



Legislation Text

File #: 141553, **Version:** 0

141553
ORIGINAL
140519
ALD. ZIELINSKI

Resolution authorizing the sale of the City-owned property located at 3228 South Griffin Avenue, in the 14th Aldermanic District to its former owners (Timothy and Christine Purpora).

This resolution authorizes the sale of the City-owned property at 3228 South Griffin Avenue, under conditions imposed by s. 304-50, Code of Ordinances.

Whereas, The property located at 3228 South Griffin Avenue, previously owned by Timothy and Christine Purpora, has delinquent taxes for 2010-2014 and was foreclosed upon pursuant to s. 75.521, Wis. Stats., and a fee simple absolute was obtained in favor of the City of Milwaukee dated June 2, 2014; and

Whereas, On September 23, 2014, the Common Council adopted Resolution File No. 140519, authorizing the return of the property to its former owners, contingent upon submittal of a cashier's check by Timothy and Christine Purpora in the amount indicated by the City Treasurer within 30 calendar days of the adoption of the resolution; and

Whereas, Timothy and Christine Purpora did not submit a cashier's check in the amount indicated by the City Treasurer within 30 calendar days of the adoption of the resolution; and

Whereas, Timothy and Christine Purpora desire to reclaim this property by paying all City and County real estate taxes, plus accrued interest and penalties to date of payment, and all costs as sustained by the City in the foreclosure and management of the property since June 2, 2014; and

Whereas, Timothy and Christine Purpora have agreed to pay all related City charges up until the point that the property is returned, as well as all charges and conditions which are detailed in the letters that are part of Resolution File No. 140519 as submitted by the Department of Neighborhood Services, the Department of City Development, and the City Treasurer's Office and as set forth in this resolution; and

Whereas, Section 304-49-4 of the Code of Ordinances requires Common Council approval of neighborhood property sales and for the City to consider monetary as well as nonmonetary consideration in establishing the purchase price; and

Whereas, The Common Council may authorize a sale to a party who violates the general buyer policies set forth in s. 304-49-9 of the Code, which prevents sale of City-owned real estate to a party that owned property acquired by the City through tax foreclosure in the previous 5-year period; and

Whereas, Section 304-49-9 of the Code allows the Common Council to override the buyer policies and to approve a sale to former owners; and

Whereas, Timothy and Christine Purpora have agreed to execute an Offer to Purchase with the City where the property would be re-conveyed for payment of all outstanding taxes and City charges; now, therefore, be it

Resolved, By the Common Council of the City of Milwaukee, that the Commissioner of the Department of City Development, or designee, is authorized to execute the Offer to Purchase with Timothy and Christine Purpora

for the property at 3228 South Griffin Avenue; and, be it

Further Resolved, That the Commissioner of the Department of City Development, or designee, is authorized to execute all documents necessary to close the transaction and to take further action as may be necessary to carry out the intent and purpose of this resolution; and, be it

Further Resolved, That the sale proceeds, less expense reimbursements to the Redevelopment Authority and other City departments, shall be credited to the Delinquent Tax Fund, Fund No. 0110, Account No. 107801.

LRB 156545-1
La-Wanda G. Fletcher
January 15, 2015