

RESOLUTION NO. 2007-037

Adopted by the Redevelopment Agency
of the City of Sacramento

July 17, 2007

AUTHORIZING ACQUISITION OF PROPERTY AT 3012, 3020 AND 3030 REDDING AVENUE FOR JUST COMPENSATION AND AMEND 2007 AGENCY BUDGET

BACKGROUND

- A. The Infrastructure Improvements component of the 65th Street Five-Year Implementation Plan includes the detention basin and park development which support higher-density development.
- B. 3012, 3020 and 3030 Redding Avenue ("Properties") are located immediately to the east of the planned 65th Street and Broadway Detention Basin and Park Project. This 43,604 square foot site is occupied by two single family homes in the 65th Street Redevelopment Project Area.
- C. The addition of the Redding Avenue Properties to the 65th Street and Broadway Detention Basin and Park Project will significantly improve the facility by increasing park safety, visibility, and access and the amount of usable recreational space.
- D. The City of Sacramento has determined that it has no funding available to acquire the Properties to improve the Project.
- E. The Agency considers it desirable to provide \$1,500,000 in funding for the acquisition of the Properties for the planned 65th Street and Broadway Detention Basin and Park Project ("Project") using 2006 65th Street Tax Exempt Bond funds, which will provide funding the City has determined it does not currently have available for the project.
- F. According to California redevelopment law, the Redevelopment Agency of the City of Sacramento may not hold land for more than four years.
- G. The City of Sacramento, as the lead agency under the California Environmental Quality Act (CEQA), has prepared and, on December 13, 2005, adopted a Mitigated Negative Declaration and Mitigation Monitoring Plan for the 65th Street and Broadway Detention Basin and Park Project ("Mitigated Negative Declaration"). The Agency, as responsible agency, has reviewed and considered the City's Mitigated Negative Declaration. The National Environmental Policy Act does not apply.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO RESOLVES AS FOLLOWS:

- Section 1. All of the evidence presented having been duly considered, the findings, as stated above, are approved. The Mitigated Negative Declaration has been considered and the Agency finds that all significant impacts of the Project have been mitigated pursuant to the Mitigated Negative Declaration and the Mitigated Negative Declaration is adequate to cover the acquisition of the Properties.
- Section 2. In accordance with California Redevelopment Law Section 33445, the Agency further finds and determines that:
- (a) The Project will benefit the 65th Street Project Area by increasing the size of the 65th Street Detention Basin and Park Project which will result in more park land available for the future recreational uses in the South 65th Street Area Plan which is currently park deficient. This will increase the recreational opportunities for existing and future residents.
 - (b) No other reasonable means of financing the Properties is available to the community.
 - (c) The funding for the acquisition of the Properties is consistent with the goals of the 65th Street Five-Year Implementation Plan adopted by the Sacramento City Council, which includes infrastructure improvements to support higher-density development envisioned in the Transit Village Plan and as identified in the Infrastructure Needs Assessment.
- Section 3. The Executive Director or her designee is authorized to take all actions as may be reasonably necessary to purchase the following parcels ("Properties"), for not substantially more than just compensation, as established by appraisal of a duly qualified appraiser: 3012, 3020, and 3030 Redding Avenue (APNs 015-0091-041-0000, 015-0091-047-0000 and 015-0091-048-000)
- Section 4. The Agency budget is amended to allocate \$1,500,000 in 65th Street Tax Exempt Bond funds to the 3012, 3020, and 3030 Redding Avenue Project.
- Section 5. The Executive Director is authorized to purchase the Properties and carry out all activities reasonably necessary to accomplish the purchase of the Properties, including payment of relocation expenses.
- Section 6. The Executive Director is authorized to transfer the Properties to the City of Sacramento at no cost.

Adopted by the Redevelopment Agency of the City of Sacramento on July 17, 2007 by the following vote:

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

Noes: None.

Abstain: None.

Absent: Councilmember Cohn.

Attest:



Shirley Concolino, City Clerk



Mayor, Heather Fargo