

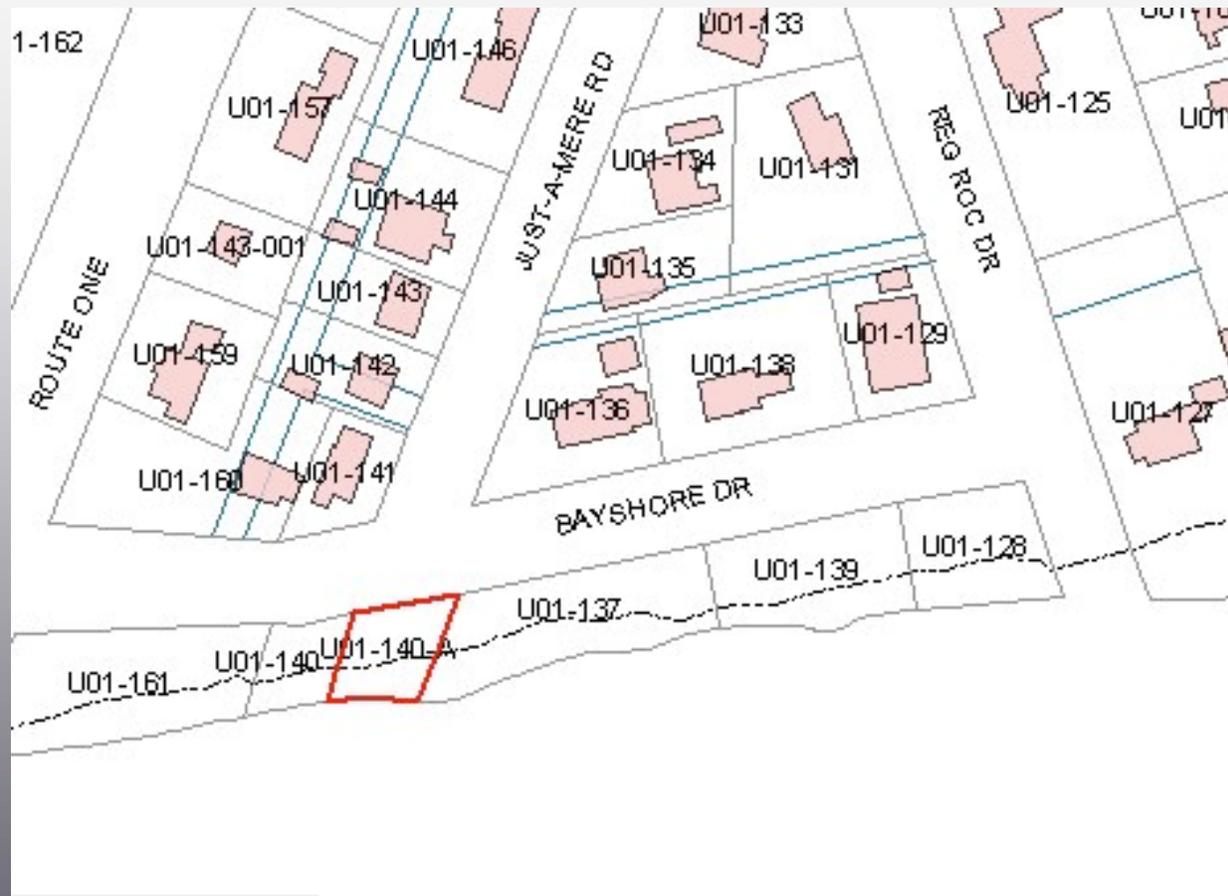
Surplus Town Land

June, 2007

The Open Space Implementation Subcommittee was asked by the Town Council to review existing town property to see if any parcels should be declared surplus and offered for sale.

Upon review of town properties, seven parcels were deemed of little or no value as town property. Recommendation: Classify these lots as surplus and sell them to the highest bidder.

Bayshore Road Tidbit Lot



Tax Map 484

U01-140-A

Size: 0.06 acres

Valuation: \$7,600

Does provide saltwater access, but so does a paper street lot four parcels to the north.

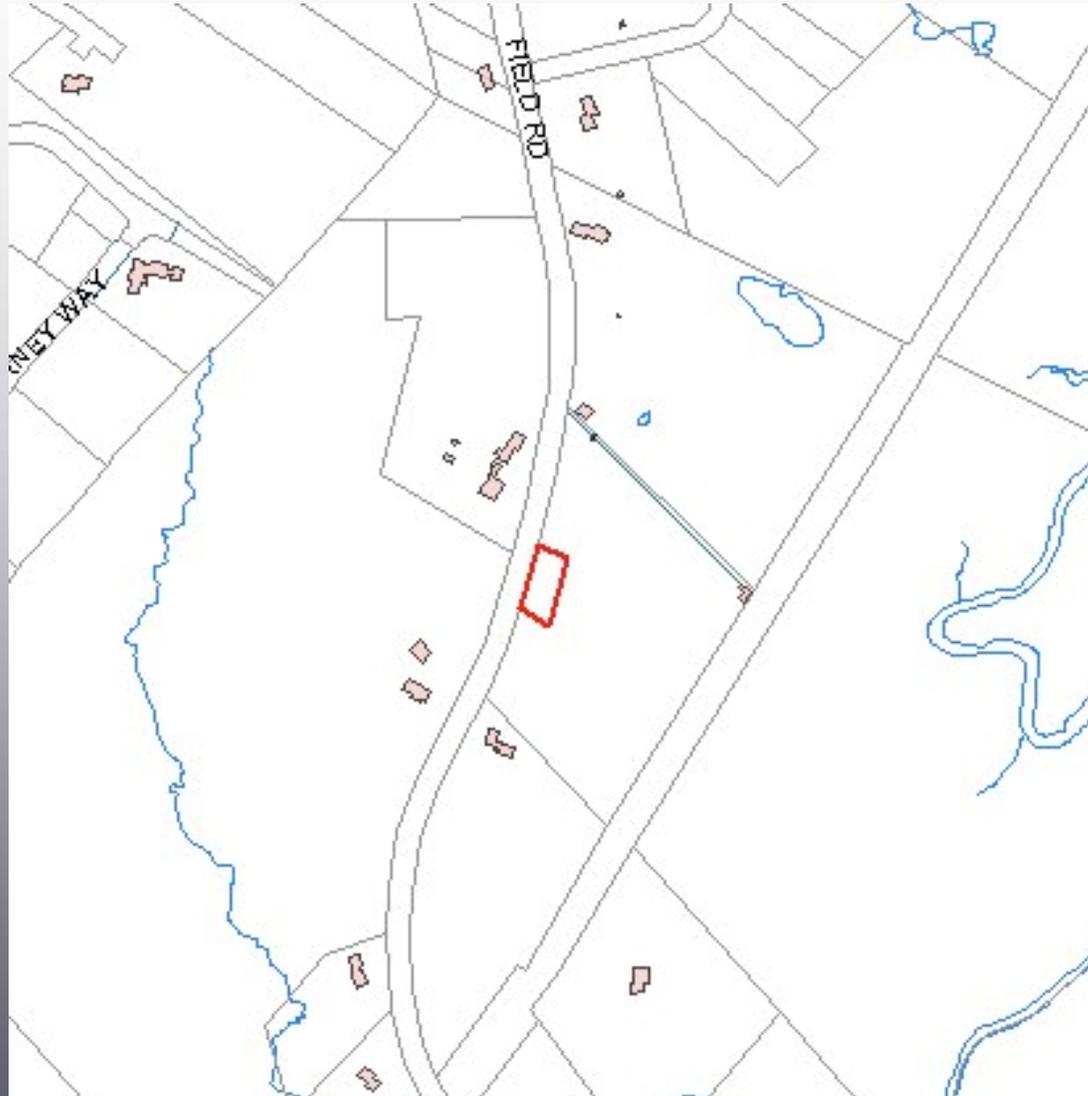
Bucknam Road Highway Land



Tax Map 234
U58-003-C
Size: 0.92 acres
Valuation: \$4,800

If and when the Bucknam Rd bridge gets replaced, this parcel will be worth more to the state than to any other buyer.
Recommendation: Divide the lot; sell "A" to abutters; keep "B" as an investment.

Field Road Gravel Pit



Tax Map 130

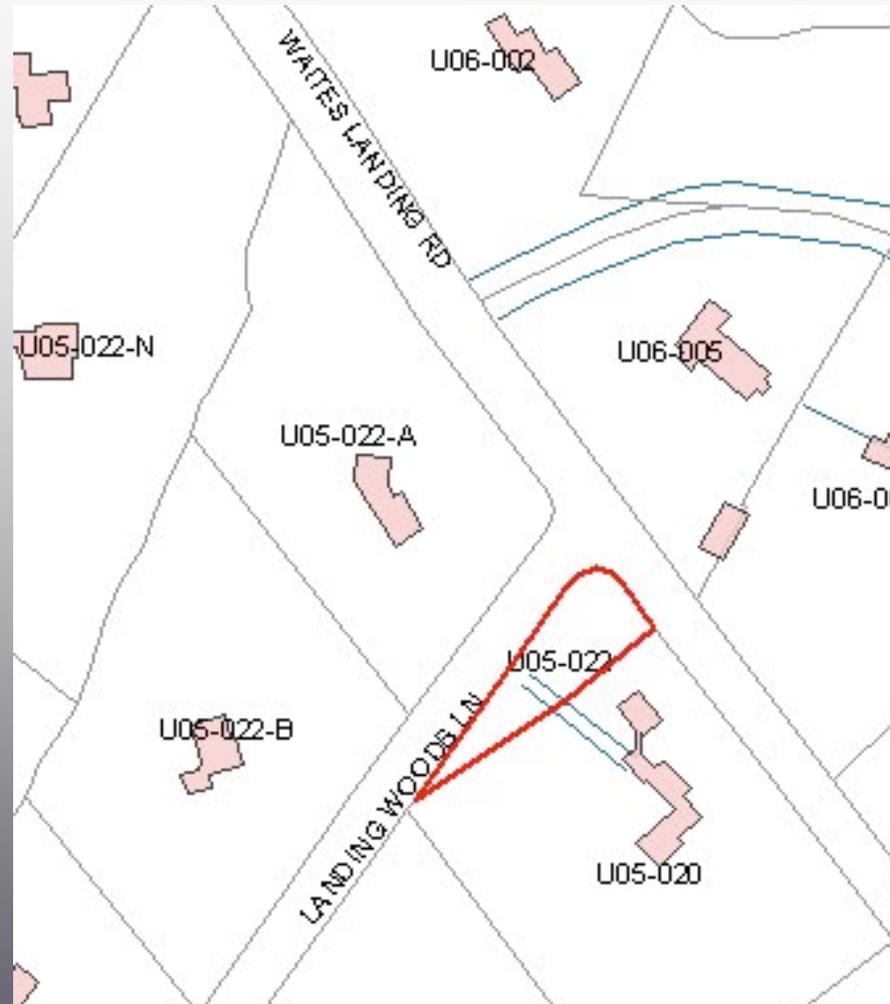
R03-078

Size: 0.5 acres

Valuation: \$8,500

This is an excavated gravel pit of very little value.

Landing Woods Lane Triangle



Tax Map 330

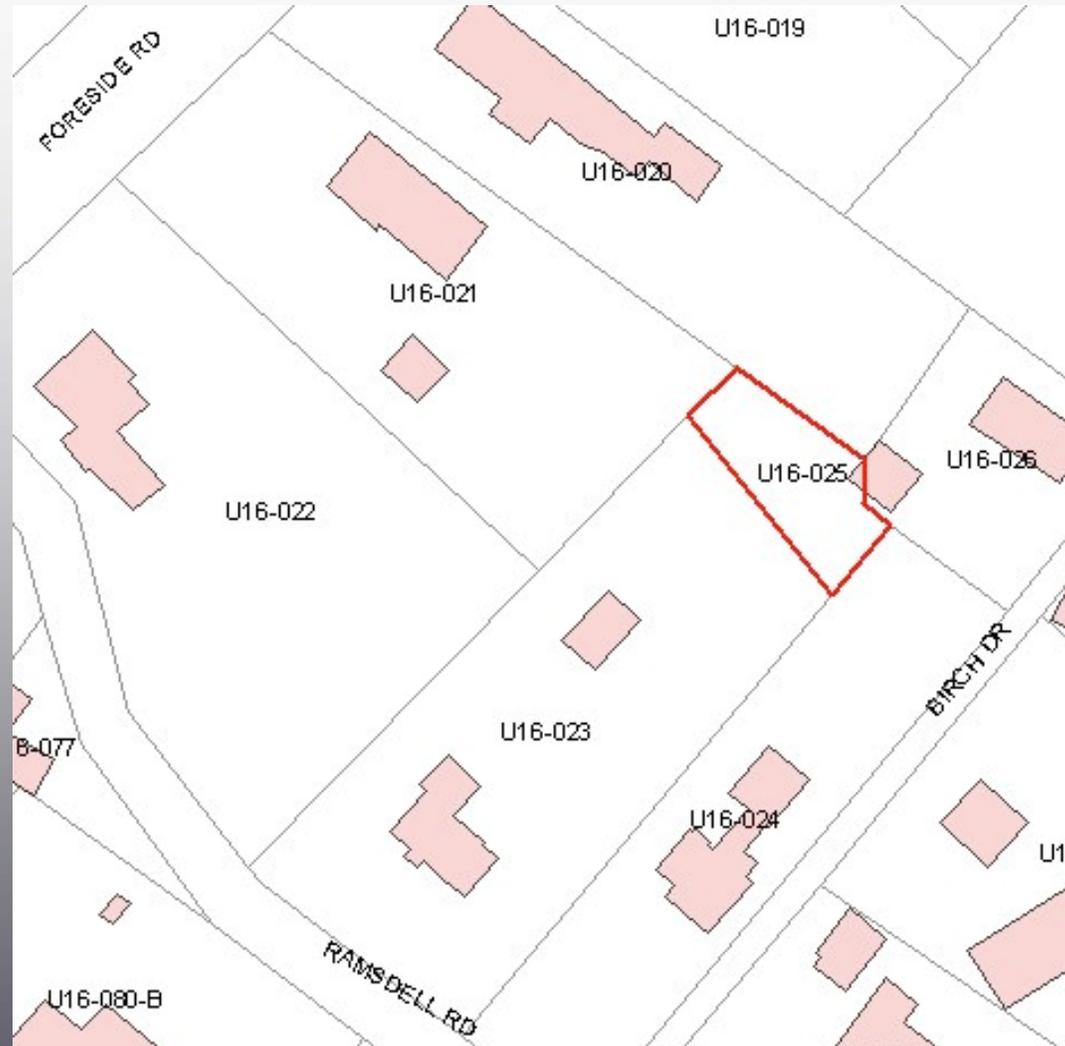
U05-022

Size: 0.24 acres

Valuation: \$13,700

That is not a driveway crossing the property. Its only value is to the abutter.

Ramsdell Spring



Tax Map 84

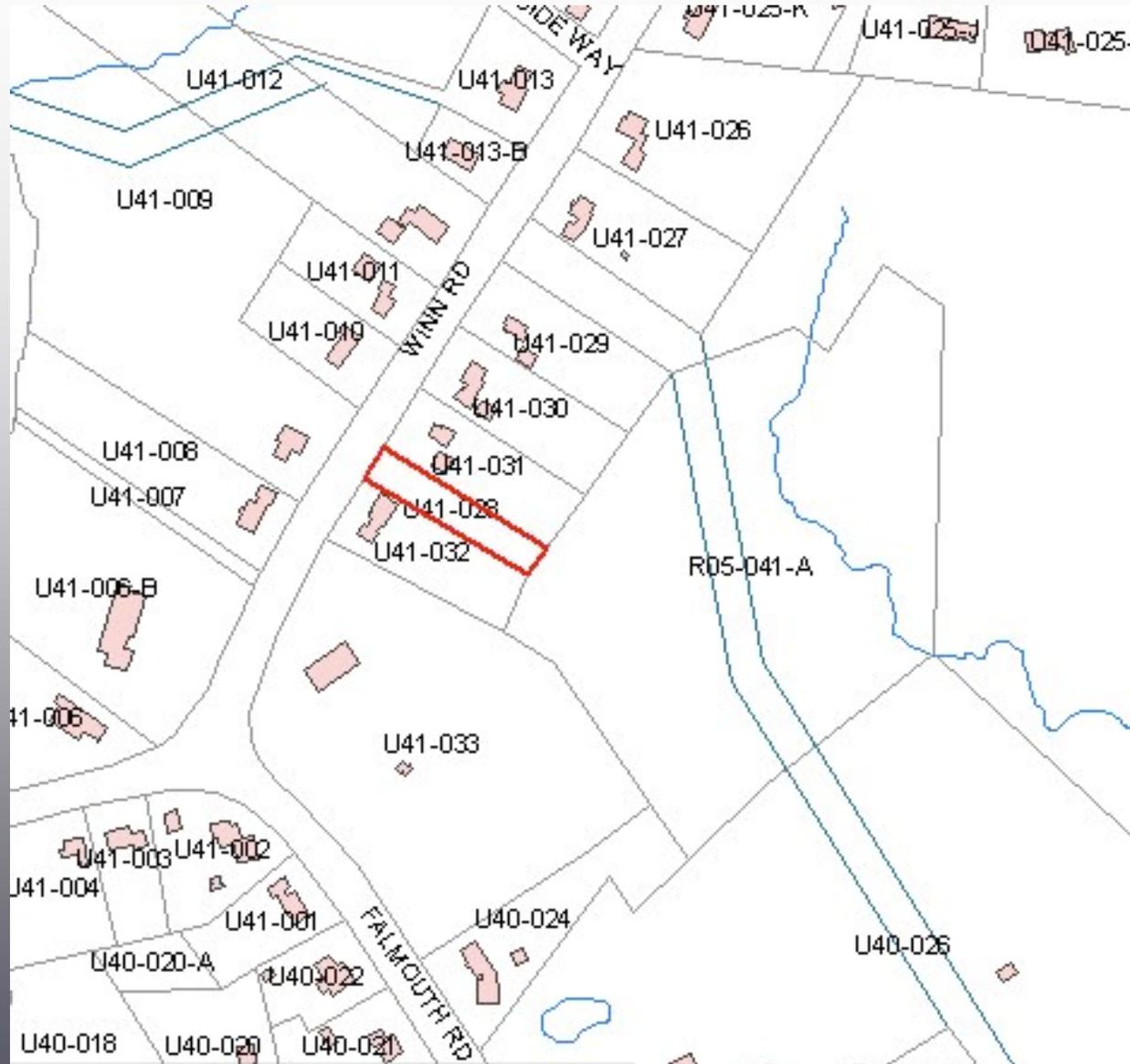
U16-025

Size: 0.2 acres

Valuation: \$9,200

An odd lot of land of value only to an abutter, one of whom appears to have a garage partially located on this property. Old spring location.

Winn Road Old Garage Lot



Tax Map 50

U41-O28

Size: 0.34 acres

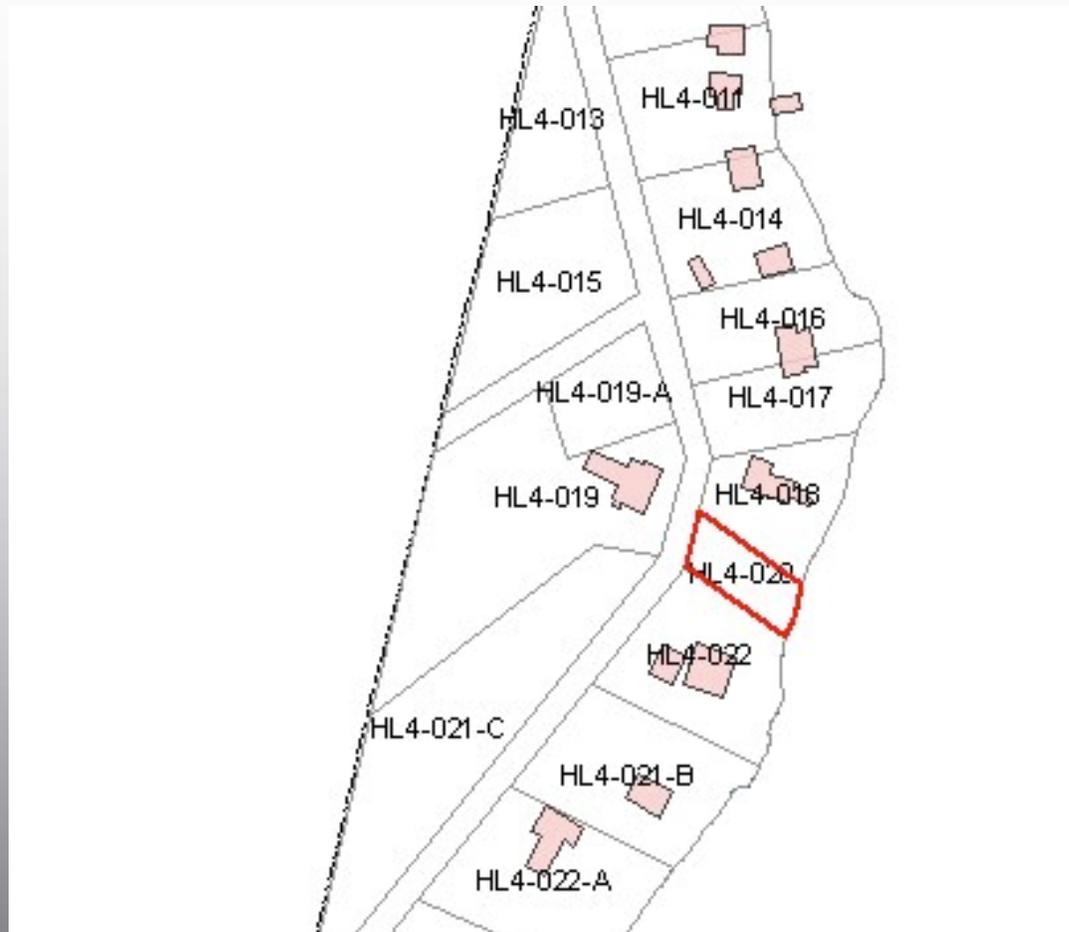
Valuation: \$31,700

Although small, this is apparently a buildable lot and therefore valuable.

Lot	Size	Valuation†
Bay Shore	0.06	\$7,600
Bucknam Road	0.92	\$4,800
Field Road	0.50	\$8,500
Turnpike Spur	0.50	\$700
Landing Woods	0.24	\$13,700
Ramsdell Spring	0.20	\$8,900
Winn Road	0.34	\$31,700
TOTAL =	2.89	\$89,600

† Being untaxed, town owned properties, not much stock should be placed in these valuations

Highland Lake Access Lot



Tax Map 421
HL4-020
Size: 0.13 acres
Valuation: \$17,600

This lot is being used by the owner of the property across the road, complete with an installed dock. Although small, 50' x 100', this is the only lakefront land the town owns.

Recommendation: Lease this property annually to generate revenue.

The End