

168

SUBMITTAL TO THE BOARD OF DIRECTORS OF THE REDEVELOPMENT AGENCY COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



FROM: Redevelopment Agency

SUBMITTAL DATE: May 22, 2006

SUBJECT: Mecca Fire and Mecca Senior/Community Center - Adoption of Relocation and Replacement Housing Plans for the Mecca Fire Station and Senior/Community Center Projects; District 4

RECOMMENDED MOTION: That the Board of Directors: Adopt Resolution Numbers 2006-09 and 2006-31, Adoption of Relocation and Replacement Housing Plans for the Mecca Fire Station and Mecca Senior/Community Center Projects.

BACKGROUND: On January 10, 2006, the Board of Directors approved the Mecca Downtown Revitalization Plan which includes a number of facilities including a new fire station and a senior/community center. There are currently 41 households living in substandard homes, mobile homes and trailers, and four businesses that will be required to be relocated for the fire station. Also, there are currently 12 households living in substandard homes and four businesses for the senior/community center that will be required to relocate.

Departmental Concurrence

In compliance with statutory requirements, Relocation and Replacement Housing Plans were prepared to better identify and address the needs of the displaced household and businesses. It has been determined there are sufficient replacement sites available to relocate any displaced persons. Relocation assistance, including eligible monetary benefits, will be provided to all displacees.

Robin Zimpfer Executive Director

RZ:JC:DL:TE:BB:RD:KW

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Table with 4 columns: FINANCIAL DATA, Current F.Y. Total Cost, Current F.Y. Net County Cost, Annual Net County Cost, In Current Year Budget, Budget Adjustment, For Fiscal Year. Values include \$0 and YES/NO.

COMPANION ITEM ON BOARD OF SUPERVISORS AGENDA: NO

Table with 2 columns: SOURCE OF FUNDS: N/A, Positions To Be Deleted Per A-30, Requires 4/5 Vote. Includes checkboxes.

C.E.O. RECOMMENDATION: APPROVE

FORM APPROVED COUNTY COUNSEL

County Executive Office Signature

Jennifer L. Pugh MAY 25 2006 BY Lee A. Hancock

- Dept't Recomm.: [] Consent, [] Policy; Per Exec. Ofc.: [] Consent, [] Policy

Prev. Agn. Ref.: 1/10/06 4.1 and 2/28/06 4.1 District: 4 Agenda Number:

4.5



2 RDA RESOLUTION NO. 2006-09
3 ADOPTION OF RELOCATION AND REPLACEMENT HOUSING PLANS
4 FOR THE MECCA FIRE STATION PROJECT

4 (Fourth Supervisorial District)

5 **WHEREAS**, the Redevelopment Agency for the County of Riverside is a
6 Redevelopment "Agency" duly created, established and authorized to transact business
7 and exercise its powers, all under and pursuant to the provisions of the Community
8 Redevelopment Law which is Part 1 of Division 24 of the California Health and Safety
9 Code (commencing with Section 33000 et seq.); and

10 **WHEREAS**, Agency has adopted Redevelopment Plans for Redevelopment
11 Project Areas, 1-1986, Jurupa Valley, Mid-County, Desert Communities, and I-215
12 Corridor, as amended, hereinafter referred to as "Project Areas"; and

13 **WHEREAS**, pursuant to Section 33670 of the Health and Safety Code, the
14 Agency began receiving tax increment from the Project Areas in January 1988, and
15 continues to receive annual tax increment revenue; and

16 **WHEREAS**, pursuant to the provisions of the Community Redevelopment Law,
17 Section 33391 of the Health and Safety Code, the Agency may acquire, within a survey
18 area or for purpose of redevelopment, any interest in real property; and

19 **WHEREAS**, the Agency is considering the acquisition of parcels in the Mecca
20 area for construction of a fire station. The proposed acquisitions will displace
21 businesses and residential households, yet as a result, they will be relocated into
22 improved replacement dwellings and commercial buildings; and

23 **WHEREAS**, pursuant to Section 6038 of the State Guidelines (Title 25, Division
24 1, Chapter 6, Subchapter 1, Article 1), Overland, Pacific and Cutler, Inc. has prepared a
25 Relocation Plan to more specifically address potential displacements as a result of this
26 project; and

27 **WHEREAS**, pursuant to Section 33413.5 of the Health and Safety Code
28 (Community Redevelopment Law), Overland, Pacific and Cutler, Inc. under the direction

1 of the Agency has prepared a relocation program which will provide displacees the
2 assistance, rights, and benefits required under State Relocation Law and the Relocation
3 Guidelines. The relocation program will provide both advisory and financial assistance.
4 Every effort will be made to facilitate relocation arrangements and minimize hardships
5 for displacees; and

6 **WHEREAS**, it has been determined that there are sufficient replacement sites
7 available to relocate any displaced households; and

8 **WHEREAS**, the Agency is prepared to take the necessary actions to successfully
9 relocate any displaced business and households.

10 **NOW THEREFORE, BE IT RESOLVED, DETERMINED, AND ORDERED** by the
11 Board of Directors of the Redevelopment Agency for the County of Riverside, State of
12 California, in regular session assembled on June 6, 2006, as follows:

13 1. That the Board of Directors hereby finds and declares that the above
14 recitals are true and correct.

15 2. That in compliance with Section 6012 of the California Code of
16 Regulations, Title 25, Chapter 6; and in accordance with the provisions of Sections
17 33411 and 33411.1 of the California Health and Safety Code, and the California
18 Relocation Assistance Law, Section 7260 et.seq. of the California Government Code,
19 the Board of Directors approves and adopts the Relocation and Replacement Housing
20 Plans for the Mecca Fire Station Project.

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27 **FORM APPROVED COUNTY COUNSEL**

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MAY 25 2006
BY Lee A. Innocent

2 RDA RESOLUTION NO. 2006-31
3 ADOPTION OF RELOCATION AND REPLACEMENT HOUSING PLANS
4 FOR THE MECCA SENIOR/COMMUNITY CENTER PROJECT
5 (Fourth Supervisorial District)

6 **WHEREAS**, the Redevelopment Agency for the County of Riverside is a
7 Redevelopment "Agency" duly created, established and authorized to transact business
8 and exercise its powers, all under and pursuant to the provisions of the Community
9 Redevelopment Law which is Part 1 of Division 24 of the California Health and Safety
Code (commencing with Section 33000 et seq.); and

10 **WHEREAS**, Agency has adopted Redevelopment Plans for Redevelopment
11 Project Areas, 1-1986, Jurupa Valley, Mid-County, Desert Communities, and I-215
12 Corridor, as amended, hereinafter referred to as "Project Areas"; and

13 **WHEREAS**, pursuant to Section 33670 of the Health and Safety Code, the
14 Agency began receiving tax increment from the Project Areas in January 1988, and
15 continues to receive annual tax increment revenue; and

16 **WHEREAS**, pursuant to the provisions of the Community Redevelopment Law,
17 Section 33391 of the Health and Safety Code, the Agency may acquire, within a survey
18 area or for purpose of redevelopment, any interest in real property; and

19 **WHEREAS**, the Agency is considering the acquisition of parcels in the Mecca
20 area for construction of a Senior/Community Center. The proposed acquisitions will
21 displace businesses and residential households, yet as a result, they will be relocated
22 into improved replacement dwellings and commercial buildings; and

23 **WHEREAS**, pursuant to Section 6038 of the State Guidelines (Title 25, Division
24 1, Chapter 6, Subchapter 1, Article 1), Overland, Pacific and Cutler, Inc. has prepared a
25 Relocation Plan to more specifically address potential displacements as a result of this
26 project; and

27 **WHEREAS**, pursuant to Section 33413.5 of the Health and Safety Code
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1 of the Agency has prepared a relocation program which will provide displacees the
2 assistance, rights and benefits required under State Relocation Law and the Relocation
3 Guidelines. The relocation program will provide both advisory and financial assistance.
4 Every effort will be made to facilitate relocation arrangements and minimize hardships
5 for displacees; and

6 **WHEREAS**, it has been determined that there are sufficient replacement sites
7 available to relocate any displaced households; and

8 **WHEREAS**, the Agency is prepared to take the necessary actions to successfully
9 relocate any displaced business and/or households.

10 **NOW THEREFORE, BE IT RESOLVED, DETERMINED, AND ORDERED** by the
11 Board of Directors of the Redevelopment Agency for the County of Riverside, State of
12 California, in regular session assembled on June 6, 2006, as follows:

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18 Relocation Assistance Law, Section 7260 et. seq. of the California Government Code,
19 the Board of Directors approves and adopts the Relocation and Replacement Housing
20 Plans for the Mecca Senior/Community Center Project.

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FORM APPROVED COUNTY COUNSEL
MAY 25 2006
BY Lee A. Vincent