Minutes of the
Davis County Property Committee (Davis County Code §2.42.050) meeting at the Davis County Administration Building, 61 South Main Street – Conference Room 306 in Farmington, Utah commencing at 11:05 am on Wednesday, January 5, 2022

Members present: Max Elliott, Davis County Surveyor; Kent Andersen, Davis County Community and Economic Development Director; Curtis Koch, Davis County Clerk/Auditor, Purchasing agent left at 12:07 pm; Adam Wright, Davis County Public Works Director.
Excused: Randy Elliott, Commissioner

Staff: Tony Thompson, Property Manager; Jeff Oyler, Planning Manager; Michael Kendall, Deputy Attorney; Josh Johnson, Davis County Library.

Informational Items: None

Business/Action Items:

Property Located in and/or near Bountiful City

Review and determine the price of a surplus declared parcel of real property known as Tax ID 01-018-0011, 0016 and determine the manner of sale of this parcel of real property. (Contract No. 2015-455) *A discussion was held on this property including the new appraisal with a value of $455,000.00. After the discussion the following motion was made: Kent Andersen made a motion to follow the procurement procedures and acquire the services of a realtor at a maximum 6% fee and list on the MLS, Curtis Koch seconded the motion and the vote was unanimous.*

Review and determine whether to declare a parcel of real property known as Tax ID 05-048-0016 as surplus property and, if declared surplus property, determine the manner of sale of this parcel of real property. *A discussion was held on this property as a tax sale parcel struck to Davis County in 2015 for $260.20 and a request to purchase this property has been received. After the discussion the following motion was made: Kent Andersen made a motion to declare as surplus and offer to sell this property to Jarrett for $460.20, Adam Wright seconded the motion and the vote was unanimous.*

Review and determine whether to declare a parcel of real property known as Tax ID 05-071-0017 as surplus property and, if declared surplus property, determine the manner of sale of this parcel of real property. *A discussion was held on this property as a tax sale parcel struck to Davis County in 2001 for $2,645.56 and a request to purchase this property has been received. After the discussion the following motion was made: Kent Andersen made a motion to declare as surplus and offer to sell this property to abutting property owners and then to Robert P Roush the requestor for $2,845.56, Adam Wright seconded the motion and the vote was unanimous.*

Property Located in and/or near Centerville City

Review and determine whether to enter into an agreement with Centerville City to exchange property known as Tax ID 02-099-0002 Founders Park and Tax ID 02-202-0003 Centerville Library; and, if declared surplus property, determine the manner of sale of this parcel of real property. This subject was discussed in the January 31, 2017 Davis County Property Committee meeting and was recommended to discuss in the future. *Instructions were given to staff to enter into conversation with Centerville and compare the value of the exchanges and work on a draft property exchange.*

Property Located in and/or near Syracuse City

Review and determine whether to declare a parcel of real property known as Tax ID 12-081-0001 as surplus property and, if declared surplus property, determine the manner of sale of this parcel of real property. *A discussion was held on this property as a tax sale parcel struck to Davis County in 1989 for $107.67 and a request to purchase this property has been received. After the discussion the following motion was made: Kent Andersen made a motion to declare as surplus and offer to sell this property to 12-081-0016 Leishman the requestor for $307.67, Adam Wright seconded the motion and the vote was unanimous.*

Miscellaneous Items:

Discussion on:

1. Transfer of ownership of parcels used as roads/streets to local jurisdictions that are within their incorporated cities. *A discussion was held and the recommendation was made by Michael Kendall if the parcels are within or have been annexed into a city a conveyance by deed should be considered. A summary list can be presented to the committee for consideration.*

2. Over the counter sales of tax sale properties. *A discussion was held on what the value of the property to consider i.e.: $500, $1,000 or $5,000. Use this discussion as a start to formulate a policy and procedure to follow for disposition of Tax Sale properties. Create a list to be approved by the Property Committee in meetings.*

Consent Items: Meeting Minutes of May 6, 2019, September 16, 2019 and June 17, 2020, *Kent Andersen made a motion to approve the Minutes as presented, Max Elliott seconded the motion and the vote was unanimous.*

Public Comments: None

Closed Session: None

Adjourn: 12:36 pm, *Motion by Kent Andersen, Max Elliott seconded the motion and the vote was unanimous.*