

BULLS Land For Sale

Expressions of Interest Invited

Rangitikei District Council (RDC) invites Expressions of Interest (EsOI) for purchase of the following residential land in Bulls:

Approx. Area	Location
1.79 hectares	At the Western end of Walker Crescent
1.35 hectares	West of Walton Street

Further Details:

Approximate Boundaries: As shown on the aerial overlays at <https://www.rangitikei.govt.nz/files/forms/Walker-Crescent.pdf> and <https://www.rangitikei.govt.nz/files/forms/Walton-Street-1.pdf>

Notes:

1. Boundaries are indicative only, and subject to survey
2. The small park and walkway along the boundary from Johnston Street to Walker Crescent will be retained by RDC. Survey and issue of separated Title is required. RDC is open to suggestions from purchasers on timing or any other options for this park / walkway area.

Legal Descriptions: Details shown in the copies of current Records of Title at:

<https://www.rangitikei.govt.nz/files/forms/Walker-Crescent.pdf> and <https://www.rangitikei.govt.nz/files/forms/Walton-Street-1.pdf>

Note: Walton Street has been surveyed to provide for easements to protect the main sewer lines laid in anticipation of future development of the land. Updated Titles will be posted to this page when available - <https://www.rangitikei.govt.nz/files/forms/Walton-Street-1.pdf>

Zoning: Both blocks are zoned Residential in the current District Plan

Notes re Policy and Process:

1. This Invitation is offered in accordance with RDC's (2015) Policy on Disposal of Surplus Lands and Buildings

<https://www.rangitikei.govt.nz/council/policies-bylaws/policies/policy-on-disposal-of-surplus-lands-and-buildings>

2. Only those proposals which provide for early subdivision and development by the purchaser/s for sale as residential sections will be considered. Proposals must include clear statements around proposed timeframes for development and the date by which housing sections will be brought to the market – including any staging of development.

3. EsOI must include clear statements of proposal on whether (and how) the proposer intends to sell developed sections or to further develop sections to offer increased housing availability in Bulls.
4. Indications of marketing strategy are required for the completed developments, with timeframes.
5. Separate EsOI and proposals are required for each block.
6. EsOI must set out the proposed price offered and specifically comment on how the proposal will align with Council's Resolution dated 30 May 2019 which reads:

"Resolved minute number 19/RDC/162

1. That Council proceeds with disposal of the vacant properties at Walton Street and Walker Crescent, Bulls, as bare land holdings on the following basis:

1.1 Council will not subdivide or develop the properties prior to disposal, either by itself or as a joint venture with another party;

1.2 Expressions of Interest are to be invited for potential purchasers to submit separate proposals for purchase of each of the properties recording:

1.2.1 purchase prices;

1.2.2 detailed development plans including timeframes for subdivision and sale of residential sections;

1.2.3 prospective purchaser's acknowledgement all expressions of interest will be assessed against the Policy on Disposal of Surplus Property 2015, for which Council sets the weightings;

2. That Council determines the non-financial assessment criteria be given a weighting of 25% for the disposal of the surplus properties at Walker Crescent and Walton Street, Bulls."

7. RDC specifically records it reserves the absolute right to decline any or all Expressions of Interest and to negotiate with any one or more proposer/s to the exclusion of others.

EsOI must be delivered to Rangitikei District Council no later than

Noon on Wednesday 17 July 2019 by:

email to info@rangitikei.govt.nz

All enquiries to E: graeme.pointon@rangitikei.govt.nz M: 027 439 4940