

## RESOLUTION NO. 2008-143

Adopted by the Sacramento City Council

March 11, 2008

### APPROVAL OF REDEVELOPMENT AGENCY'S TRANSFER OF FIFTEEN VACANT RESIDENTIAL PARCELS IN THE DEL PASO HEIGHTS AND OAK PARK REDEVELOPMENT PROJECT AREAS TO THE HOUSING AUTHORITY OF THE CITY OF SACRAMENTO

#### BACKGROUND

- A. The City of Sacramento approved by Ordinance the Del Paso Heights and Oak Park Redevelopment Plans ("Redevelopment Plans") for the Del Paso Heights and Oak Park Project Areas ("Project Areas").
- B. The Redevelopment Agency of the City of Sacramento ("Agency") owns the subject properties at 3805, 3841, and 3845 Altos Ave., 741 Grand Ave., and 649 Carroll Ave. in the Del Paso Heights Project Area, and the subject properties at 3700 2<sup>nd</sup> Ave., 3536 20<sup>th</sup> Ave., 3240 8<sup>th</sup> Ave., 3900 4<sup>th</sup> Ave., 3550 40<sup>th</sup> St., 2627 36<sup>th</sup> and 2629 36<sup>th</sup> St., and 2536, 2708, and 2718 37<sup>th</sup> St. in the Oak Park Project Area.
- C. Agency and Housing Authority of the City of Sacramento desire to enter into Disposition and Development Agreement ("DDA") to convey title of the fifteen (15) subject properties to Housing Authority for the subsequent disposition and development of for-sale single family homes to be sold to purchasers qualified as low or moderate income households at a sales price that does not exceed the amount that a moderate income household can afford to buy, as more specifically described in the DDA ("Project").
- D. In accordance with the California Environmental Quality Act ("CEQA") and its implementing regulations, the transfer of the Property and the Project are exempt under the CEQA Guidelines Sections 15303 and 15332.
- E. A report under Health and Safety Code Section 33433 ("Section 33343 Report") has been prepared, filed with the Agency Clerk, and made available for public review pursuant to Section 33433.
- F. Proper notice of this action has been given and a public hearing has been held in accordance with Health and Safety Code Sections 33431 and 33433.

**BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:**

- Section 1. The Agency is directed to prepare a Notice of Exemption for the sale of the Property for the Project based on the findings in the accompanying staff report in accordance with CEQA Guidelines Sections 15062 and 15332.
- Section 2. After public hearing, the transfer of the Property is approved and found to be consistent with the goals and objectives of the Redevelopment Plans to promote homeownership and new construction of housing on vacant lots, and is consistent with the Implementation Plans. The Project will assist in the elimination of blight as stated in the 33433 Report. The DDA shall be deemed an implementing document approved in furtherance of the Redevelopment Plans and Implementation Plan for the Project Areas, and all applicable land use plan, studies, and strategies.
- Section 3. The Report as required under Health and Safety Code Section 33433 is hereby approved.
- Section 4. The consideration for the Agency's conveyance of the parcels to the Housing Authority is the Housing Authority's obligation to redevelop the parcels as described, which obligation has a cost that is not less than the fair reuse value of the parcels at the use and with the covenants, conditions, restrictions required by the DDA and the related Regulatory Agreement and Grant Deed.

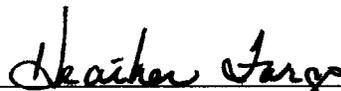
Adopted by the City of Sacramento City Council on March 11, 2008 by the following vote:

Ayes: Councilmembers Cohn, Fong, Hammond, McCarty, Pannell, Tretheway, Waters, and Mayor Fargo.

Noes: None.

Abstain: None.

Absent: Councilmember Sheedy.

  
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Mayor Heather Fargo

Attest:

  
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Shirley Concolino, City Clerk