

Real Property Manager #18-005

September 27, 2018

To: Mark Berman, City Attorney

Through: Suzette Sibble, Assistant City Manager

From: Cassandra LeMasurier, Real Property Manager

Subject: Request for Resolution to Approve Broward County Tax Auction Bids

Please prepare a resolution for the City Commission to authorize the City Manager or his designee to submit bids not to exceed \$75,000 for properties located within the City of Pompano Beach which are being sold by Broward County with a tax deed auction.

Broward County conducts an online tax deed auction monthly for properties with outstanding tax certificates after a tax certificate holder submits a tax deed application. A successful bidder receives a tax deed in the form of a tax deed title to the property. Participation in tax deed auctions will allow the City to obtain properties to be used for affordable housing, parks and greenspace, city facilities, other unspecified public purposes or to be held for the future needs of the City, at a lesser cost than an outright purchase.

The auction process requires bidders to register and deposit a minimum of 5% of the total bid price or \$200 to their account at least three (3) business days before the auction. The winning bidder must pay the amount bid and documentary stamp taxes of \$.70 per \$100.00 of the bid total by 11:00am the business day following the sale. If final payment is not made by 11:00am the business day following the sale, the deposit and property are forfeited along with the bidder's privileges to participate in any future tax deed sales for a minimum of one year from the forfeited sale date. The County will deduct from the forfeited deposit a nonrefundable sale fee, a nonrefundable electronic online auction fee and re-advertising costs.

The City receives mailed notices two (2) to three (3) weeks prior to each auction for properties in Pompano Beach which will be included in the auction. This does not allow adequate time to obtain City Commission approval to bid on individual properties prior to the auction. With time being of the essence, prior approval of the Commission will allow the City Manager or his designee to fund the City's bidder account with required deposits and submit payment to Broward County within the required timeframe.