

503



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

FROM: Redevelopment Agency

SUBMITTAL DATE:
February 16, 2007

SUBJECT: RDA Resolution No. 2007-09, Objection to Public Sale of APNs 247-081-009, 650-134-010 and 721-194-011 and Authorization to Purchase.

RECOMMENDED MOTION: That the Board of Directors:

1. Adopt RDA Resolution No. 2007-09, Objecting to Public Sale of APNS 247-081-009, 650-134-010 and 721-194-011 and authorizing the purchase from the Tax Collector; and
2. Authorize the Executive Director of the Redevelopment Agency for the County of Riverside or designee to administer all actions necessary to sign any related documents to complete this transaction for the purchase of APNs 247-081-009, 650-134-010 and 721-194-011.

BACKGROUND: On June 1, 2006, Assessor's Parcel Numbers 247-081-009, 650-134-010 and 721-194-011 became subject to the Tax Collector's Power of Sale. As part of the Redevelopment Agency's ongoing effort to acquire tax defaulted properties for the purpose of eliminating blight and revitalizing communities throughout the unincorporated areas of the County, the Agency is recommending Board approval and adoption of RDA Resolution No. 2007-09.

(continued on Page 2)

RZ:JC:JV:DL:TE:JMP:AMG:SS

S:\RealProperty\Real Property\Housing Authority\07-HA-001.f11.doc

Robin Zimpfer
Robin Zimpfer
Executive Director

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 10,196.15	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	2006/2007

COMPANION ITEM ON BOARD OF SUPERVISORS AGENDA: No

SOURCE OF FUNDS: Redevelopment Agency Low- and Moderate-Income Housing Funds	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION:

APPROVE

County Executive Office Signature

James H. Duff

- Policy
- Consent
- Policy
- Consent
- Dep't Recomm.:
- Per Exec. Ofc.:

Prev. Agn. Ref.: N/A

District: 4, 5

Agenda Number:

4.7

COUNTY COUNSEL

FEB 20 2007

Concurrence

Colin
Received by
CITY TEAM

500 FEB 21 5 51:03

RECEIVED RIVERSIDE COUNTY

BACKGROUND (continued):

The properties will be used to provide affordable homeownership opportunities by providing for in-fill housing. These homes will be available as homeownership opportunities to low-income, first-time home buyers. Project funding will be provided by the Redevelopment Agency Low- and Moderate-Income Housing Funds.

The following summarizes the funding necessary for acquisitions of these tax defaulted properties, including an additional \$175 required for each parcel for advertising purposes:

247-081-009	\$2,625.79
650-134-010	5,643.20
721-194-011	<u>1,402.16</u>
	\$9,671.15
Advertisement	<u>525.00</u>
Total	<u>\$10,196.15</u>

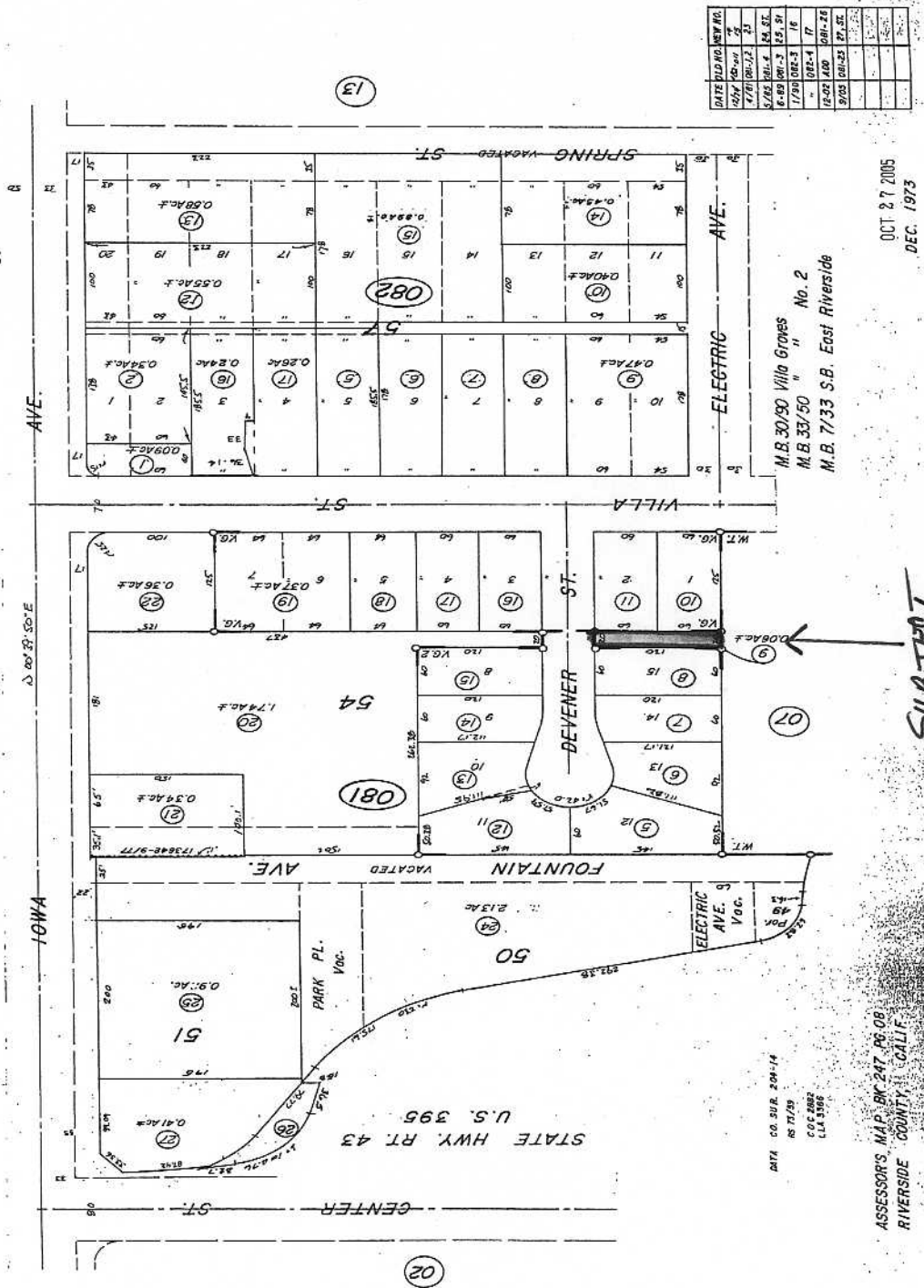
Staff recommends the adoption of RDA Resolution No. 2007-09.

12-6
T.R.A. 088-044
247-08

POR. N1/2 SEC. 7 T.2S.R.4W.

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

SEP 28 2005



DATE	BY	REV	NO.
12/7/04	AS	1	1
7/7/04	AS	2	2
5/16/04	AS	3	3
6-09-04	AS	4	4
1/20/04	AS	5	5
1/20/04	AS	6	6
1/20/04	AS	7	7
1/20/04	AS	8	8
1/20/04	AS	9	9
1/20/04	AS	10	10
1/20/04	AS	11	11
1/20/04	AS	12	12
1/20/04	AS	13	13
1/20/04	AS	14	14
1/20/04	AS	15	15
1/20/04	AS	16	16
1/20/04	AS	17	17
1/20/04	AS	18	18
1/20/04	AS	19	19
1/20/04	AS	20	20

M.B. 30/50 Villa Groves No. 2
M.B. 33/50 " " No. 2
M.B. 7/33 S.B. East Riverside

OCT 27 2005
DEC. 1973

*SUBJECT
PROPERTY*

DATA CO. SUB. 2004/14
AS 11/2/05
COC 2002
CLA 5996

ASSESSOR'S MAP BK 247 PG 08
RIVERSIDE COUNTY CALIF

26-11-7
721-19

T.C.A. 5820

S 1/2 NE 1/4 NE 1/4 SEC. 21, T. 7 S., R. 10 E.



M.B. 44/92-94 Tract No. 2285

*SUBJECT
Property*

ASSESSOR'S MAP BK. 721 PG. 19
RIVERSIDE COUNTY, CALIF.

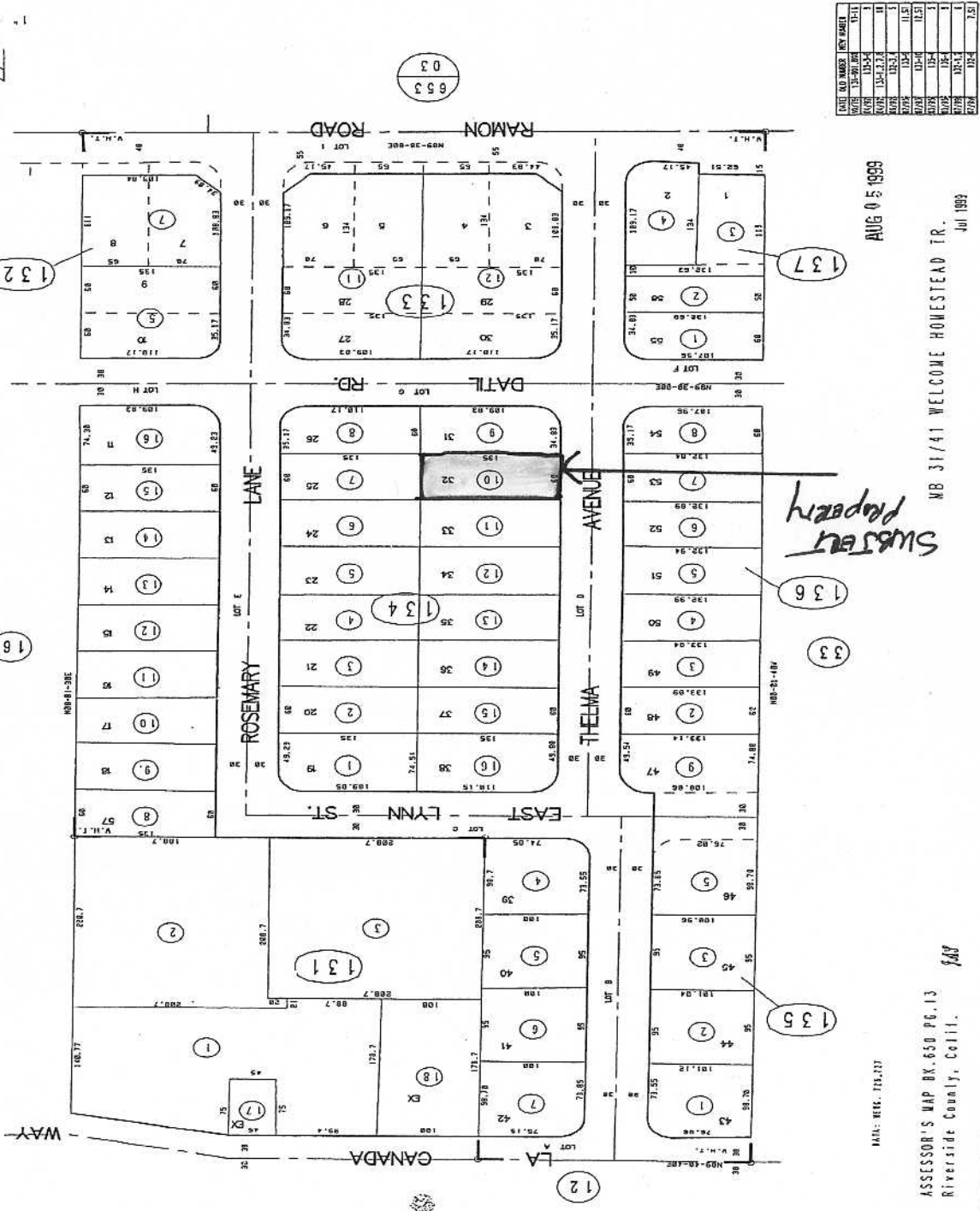
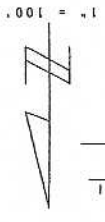
NOV. 1966

650-13
24-70-2

T.R.A. 051-4028

E1/2 SW1/4 SE1/4 SEC 18 T4SR6E

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT CORRELATE WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.



LOT	ACREAGE	NET VALUE
1	1.00	11.50
2	1.00	11.50
3	1.00	11.50
4	1.00	11.50
5	1.00	11.50
6	1.00	11.50
7	1.00	11.50
8	1.00	11.50
9	1.00	11.50
10	1.00	11.50
11	1.00	11.50
12	1.00	11.50
13	1.00	11.50
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31	1.00	11.50
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42	1.00	11.50
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51	1.00	11.50
52	1.00	11.50
53	1.00	11.50
54	1.00	11.50
55	1.00	11.50
56	1.00	11.50
57	1.00	11.50
58	1.00	11.50

AUG 05 1999

MB 31/41 WELCOME HOMESTEAD TR. Jul 1999

SUBSTANTIAL PROPERTY

DATE: MAR. 21.2007

ASSESSOR'S MAP BK-650 PG. 13
Riverside County, Calif. 388

2 **REDEVELOPMENT AGENCY RESOLUTION NO. 2007-09**
3 **OBJECTION TO PUBLIC SALE OF APNS 247-081-009, 650-134-010 AND**
4 **721-194-011 BY THE TREASURER-TAX COLLECTOR**
5 **AND AUTHORIZATION TO PURCHASE**
6 **(Fourth and Fifth Supervisorial Districts)**

7 **WHEREAS**, the Redevelopment Plans for the I-215 Corridor and Mid-County
8 Redevelopment Project Areas, hereinafter referred to as "Project Areas," include among
9 its goals, the elimination of blighting condition, upgrading the physical appearance of the
10 Project Areas, and providing affordable housing;

11 **WHEREAS**, the Redevelopment Agency for the County of Riverside objects to
12 the public sale of these three parcels; and

13 **WHEREAS**, APN 247-081-009 became subject to the Tax Collector's Power of
14 Sale on July 1, 2006, the minimum fee of \$2,625.79, as established by the Tax
15 Collector; and

16 **WHEREAS**, APN 247-081-009 is identified as shown on Exhibit "C" attached
17 hereto; and

18 **WHEREAS**, APN 247-081-009 consists of 0.06 acres of currently unimproved
19 vacant land; and

20 **WHEREAS**, APN 650-134-010 became subject to the Tax Collector's Power of
21 Sale on July 1, 2006, with a minimum fee of \$5,643.20, as established by the Tax
22 Collector; and

23 **WHEREAS**, APN 650-134-010 is identified as shown on Exhibit "A" attached
24 hereto; and

25 **WHEREAS**, APN 650-134-010 consists of 0.18 acres of currently unimproved
26 vacant land; and

27 **WHEREAS**, APN 721-194-011 became subject to the Tax Collector's Power of
28 Sale on July 1, 2006, with a minimum fee of \$1,402.16, as established by the Tax
Collector; and

WHEREAS, APN 721-194-011 is identified as shown on Exhibit "B" attached

1 hereto; and

2 **WHEREAS**, APN 721-194-011 consists of 0.23 acres of currently unimproved
3 vacant land; and

4 **WHEREAS**, \$175 per parcel is assessed for advertising; and

5 **WHEREAS**, the Redevelopment Agency intends to purchase these Tax Sale
6 parcels located in the unincorporated areas of Riverside County, identified as APNS
7 247-081-009, 650-134-010 and 721-194-011, for the total amount of \$10,196.15, as set
8 by the Treasurer-Tax Collector; and

9 **WHEREAS**, the subject parcels are suitable for the construction of affordable
10 housing; and

11 **WHEREAS**, the purchase of these parcels will enable the Agency to provide
12 affordable home ownership opportunities that will benefit the surrounding Project Areas
13 and further the purpose of redevelopment.

14 **NOW THEREFORE, BE IT RESOLVED, DETERMINED, AND ORDERED** by the
15 Board of Directors of the Redevelopment Agency for the County of Riverside, State of
16 California, in regular session assembled on February 27, 2007, as follows:

17 1. That the Board of Directors finds and declares that the above recitals are
18 true and correct.

19 2. That the Redevelopment Agency objects to the Public Tax Sale of
20 Assessor's Parcel Numbers 247-081-009, 650-134-010 and 721-194-011.

21 3. That the Redevelopment Agency offers to purchase said parcels and enter
22 into an Agreement of Sale with the County of Riverside Treasurer-Tax Collector and
23 agrees to pay the full purchase price for said parcels, pursuant to Section 3791.3 et.
24 esq. of the California Revenue and Tax Code as determined by the Treasurer-Tax
25 Collector of Riverside County, together with all costs of giving notice pursuant to statute.

26 4. That the Redevelopment Agency is authorized to purchase said parcels
27 and to enter into an Agreement of Sale with the County of Riverside for the purchase of
28 said parcels, pursuant to Section 3791.3 et. seq. of the California Revenue and Tax

1 Code, and agrees to pay the full purchase price of \$9,671.15 plus necessary fees, for
2 APNs 247-081-009, 650-134-010 and 721-194-011 as determined by the Treasurer-Tax
3 Collector of Riverside County, together with all costs of giving notice pursuant to statute.

4 5. The Redevelopment Agency agrees to pay publication costs, even if
5 property is redeemed and therefore not conveyed to the Redevelopment Agency for the
6 County of Riverside, and to pay full cost of Lot Book Reports, as required by Section
7 3793.6(a) of the California Revenue and Tax Code.

8 6. That the Board hereby directs the appropriate staff to prepare the
9 necessary documents and take the necessary actions to complete the purchase of
10 these four parcels.

11 7. This resolution shall take effect immediately upon its adoption.

12 **BE IT FURTHER ORDERED**, that the Clerk of the Board of Directors shall file
13 with the Treasurer-Tax Collector a certified copy of this resolution.

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26 FORM APPROVED
COUNTY COUNSEL

27 FEB 20 2007

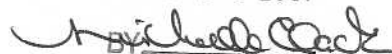
28 

EXHIBIT "A"

Assessor's Parcel Number 650-134-010

Lot 32 of Welcome Homestead Tract as per map recorded in Book 31, page 41 of maps, in the office of the County Recorder of said County.

EXHIBIT "B"

Assessor's Parcel Number 721-194-011

Range 10 East, Township 7 South, Sections 1-24

EXHIBIT "C"

Assessor's Parcel Number 247-081-009

That portion of Block 54 of East Riverside, as shown by map on file in Book 7, Page 33 of Maps, Records of San Bernardino County, lying East of the West line of said Block 54; North of the North line of Villa Groves, as shown by map on file in Book 30, Page 90 of maps, Riverside County Records, South of the South line of Villa Groves 2, as shown by map on file in Book 33, Page 50 of maps, Riverside County Records, and West of the West line of Devenor Street, as shown on said Villa Groves 2.