approved as to both form and content.

Section 7. This Resolution shall be in full force and effective immediately upon its adoption and approval.

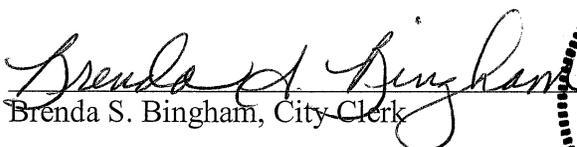
PASSED BY THE COUNCIL of Kuna, Idaho this 19th day of November 2013.

APPROVED BY THE MAYOR of Kuna, Idaho this 19th day of November 2013.



W. Greg Nelson, Mayor

ATTEST:



Brenda S. Bingham, City Clerk



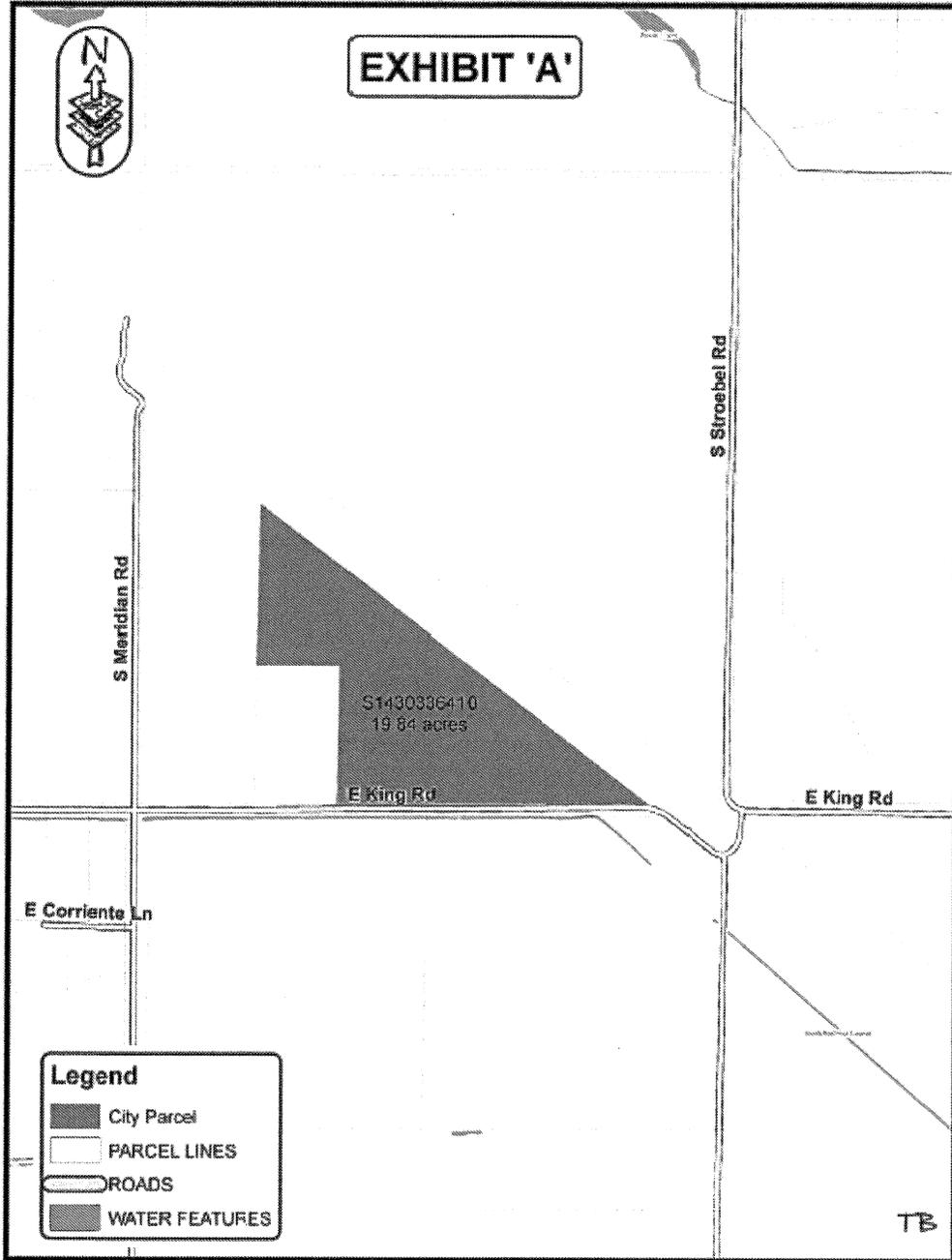


EXHIBIT "B"

Summary of City Council Action:

NOTICE IS HEREBY GIVEN that the City of Kuna, Idaho, adopted at its regular meeting on November 19, 2013, Resolution No. R2-2013, declaring that a single city-owned parcel of real property consisting of approximately 19.84 acres is surplus property. The property is generally located on E. King Road and east of S. Meridian Road, Kuna, Idaho. The resolution declares the intent of the City to sell the property at public auction to the highest bidder, and sets the minimum price of \$265,112.44. Finally, the resolution instructs the City Clerk to publish notice of the public hearing on December 17, 2013 at 6:00 PM, to review the proposed sale and authorize the sale at public auction to the highest bidder, and it also instructs the City Clerk to publish notice of the public auction to be held on December 17, 2013 at 6:00 P.M. after the public hearing.

Notice of Hearing:

Sale of City Owned Surplus Property and Public Auction

Min. Price: \$265,112.44

Size: 19.84 acres

Location: E. King Road, east of S. Meridian Road, Kuna, Idaho. See location map, attached as Exhibit A.

EXHIBIT "C"

NOTICE IS HEREBY GIVEN that the Mayor and Council have set a public hearing on December 17, 2013 commencing at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho. At the public hearing it shall be the time and place for interested parties and citizens alike to have an opportunity to be heard to discuss the sale of a single city-owned parcel of real property as surplus totaling approximately 19.84 acres. The property is generally located E. King Road, east of S. Meridian Road, Kuna, Idaho. Resolution R49-2013 declares the intent of the City to sell the property at public auction to the highest bidder, and sets the minimum price of \$265,112.44. At the conclusion of the public hearing on December 17, 2013 at 6:00 P.M. or soon thereafter, the City Council will conduct a public auction, where the City will proceed to offer for sale the real property in question at public auction to the highest bidder at an amount not less than the minimum price. If no bids are received, the City reserves the right to proceed to sell the property as it deems in the best interest of the City.



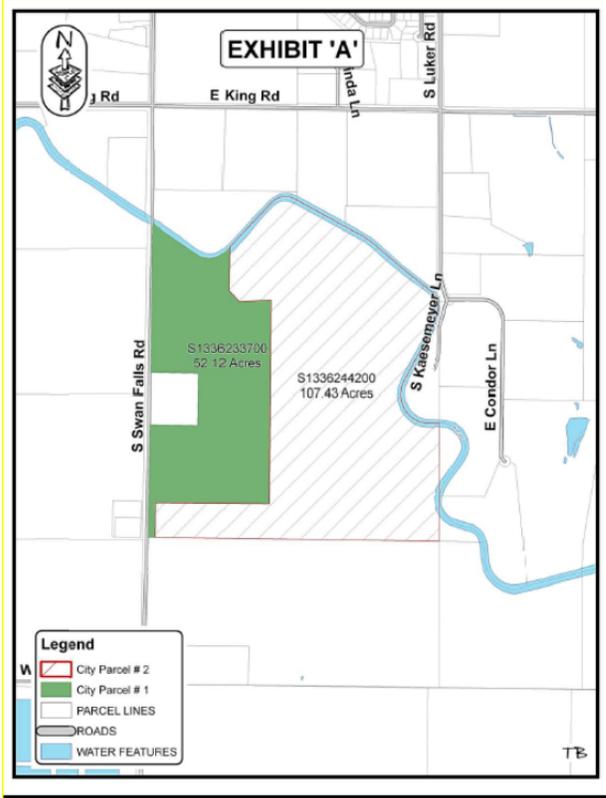
City of Kuna
PUBLIC HEARING NOTICE and PUBLIC AUCTION

Sale of City Owned Surplus Property and Public Auction

Min. Price and size and parcel number: Parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200.

Location: S. Swan Falls Road, south of E. King Road, Kuna, Idaho. See location map, attached as Exhibit A.

NOTICE IS HEREBY GIVEN that the Mayor and Council have set a public hearing on December 17, 2013 commencing at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho. At the public hearing it shall be the time and place for interested parties and citizens alike to have an opportunity to be heard to discuss the sale of two (2) adjoining city-owned parcels of real properties as surplus, for the sales price for parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200. The property is generally located on Swan Falls Road, south of E. King Road, Kuna, Idaho. Resolution R51-2013 declares the intent of the City to sell the properties at public auction to the highest bidder, and sets the minimum price for the sale of parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200. At the conclusion of the public hearing on December 17, 2013 at 6:00 P.M. or soon thereafter, the City Council will conduct a public auction, where the City will proceed to offer for sale the real properties in question at public auction to the highest bidder at an amount not less than the minimum price. If no bids are received, the City reserves the right to proceed to sell the properties as it deems in the best interest of the City.



RESOLUTION NO. R51-2013

A RESOLUTION DECLARING THAT TWO ADJACENT CITY-OWNED PARCELS OF REAL PROPERTY CONSISTING OF APPROXIMATELY 52.12 ACRES AND 107.43 ACRES AND LOCATED ON S. SWAN FALLS ROAD, SOUTH OF E. KING ROAD, KUNA, IDAHO, ARE SURPLUS AS THE PROPERTIES ARE UNDERUTILIZED, OR NOT USED FOR PUBLIC PURPOSES; DECLARING THE INTENT OF THE CITY OF KUNA TO SELL THE PROPERTIES AT PUBLIC AUCTION TO THE HIGHEST BIDDER; DECLARING THE MINIMUM PRICE FOR THE PROPERTIES; INSTRUCTING THE CITY CLERK TO PUBLISH A SUMMARY OF THE ACTION TAKEN BY THIS RESOLUTION AND ESTABLISH AND PUBLISH NOTICE OF THE HEARING DATE TO REVIEW THE PROPOSED CONVEYANCE, EXCHANGE OR SALE AND TO PUBLISH NOTICE OF THE PUBLIC AUCTION HEARING TO SELL THE PROPERTIES TO THE HIGHEST BIDDER AT AN AMOUNT NOT LESS THAN THE MINIMUM SET BY THE CITY COUNCIL; APPROVING A SUMMARY OF THE ACTION TAKEN BY THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Idaho Code §50-1401 grants the City of Kuna the authority to sell, exchange or convey real property which is or not used for public purposes; and,

WHEREAS, The City of Kuna owns two (2) adjoining parcels of real property, legally described by parcel numbers and location on the map as per Exhibit A, and said properties have been underutilized, or not used for public purposes, and therefore should be declared surplus and offered for sale at public auction in accordance with Idaho law; and

WHEREAS, The City of Kuna intends to sell, at public auction to the highest bidder, said surplus properties; and,

WHEREAS, Idaho Code §50-1402 provides that whenever the City of Kuna proposes to sell, exchange or convey real properties, the City Council shall declare the minimum value or price, if any, it intends to receive as a result of such sale, exchange or conveyance on the record at a public meeting; and

WHEREAS, the City of Kuna establishes the minimum price for the sale of the parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200; and

WHEREAS, Idaho Code §50-1402 requires notice and a public hearing prior to the conveyance or exchange of any real properties by the City; and

WHEREAS, Idaho Code §50-1403 (1) provides that after the public hearing, the properties can be sold at public auction to the highest bidder.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, IDAHO:

Section 1. The real properties as described by the parcel numbers and location as depicted on the map, as per Exhibit A, are declared to be underutilized, or not used for public purposes, and is therefore surplus properties owned by the City of Kuna, Idaho.

Section 2. The minimum price for the sale of properties is for parcel number S1336233700 consisting of approximately 52.12 acres- \$671,618.19, and for parcel number S1336244200 consisting of approximately 107.43 acres- \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200.

Section 3. The City intends to sell, at public auction, the surplus properties in accordance with Idaho law, Title 50, Chapter 14, to the highest bidder at or above the declared minimum price. If no bids are received, then the City reserves the right to proceed to sell the properties as it deems in the best interest of the City.

Section 4. The City Clerk shall publish the notice of a public hearing setting the public hearing for Special City Council meeting on December 17, 2013 at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho, concerning the proposed sale at public auction and a summary of the action taken by the Council concerning the proposed sale and conveyance of the properties.

Section 5. The City Clerk shall publish the notice of a public auction setting the public auction on December 17, 2013 at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho.

Section 6. The draft summary of this Resolution and the draft notice of public hearing, attached hereto as Exhibit B and the Public Hearing and Public Auction to be published, attached hereto as Exhibit C, are approved as to both form and content.

Section 7. This Resolution shall be in full force and effective immediately upon its adoption and approval.

PASSED BY THE COUNCIL of Kuna, Idaho this 19th day of November 2013.

APPROVED BY THE MAYOR of Kuna, Idaho this 19th day of November 2013.

ATTEST:

W. Greg Nelson, Mayor

Brenda S. Bingham, City Clerk

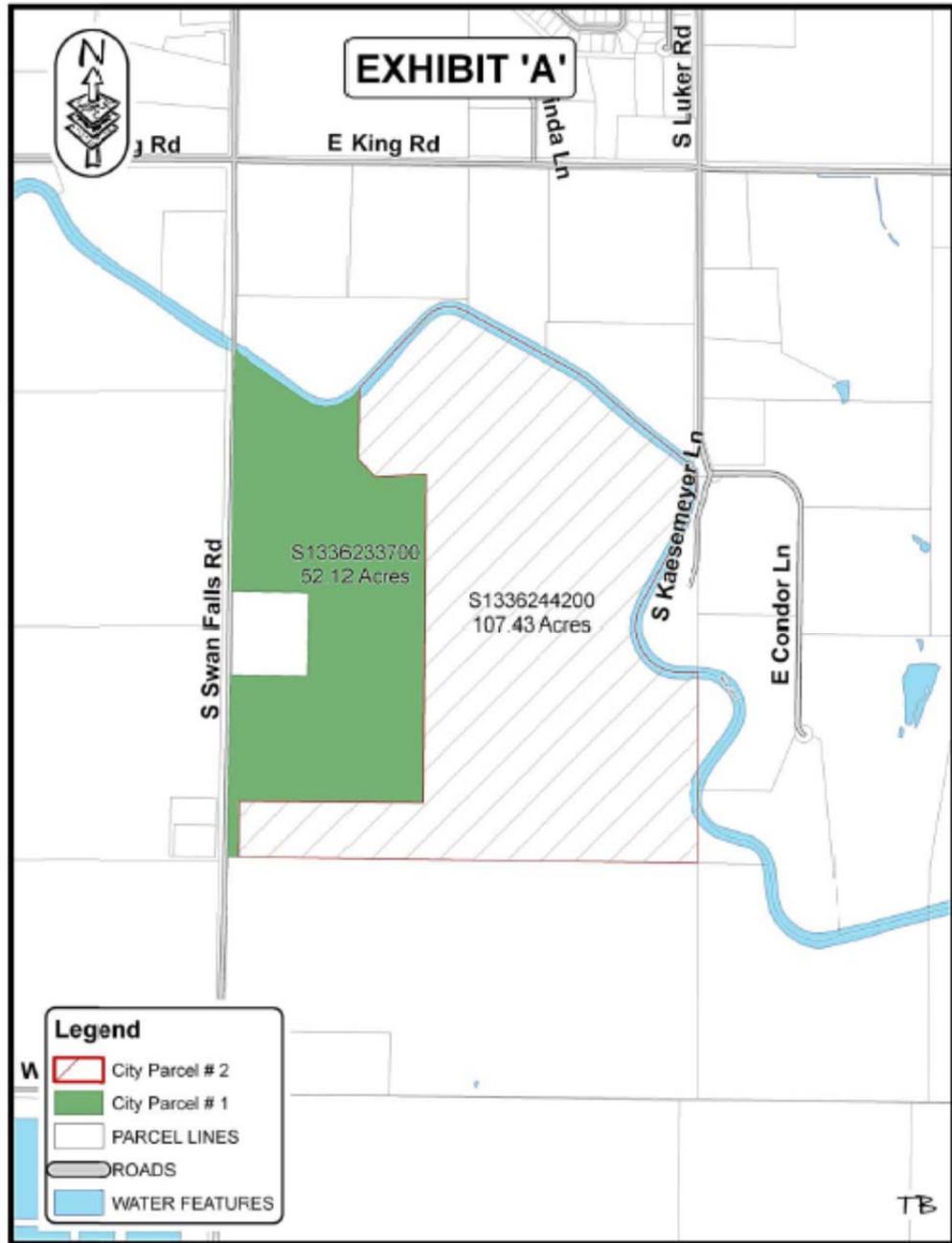


EXHIBIT "B"

Summary of City Council Action:

NOTICE IS HEREBY GIVEN that the City of Kuna, Idaho, adopted at its regular meeting on November 19, 2013, Resolution No. 51-2013, declaring that two (2) adjoining city owned parcels of real property- parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S136244200, are surplus properties. The properties are generally located on S. Swan Falls Road, south of E. King Road, Kuna, Idaho. The resolution declares the intent of the City to sell the properties at public auction to the highest bidder, and sets the minimum price for parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200. Finally, the resolution instructs the City Clerk to publish notice of the public hearing on December 17, 2013 at 6:00 PM, to review the proposed sale and authorize the sale at public auction to the highest bidder, and it also instructs the City Clerk to publish notice of the public auction to be held on December 17, 2013 at 6:00 P.M. after the public hearing.

Notice of Hearing:

Sale of City Owned Surplus Property and Public Auction

Min. Price and size and parcel number: Parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200.

Location: S. Swan Falls Road, south of E. King Road, Kuna, Idaho. See location map, attached as Exhibit A.

EXHIBIT "C"

NOTICE IS HEREBY GIVEN that the Mayor and Council have set a public hearing on December 17, 2013 commencing at 6:00 P.M. at the Kuna City Hall, 763 W. Avalon Street, Kuna, Idaho. At the public hearing it shall be the time and place for interested parties and citizens alike to have an opportunity to be heard to discuss the sale of two (2) adjoining city-owned parcels of real properties as surplus, for the sales price for parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units

(EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200. The property is generally located on Swan Falls Road, south of E. King Road, Kuna, Idaho. Resolution R51-2013 declares the intent of the City to sell the properties at public auction to the highest bidder, and sets the minimum price for the sale of parcel number S1336233700 consisting of approximately 52.12 acres at \$671,618.19 and parcel number S1336244200 consisting of approximately 107.43 acres at \$1,387,421.78, which includes the payoff of the LID Lien obligation for the 152 Equivalent Dwelling Units (EDUs) or single family sewer hook-ups for parcel number S1336233700 and 314 EDUs for parcel number S1336244200. At the conclusion of the public hearing on December 17, 2013 at 6:00 P.M. or soon thereafter, the City Council will conduct a public auction, where the City will proceed to offer for sale the real properties in question at public auction to the highest bidder at an amount not less than the minimum price. If no bids are received, the City reserves the right to proceed to sell the properties as it deems in the best interest of the City.