



## **BUYING AND LEASING GOVERNMENT-OWNED PROPERTY**

**Overcoming the limitations state law places on the ability of cities to sell and lease real property; as well as a look at RFI, RFP, RFQ, and independent foundations in private and government sectors**

## **General Methods of Sale**

- Sale by sealed bid
- Auction
- Listing on a multiple-listing service

MOTION by Council Member Bradford that the recommendation of the Director Houston Airport System, relative to the sealed bid sale of various Houston Airport System properties, to expand an existing utility corridor traversing the area, be adopted as follows:

1. Declare surplus and authorize the sealed bid sale of Houston Airport System noise mitigation lands tracts being Parcel SY15-005, SY15-006, SY15-007, SY15-008, SY15-009, SY15-010, and SY15-011 as indicated in the attached Exhibit A. Sale of the land tracts will be subject to the City's airport land use regulations, airport hazard area regulations, billboard restrictions, all easements, all public utilities, and the applicable covenants, conditions, and restrictions;
2. Authorize the City Secretary to advertise the properties for sealed bid sale to the highest bidder;
3. Authorize the director of the Houston Airport System or his designee to return the unsuccessful bidders deposits; and
4. Authorize the Legal Department to prepare the necessary transaction documents; and
5. Approve the appointment of two independent appraisers, as listed below, to determine the fair market value of tract(s) expected to exceed \$1 million.  
 John Fox - Fox Appraisal Company  
 Frank Lucco - Acornly Qualified Analytics

Seconded by Council Member Davis and carried

Mayor Parker, Council Members Sturgis, Davis, Cohen, Boykins, Martin, Nguyen, Romington, Gallegos, Luyke, Green, Costello, Robinson, Kubacki, Bradford and Christie voting aye  
 Nays none

Council Member Gonzalez absent due to being ill

PASSED AND ADOPTED this 4th day of February, 2015.

Pursuant to Article VI, Section 6 of the City Charter, the effective date of this foregoing motion is February 10, 2015.

  
 City Secretary



# City of Houston

## Active Offerings:

4400 Langfield, Houston, Texas 77040 (0.8643 acres of undeveloped land. Bids are due February 28, 2014, at 10:30 a.m. Central Standard Time.)

- [Sales Flyer](#) (.doc, updated 12.27.2013)
- [Bid Specification](#) (.doc)
- [Bid Proposal](#) (.doc)
- [Survey](#) (.pdf)
- [Phase I ESA](#) (.pdf)

15085 Bellaire, Houston, Texas 77083 (2.04 acres of undeveloped land. Bids are due February 28, 2014, at 10:30 a.m. Central Standard Time.)

- [Sales Flyer](#) (.doc, updated 12.27.2013)
- [Bid Specification](#) (.doc)
- [Bid Proposal Form](#) (.doc)
- [Survey](#) (.pdf)
- [Metes and Bounds as Exhibit A to General Warranty Deed](#) (.pdf)
- [Phase I ESA dated May, 2012](#) (.pdf)

## Tex. Loc. Gov't Code §272.001(a)

Except for the types of land and interests covered by [statutory exceptions], and except as provided by [the auction statute], before land owned by a political subdivision of the state may be sold or exchanged for other land, notice to the general public of the offer of land for sale or exchange must be published in a newspaper of general circulation in either the county in which the land is located or, if there is no such newspaper, in an adjoining county. . . .

. . . The notice must include a description of the land, including its location, and the procedure by which sealed bids to purchase the land or offers exchange the land may be submitted. The notice must be published on two separate dates and the sale or exchange may not be made until after the 14<sup>th</sup> day after the date of the second publication.

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## Title search: Buying and Leasing Government Owned Property

Also available as part of the eCourse

[Land Use 2017 - New Opportunities: Innovative District, Prior Non-Conformities, Government Property, and More](#)

First appeared as part of the conference materials for the  
21<sup>st</sup> Annual Land Use Conference session  
"Buying and Leasing Government Owned Property"