

CITY COUNCIL MEETING

AGENDA ITEM VI



CITY OF FRANKLIN
COUNCIL AGENDA REPORT

City Council Meeting September 9, 2013

From: Elizabeth Dragon – City Manager
Subject: Tax deed acceptance and future sale of 6 Ring Street (mobile home)
Motion laid on the table at the June 3, 2013 council meeting

Recommended Motion: "I move that the Franklin City Council take from the table the motion to accept the tax deed on 6 Ring Street/Map 078-006-02 (Mobile home)"

Mayor calls for vote on original motion: "I move that the Franklin City Council accept the tax deed on the following parcels: 6 Ring Street/Map 078-006-02 (Mobile home)"

Sale of property Recommended Motion:

Councilor moves:

" I move that the Franklin City Council Authorize the City Manager to dispose of Tax map 07-006-02, 6 Ring Street, through a negotiated direct sale to the Hillside Terrace Mobile home park owner, after proper notification to the prior owners and passage of time allowed for repurchase according to RSA 80:89"

Mayor calls for a second, discussion, and vote.

Discussion: For failure to pay property taxes the above property is up for tax deeding. This mobile home is located within the Hillside Terrace Mobile Home Park. The council asked that I speak to the owner of the park about possible purchase of this mobile home if the council were to take it by tax deed.

I spoke with the owner of the park again today and he is willing to pay the back taxes due to purchase the property from the city (after the proper the notification period to the former owner). If the former owner does not respond within 30 days "stating that such owner is ready, willing, and able to pay all back taxes, interest, costs and penalty, as defined in RSA 80:90. If all such back taxes, interest, costs and penalty have not been actually tendered within 15 days of such notice of intent to repurchase, the municipality may proceed with its offering and dispose of the property without any interest by the former owner." I would then negotiate a direct sale to the park owner (land owner). He will then make any necessary repairs and resell the property to get the property back on the tax rolls. This property has been vacant for some time.

This evening if the council approves the taking of the property we will begin the 30 day notice to the prior owner in accordance with RSA 80:89-I and provide the prior owner thirty days to repurchase before the city moves forward with disposition of said property.

Attachments/Exhibits: 1. Property card & code inspection report from June meeting.

Franklin Fire Department

12

Code Enforcement Division

Request for Inspection:

Date: 5-21-13

Name: JACK-DORIS KELLOGG

Telephone: _____

Location: 6 Ring ST.

Map: 078

Lot: 006

Zone _____

New Map # _____

Type of Inspection	Failed Date	Approved Date
Footing/Foundation		
Rough		
Insulation		
Fire Protection System		
Mechanical		
Final For CO		
Welfare Dept.		
New Business/Change of Use		
Other: <u>Back Tax Inspection</u>		<u>5-21-13</u>

Date Needed: 5-21-13

Time: _____

Comments: SINGLE WIDE TRAILER APPEARS TO BE IN GOOD
SHAPE FROM EXTERIOR VIEW

Copy to: CITY CLERK HOLLY BURBANK

James P. Curran
Inspector

CITY OF FRANKLIN, NH
316 CENTRAL ST
FRANKLIN NH 03235
603-934-3900

Date: 05/21/13

KELLOGG, JACK & DORIS
68 LANCASTER ST - APT C5
FRANKLIN, NH 03235-1467

Acct# 003397

STATEMENT OF ACCOUNT

INTEREST AND/OR PENALTIES THROUGH 05/29/13

DESCRIPTION AND YEAR	INV#	DATE	AMOUNT	BALANCE
10 Tax Lien Procedure	391349	04/23/10	774.84	
Other Chg-MTGN		05/10/10	45.00	
Other Chg-MTGN		03/07/12	28.00	
Other Chg-		04/03/12	16.00	
INTEREST DUE 1132 DAYS(0.382)			432.55	1,296.39
11 Tax Lien Procedure	416034	04/22/11	790.34	
Other Chg-MTGN		05/31/11	45.00	
Other Chg-		02/22/13	15.20	
Other Chg-MTGN		02/22/13	23.58	
INTEREST DUE 768 DAYS(0.390)			299.33	1,173.45
12 Tax Lien Procedure	439374	03/14/12	795.20	
Other Chg-MTGN		04/04/12	28.00	
INTEREST DUE 441 DAYS(0.392)			172.94	996.14
13 Tax Lien Procedure	464755	03/13/13	820.86	
Other Chg-MTGN		04/18/13	38.78	
INTEREST DUE 77 DAYS(0.405)			31.17	890.81
13 Property Tax - 1st Issue	469399	05/16/13	371.08	371.08
SUBTOTAL REAL PROPER# 003397 6 RING STREET				4,727.87
Map/Lot : 078-006-02				
TOTAL ACCOUNT# 003397 KELLOGG, JACK & DORIS				4,727.87

1-401-00
946 SF
358 AC

078-001-00
499,381 SF
11,464 AC

078-405-00
3,252,833 SF
74,668 AC

M.H.
Park

078-006-00
201,873 SF
4.63 AC

087-401-00

078-008-01
18,469 SF
0.42 AC

078-008-00
23,284 SF
0.53 AC

087-040-00
49,478 SF
1.136 AC

087-018-00
13,698 SF
0.305 AC

087-018-00
73,956 SF
1,698 AC

087-031-00
30,082 SF
0.691 AC

087-026
9,285 SF

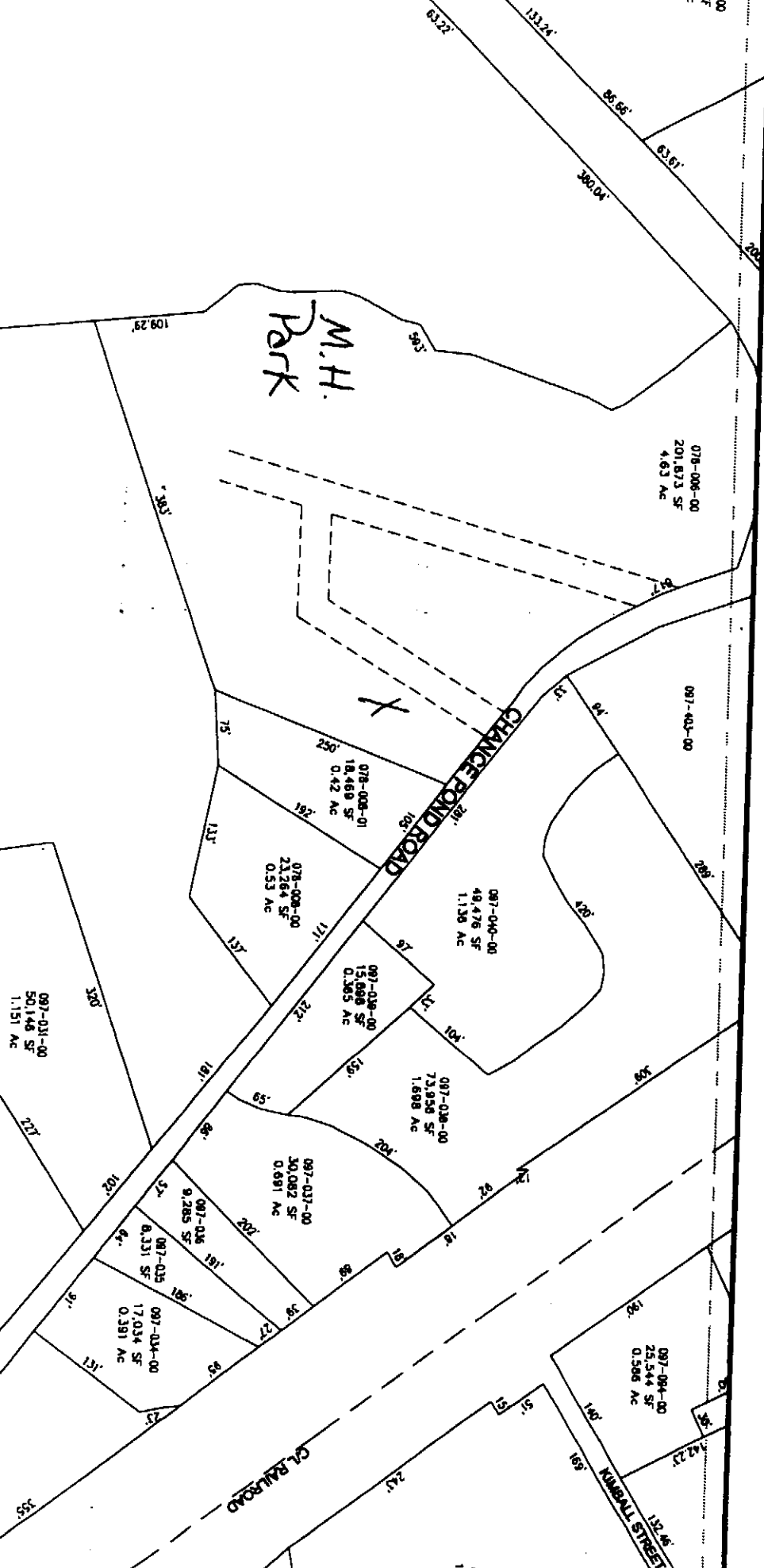
087-025
8,331 SF

087-024-00
17,034 SF
0.391 AC

087-084-00
25,544 SF
0.586 AC

087-031-00
45,985 SF
1,056 AC

087-030-00
109,931 SF
2,524 AC



April 2001 updates

Alati Lot 5

Open Lot 6

Carter Lot 7

Timilty Lot 8

Hyford Lot 9

Locke Lot 10

Nadeau Lot 11

Fales Lot 12

open Lot 13

Beargeon Lot 4

Jipson Lot 3

Kimball Lot 1

Kellogg Lot 2

8

10

4

6

15

13

11

9

7

5

Dickson Lot 17

8

Morse/Shea Lot 18

3

Greenwood Lot 16

6

open Lot 15

4

Spaulding Lot 14

2

1

3

CHANCE Pond Road

TRAIL ST

ST.

200 CHANCE Pond Road Dion

