



STAFF REPORT

Report To: Board of Supervisors

Meeting Date: September 2, 2016

Staff Contact: Gayle Robertson, Carson City Treasurer

Agenda Title: Action to order and direct the Carson City Treasurer to sell, after giving notice of sale, for a total amount not less than the amount of taxes, costs, penalties and interest legally chargeable against the property as stated in the order, the following properties: 001-032-05; 001-102-21; 002-093-06; 002-482-30; 002-593-03; 002-742-10; 004-162-05; 004-242-05; 004-333-07; 005-072-07; 007-042-18; 008-141-36; 008-141-37; 008-141-40; 008-141-41; 008-141-42; 008-161-41; 008-191-36; 008-191-37; 008-191-38; 008-191-39; 008-222-13; 008-271-08; 008-271-26; 008-307-07; 008-344-01; 008-591-23; 008-797-35; 008-816-28; 009-021-02; 009-031-01; 009-151-01; 009-393-09; 009-691-11; 010-458-25; 010-541-19; 010-593-09. While this required step towards a tax sale is now being taken, some of these properties may be protected from sale under US Bankruptcy laws. (Gayle Robertson, grobertson@carson.org)

Staff Summary: Per NRS 361.595, Section 2, if the property is to be sold, the Board of County Commissioners may make an order, to be entered on the record of its proceedings, directing the county treasurer to sell the property particularly described therein, after giving notice of sale, for a total not less than the amount of the taxes, costs, penalties and interest legally chargeable against the property as stated in the order. Should it be determined that there is a public interest in having the City own any of these parcels, an agenda item will be put before the Supervisors for their acceptance of said parcels.

Agenda Action: Formal Action/Motion

Time Requested: 10 Minutes

Proposed Motion

I move to order and direct the Carson City Treasurer to sell, after giving notice of sale, for a total amount not less than the amount of taxes, costs, penalties and interest legally chargeable against the property as stated on the list of properties set forth in the agenda posted and published for this meeting.

Board's Strategic Goal

Efficient Government

Previous Action

Background/Issues & Analysis

Thirty-eight parcels of Real Property are delinquent and Carson City has taken a deed as required by Nevada Revised Statutes. The total amount currently due including delinquency is \$219,878.57.

Applicable Statute, Code, Policy, Rule or Regulation

NRS 361.595, Section 2

Financial Information

Is there a fiscal impact? Yes No

If yes, account name/number: \$219,878.57 in Tax Revenue to be generated

Is it currently budgeted? Yes No

Explanation of Fiscal Impact: Collection of Delinquent Taxes

Alternatives

Either delay or disapprove

Board Action Taken:

Motion: _____

1) _____

2) _____

Aye/Nay

(Vote Recorded By)

NOTICE OF ORDER TO SELL REAL PROPERTY

NOTICE IS HEREBY GIVEN that on **September 1, 2016**, the Board of Supervisors of Carson City ORDERED the Carson City Treasurer, Gayle Robertson to sell the real property as attached:

Gayle Robertson shall conduct said sale by way of auction on Friday, **March 31, 2017** commencing at 9:00 a.m. The location of said sale shall be the Carson City Court House, 885 E. Musser St, Carson City, Nevada.

No oral bid may be less than **noted amount due by parcel** plus penalties and administrative fees including title search costs. The successful bidder must pay the full amount at the time of sale in the form of cash or a cashier's check.

This notice and order of sale shall be posted in at least three public places in Carson City, including the Carson City Courthouse and on the listed property to be sold, for a period of not less than 20 days before **March 31, 2017** and shall be published once a week for four (4) successive weeks in the Nevada Appeal prior to **March 31, 2017**.

APPROVED THIS 1st of September, 2016

AYES: Supervisors

NAYES: Supervisor

ABSENT: Supervisor

Robert L. Crowell,
Mayor

ATTEST:

Susan (Sue) Merriwether
Clerk Recorder

APN	Property Owner	Property Location	FY 2016/2017	
			Taxable Value	Amount Del. *
001-032-05	V-R PROPERTY MANAGEMENT	2152 N CARSON ST	293,609	20,825.90
001-102-21	FLANDERS, JOHN FAMILY TRUST	1836 N NEVADA ST	66,629	5,790.03
002-093-06	JAMES, ROBERT & REYNELDA	370 DAVID ST	35,980	1,485.22
002-482-30	SMART LIVING TRUST	3493 NORTHGATE LN	133,366	7,933.10
002-593-03	MILLARD FAMILY BUSINESS LLC	1779 SPOONER DR	153,791	5,558.00
002-742-10	NGUYEN, MIKE VAN & HUONG BIRH	2657 NEW RIDGE DR	229,397	2,906.95
004-162-05	ROJO, CHRISTOPHER F	1000 E ROBINSON ST	78,020	1,647.58
004-242-05	BLOMBERG, EMIL F & DEANNA GALE	708 N WALSH ST	59,557	3,623.17
004-333-07	BARRY, MICHAEL C SOLAURO PROPERTIES LLC and/or RUINS	400 S SALIMAN RD # 107	36,600	1,652.89
005-072-07	TO RICHES LLC c/o JEFFREY PISIOTTA	2100 ARROWHEAD DR	730,414	32,564.13
007-042-18	GRANELLI, STEVEN & ALESSANDRA	4680 OLD CLEAR CREEK RD	430,040	9,733.76
008-141-36	STANTON PARK DEVELOPMENT INC	2642 E NYE LN	30,600	1,451.67
008-141-37	STANTON PARK DEVELOPMENT INC	2636 E NYE LN	29,286	1,303.69
008-141-40	STANTON PARK DEVELOPMENT INC	2622 E NYE LN	29,146	1,291.35
008-141-41	STANTON PARK DEVELOPMENT INC	2624 E NYE LN	29,634	1,317.46
008-141-42	STANTON PARK DEVELOPMENT INC	2626 E NYE LN	30,137	1,341.70
008-161-41	PERRY, CASSIDY & KYLE TRUST	2851 CARMINE ST	72,977	3,064.80
008-191-36	MILLARD FAMILY BUSINESS LLC	3450 OTHA ST	25,000	6.76
008-191-37	MILLARD FAMILY BUSINESS LLC	3440 OTHA ST	53,456	6,541.16
008-191-38	MILLARD FAMILY BUSINESS LLC	3430 OTHA ST	152,731	6,541.16
008-191-39	MILLARD FAMILY BUSINESS LLC	3420 OTHA ST	148,469	6,377.06
008-222-13	BERG, DOROTHY M INTER VIVOS TR	2810 MAYFLOWER WY	35,229	1,755.78
008-271-08	WHITING, D JR & K & WHITING, J	3620 HWY 50 EAST	455,949	12,754.69
008-271-26	FLANDERS, JOHN FAMILY TRUST	3600 HWY50 EAST	85,211	3,717.61
008-307-07	STANTON PARK DEVELOPMENT INC	1660 N EDMONDS DR	38,231	1,481.94
008-344-01	C.B.F.A.S. INC	3426 WOODSIDE DR	125,037	3,756.52
008-591-23	FLANDERS, JOHN FAMILY TRUST	31 KIT SIERRA LOOP	28,814	1,748.53
008-797-35	HARTLEY, R G & L M & HOLLAWAY	2510 PANAMINT RD	110,323	4,402.23
008-816-28	MARIE WALTER 1998 TRUST	2509 KELVIN RD	298,357	14,984.87
009-021-02	STANTON PARK DEVELOPMENT INC	SEC 19 15/20 N2	746,100	1,180.49
009-031-01	STANTON PARK DEVELOPMENT INC	SEC 19 15/20 SW4	145,571	3,401.57
009-151-01	STANTON PARK DEVELOPMENT INC	SEC 30 15/20 N2 NW4	192,609	6,656.14
009-393-09	DOUGLAS, CATHY MARIE	881 COLORADO ST	73,326	1,358.09
009-691-11	SMITH, CHARLES E REV TR	369 SOMERSET DR	139,277	5,997.17
010-458-25	BROWN, FORREST & ALICE TRUST	2613 BLOSSOM VIEW LN	159,463	11,783.08
010-541-19	STANTON PARK DEVELOPMENT INC	AIRPORT RD	12,651	866.36
010-593-09	STANTON PARK DEVELOPMENT INC	4622 SHORT PUTT	85,986	3,521.34
Total Taxes			\$ 202,323.95	

* As of August 22, 2016 Total Delinquent Now Due: Includes Taxes, costs, penalties, and interest
A Deed was recorded on the above parcels on June 6, 2016