

## RESOLUTION NO. 2012-015

Adopted by the Housing Authority  
of the City of Sacramento

October 30, 2012

### AUTHORITY TO PURCHASE AND REHABILITATE PROPERTY AT 2793 MEADOWVIEW ROAD

#### BACKGROUND

- A. On May 22, 2012, the Housing Authority of the City of Sacramento (Authority) declared by Resolution No. 2012-007 that: a 5.31 acre vacant property located at 8380 Kastanis Way was surplus and sold it for \$580,000, with the proceeds being returned to the Community Development Block Grant (CDBG) fund as program income, and authorized the Executive Director to amend the Authority's budget and enter into an agreement with the Sacramento Housing and Redevelopment Agency (SHRA) to utilize up to \$580,000 in CDBG program income funds for the rehabilitating of existing Authority assets and/or rehabilitate properties that would have a direct benefit to existing Authority assets.
- B. In February 2011, as necessary for the implementation of the Neighborhood Stabilization Program Three (NSP-3), the City Council authorized the Housing Authority (via Resolution No. 2011-087) to execute agreements and take such additional actions as may be necessary to implement the activities as set forth in the NSP-3 guidelines. It is the intent of SHRA to allocate supplemental funding in the amount of \$95,000 from the NSP-3 Property Recycling Program to the Housing Authority for the purpose of completing the acquisition, tenant relocation, and rehabilitation of the 2793 Meadowview Road Property.
- C. The acquisition of the 2793 Meadowview Road Property will assist in the removal of blight caused by deteriorated, vacant and abandoned properties, help achieve the long-term affordable housing goals of the City, and will have a direct benefit to existing Authority assets located within the Coral Gables neighborhood and surrounding area.
- D. Efforts to rehabilitate or restore deteriorated or damaged structures to meet current standards of public health and safety, which involve negligible or no expansion of an existing use, are Categorically Exempt from the provisions of the California Environmental Quality Act pursuant to Guidelines Section 15301 (d).

- E. The acquisition and rehabilitation of an existing one-to-four unit residential buildings where there is no increase in density beyond four units, no change in land use, and where the footprint of a building located within a floodplain or wetland is not increased, is Categorically Excluded from the provisions of the National Environment Policy Act (NEPA) pursuant to Section 58.35 (a)(3)(i).

**BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE HOUSING AUTHORITY OF THE CITY OF SACRAMENTO RESOLVES AS FOLLOWS:**

- Section 1. Based on the evidence presented, it is determined that the above facts, including the environmental findings, are true and correct.
- Section 2. The Executive Director is authorized to take all actions, and enter into any agreements and contracts as may be necessary to purchase 2793 Meadowview Road based on its fair market value as determined by an independent appraisal.
- Section 3. The budget for the acquisition, tenant relocation, and rehabilitation of 2793 Meadowview Road is to be set at an amount not to exceed \$675,000. The funding sources for the project include \$580,000 in proceeds from the sale of 8380 Kastanis Way and \$95,000 in Neighborhood Stabilization Program Three – Property Recycling Program funds.
- Section 4. The Executive Director is authorized to take all actions, and enter into any agreements and contracts as may be necessary to carry out the project. These activities shall be carried out in accordance with the procurement policies of SHRA.

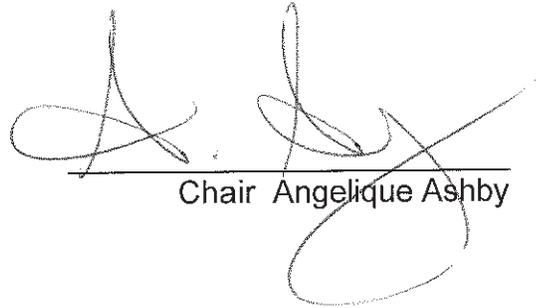
Adopted by the Housing Authority of the City of Sacramento City Council on October 30, 2012 by the following vote:

Ayes: Councilmembers Ashby, Cohn, D Fong, R Fong, McCarty, Pannell, Schenirer, Sheedy, and Mayor Johnson.

Noes: None.

Abstain: None.

Absent: Councilmember R. Fong



Chair Angelique Ashby

Attest:



Shirley Concolino, Authority Clerk