

# Warren County Board of Supervisors

## RESOLUTION NO. 414 OF 2019

**RESOLUTION INTRODUCED BY SUPERVISORS BEATY, LOEB, GERAGHTY, STROUGH, SIMPSON, FRASIER, WILD, McDEVITT, SOKOL, DIAMOND AND BRAYMER**

**RESOLUTION APPROVING AND AUTHORIZING CONTRACT FOR THE SALE OF PROPERTY LOCATED AT RIVER STREET IN THE TOWN OF QUEENSBURY; DECLARING THE LAND NO LONGER NECESSARY FOR PUBLIC USE; AUTHORIZING THE TRANSFER OF THE PROPERTY SUBJECT TO SATISFACTION OF THE CONDITIONS OF SALE DEFINED IN THE CONTRACT DOCUMENTS; AND CONDUCTING REVIEW UNDER THE STATE ENVIRONMENTAL QUALITY REVIEW ACT (“SEQRA”) AND ISSUING DETERMINATION OF NON-SIGNIFICANCE**

WHEREAS, a request for sealed bids for the sale of the River Street Property was issued on August 28, 2019, and

WHEREAS, in response to the request for sealed bids, the County received bids from two (2) separate entities including a proposal from Perkins Recycling Corporation (hereinafter “Perkins”), and

WHEREAS, Perkins bid was the second highest bid, however the County Facilities Committee has recommended sale of the River Street Property to Perkins as the highest responsible bidder, and

WHEREAS, the County Facilities Committee has concerns regarding the highest bidders ability to gain financing to complete the transaction as opposed to Perkins Bid being an all cash bid; and

WHEREAS, the conveyance to Perkins will include 10.5 acres generally described as the land upon which the River Street building sits and as reflected in the map attached to this resolution, and

WHEREAS, the total agreed upon purchase price is Four Hundred and Fifty Thousand Dollars (\$450,000), and

WHEREAS, the sale of the River Street Property is an unlisted action under SEQRA, and

WHEREAS, a Short Environmental Assessment form has been prepared and presented to the Board of Supervisors, the Board of Supervisors has reviewed the information and responses set forth therein and has approved the same, now, therefore, be it

RESOLVED, as the County no longer intends to own the property located at River Street in the

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Town of Queensbury, it is hereby determined that the River Street property is no longer necessary for public use, and be it further

RESOLVED, that the Board of Supervisors hereby approves and authorizes the sale of the property located at River Street, Town of Queensbury for the total purchase price of Four Hundred and Fifty Thousand Dollars (\$450,000), subject to all conditions of sale described in the preambles of this resolution and contained in the contract documents, and be it further

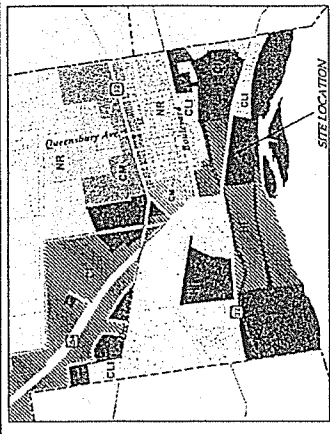
RESOLVED, that the Chairman of the Board of Supervisors is hereby authorized to execute the contract documents in a form approved by the County Attorney, and be it further

RESOLVED, subject to satisfaction of all conditions of sale as described in the preambles of this resolution and as detailed in the contract documents, the Chairman of the Board of Supervisors is hereby authorized to execute any and all documents necessary to complete the transfer of the property located at River Street, in the Town of Queensbury, as authorized herein in a form approved by the County Attorney, and be it further

RESOLVED, that the Chairman of the Board of Supervisors be, and hereby is, authorized and directed to execute the Short Environmental Assessment form indicating that the sale will not result in any significant environmental impacts, and be it further

RESOLVED, that the Board of Supervisors hereby authorizes the issuance and filing of a determination of no significant adverse environmental impacts in accordance with the requirements of SEQRA, and be it further

RESOLVED, that the Chairman of the Board of Supervisors, County Administrator, and County Attorney are hereby authorized to take any and all necessary actions to carry out the terms of this resolution.



**ADDITIONAL NOTES:**

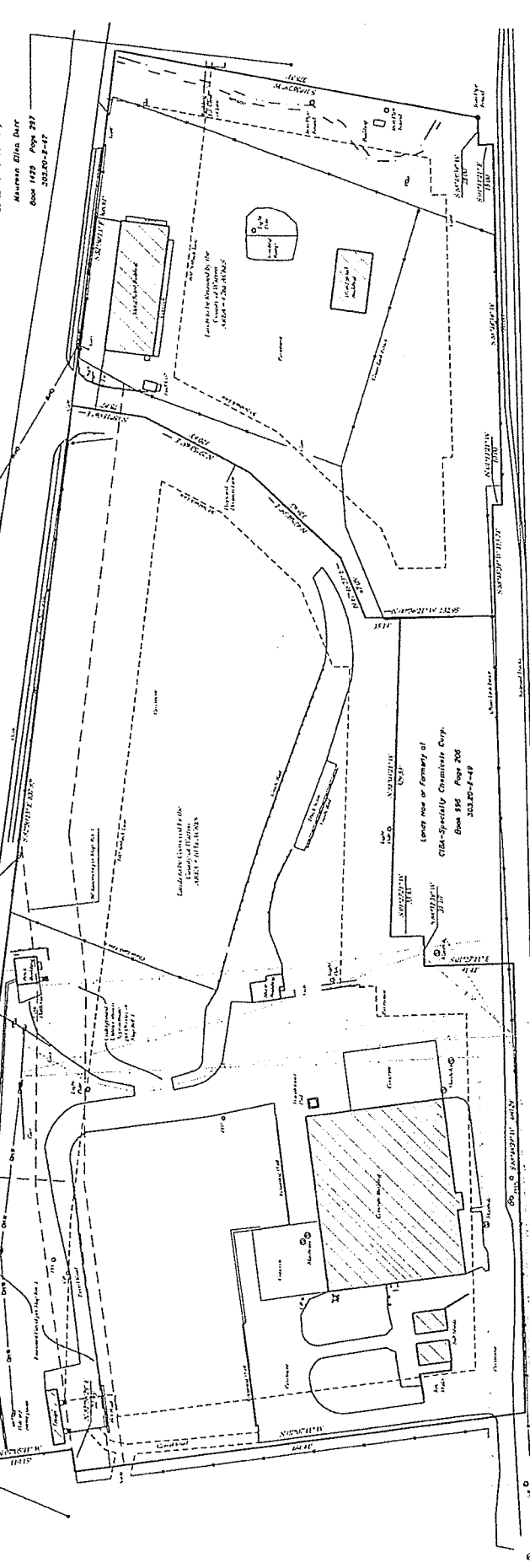
1. Boundary between lots 1 and 2 is as per Survey of 2/18/1991.
2. Boundary between lots 3 and 4 is as per Survey of 2/18/1991.
3. Boundary between lots 5 and 6 is as per Survey of 2/18/1991.
4. Boundary between lots 7 and 8 is as per Survey of 2/18/1991.
5. Boundary between lots 9 and 10 is as per Survey of 2/18/1991.
6. Boundary between lots 11 and 12 is as per Survey of 2/18/1991.
7. Boundary between lots 13 and 14 is as per Survey of 2/18/1991.
8. Boundary between lots 15 and 16 is as per Survey of 2/18/1991.
9. Boundary between lots 17 and 18 is as per Survey of 2/18/1991.
10. Boundary between lots 19 and 20 is as per Survey of 2/18/1991.

**REFERENCES:**

1. City of Ogden, Utah, Ordinance No. 1991-02, Chapter 15, Section 2, dated August 20, 1991.
2. City of Ogden, Utah, Ordinance No. 1991-03, Chapter 15, Section 3, dated August 20, 1991.
3. City of Ogden, Utah, Ordinance No. 1991-04, Chapter 15, Section 4, dated August 20, 1991.
4. City of Ogden, Utah, Ordinance No. 1991-05, Chapter 15, Section 5, dated August 20, 1991.
5. City of Ogden, Utah, Ordinance No. 1991-06, Chapter 15, Section 6, dated August 20, 1991.
6. City of Ogden, Utah, Ordinance No. 1991-07, Chapter 15, Section 7, dated August 20, 1991.
7. City of Ogden, Utah, Ordinance No. 1991-08, Chapter 15, Section 8, dated August 20, 1991.
8. City of Ogden, Utah, Ordinance No. 1991-09, Chapter 15, Section 9, dated August 20, 1991.
9. City of Ogden, Utah, Ordinance No. 1991-10, Chapter 15, Section 10, dated August 20, 1991.
10. City of Ogden, Utah, Ordinance No. 1991-11, Chapter 15, Section 11, dated August 20, 1991.
11. City of Ogden, Utah, Ordinance No. 1991-12, Chapter 15, Section 12, dated August 20, 1991.
12. City of Ogden, Utah, Ordinance No. 1991-13, Chapter 15, Section 13, dated August 20, 1991.
13. City of Ogden, Utah, Ordinance No. 1991-14, Chapter 15, Section 14, dated August 20, 1991.
14. City of Ogden, Utah, Ordinance No. 1991-15, Chapter 15, Section 15, dated August 20, 1991.
15. City of Ogden, Utah, Ordinance No. 1991-16, Chapter 15, Section 16, dated August 20, 1991.
16. City of Ogden, Utah, Ordinance No. 1991-17, Chapter 15, Section 17, dated August 20, 1991.
17. City of Ogden, Utah, Ordinance No. 1991-18, Chapter 15, Section 18, dated August 20, 1991.
18. City of Ogden, Utah, Ordinance No. 1991-19, Chapter 15, Section 19, dated August 20, 1991.
19. City of Ogden, Utah, Ordinance No. 1991-20, Chapter 15, Section 20, dated August 20, 1991.

**ADDITIONAL NOTES:**

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DATE	BY	REVISIONS RECORD/RECEPTION

**FOR PRELIMINARY REVIEW**  
 Proposed Subdivision of  
 Land, with a portion of the  
 County of Warren

**Daniel Land Surveying, PLLC**  
 5714 S. University Ave., Suite 200  
 Boise, ID 83725  
 Phone: (208) 338-9999  
 Fax: (208) 338-9998  
 Email: dan@landsurveying.com

**OWNER'S RECORDS:**

- Lot 1: [ ]
- Lot 2: [ ]
- Lot 3: [ ]
- Lot 4: [ ]
- Lot 5: [ ]
- Lot 6: [ ]
- Lot 7: [ ]
- Lot 8: [ ]
- Lot 9: [ ]
- Lot 10: [ ]
- Lot 11: [ ]
- Lot 12: [ ]
- Lot 13: [ ]
- Lot 14: [ ]
- Lot 15: [ ]
- Lot 16: [ ]
- Lot 17: [ ]
- Lot 18: [ ]
- Lot 19: [ ]
- Lot 20: [ ]

Land Use of Formery of  
 Hansen Ellis Burr  
 Book 1429 Page 297  
 2002-02-17

Land Use of Formery of  
 New Usa Autos 25 & 26 Hansen Hanna St  
 Book 186 Page 206  
 2002-02-17

Land Use of Formery of  
 Daniels & Hudson Railway Company  
 Book 814 Page 182  
 2002-02-17

Land Use of Formery of  
 Ciba-Specific Chemicals Corp.  
 Book 196 Page 206  
 2002-02-17