

CITY OF SAULT STE. MARIE LAND SALE POLICY

1. The City Commission will sell surplus land held by the City through a public bidding process with the following exceptions:
 - a. Property sold with a development requirement. The City Commission may request a proposal from a prospective buyer for acquiring property and the City Commission will make a decision on selling that property based upon the overall monetary benefit and/or economic development that will occur from the sale of that property.
 - b. Land that has been previously publicized for sale through the City's website and not purchased can be sold by the Commission to a prospective buyer at a price to be negotiated. The City Commission will make a decision on the sale of those lots based upon the Commission's determination as to whether the sale is in the best interest of the City.
 - c. Land which, due to its, location, configuration, or size, has little to no market value, as determined by the City Commission, may be quitclaimed to an adjacent property owner at no cost.
 - d. Properties being marketed for redevelopment in partnership with the State Land Bank.

2. For land not covered by 1a., 1b., and 1c. above the City will use a bidding process for the sale of surplus land which may be by written bid or auction subject to the following conditions:
 - a. A minimum bid for acquisitions of land will be set by the City at the time of sale as determined by the City Commission.
 - b. A restricted bid process will be used to sell parcels which are substandard, based on the current City zoning requirements for minimum lot sizes, to only those property owners which are adjacent to those substandard lots.
 - c. Property owners who defaulted on special assessments which resulted in the property reverting back for unpaid taxes or assessments will not be eligible to acquire that same parcel of property unless the bid amount equals the cost of the back assessments and taxes on property.
 - d. All bid offers or sales through bids are contingent upon final approval by the City Commission.

- e. The City reserves the right to reject any or all bids.
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- 3. The City Commission reserves the right to waive the bidding requirements as outlined above when it determines that it is in the City's best interest to do so.
 - 4. The City sells land as is and with all faults via quit claim deed, unless other arrangements are specifically agreed to by the parties.

Adopted by the City Commission: December 3, 1999

Revision #1: September 21, 2015

Amendment to Revision #1: May 2016

Revision #2: February 7, 2022