

**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

117



FROM: Economic Development Agency

SUBMITTAL DATE:
February 18, 2010

SUBJECT: Resolution No. 2010-060, Approving the conveyance of Real Property to the Redevelopment Agency for the County of Riverside known as Assessor's Parcel Number 650-131-018 in the unincorporated area of Thousand Palms, Riverside County – 4th District

RECOMMENDED MOTION: That the Board of Supervisors:

1. Determine that APN 650-131-018 can be used to provide housing affordable to persons and families of low or moderate income;
2. Adopt Resolution No. 2010-060, approving the conveyance of real property known as Assessor's Parcel Numbers 650-131-018 to the Redevelopment Agency for the County of Riverside;
3. Approve and authorize the Chairman to execute the attached conveyance agreement; and
4. Authorize the Assistant County Executive Officer/EDA or designee to sign subsequent relevant and necessary documents to complete this transaction.

BACKGROUND: (Commences on Page 2)

Robert Field
Assistant County Executive Officer/EDA

FINANCIAL DATA	Current F.Y. Total Cost:	\$	In Current Year Budget:	n/a
	Current F.Y. Net County Cost:	\$	Budget Adjustment:	n/a
	Annual Net County Cost:	\$	For Fiscal Year:	2009-2010

COMPANION ITEM ON BOARD OF DIRECTORS AGENDA: yes

SOURCE OF FUNDS:	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION: APPROVE

BY:
Jennifer J. Sargent

County Executive Office Signature

Reviewed by

 Christopher Hans
 Departmental Confidentiality
 DATE 2/18/10
 MICHELLE CLACK
 FORM APPROVED COUNTY COUNSEL

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

Prev. Agn. Ref.:

District: 4

Agenda Number:

3.13

Resolution No. 2010-060, Approving the conveyance of Real Property to the Redevelopment Agency for the County of Riverside known as Assessor's Parcel Number 650-131-018 in the unincorporated area of Thousand Palms, Riverside County – 4th District
February 18, 2010
Page 2

BACKGROUND:

The County of Riverside (County) owns real property known as APN 650-131-018 and wishes to convey the property to the Redevelopment Agency for the County of Riverside for the development of an affordable housing project. An abandoned fire station is currently located on the property and is no longer needed by the County.

Staff recommends the approval to convey real property to the Redevelopment Agency for the County of Riverside.

BOARD OF SUPERVISORS

COUNTY OF RIVERSIDE

**COUNTY RESOLUTION NO. 2010-060
APPROVING THE CONVEYANCE OF ASSESSOR'S PARCEL NUMBER 650-131-018
TO THE REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE
(Fourth Supervisorial District)**

WHEREAS, Section 25539.4(a) of the Government Code provides that the County of Riverside may convey real property or interest therein at less than fair market value to provide affordable housing without complying with the other provisions of Article 8 of the Government Code; and

WHEREAS, pursuant to Section 54221(e)(1) of the Government Code surplus land transferred in accordance with Section 25539.4(a) is exempt surplus land; and

WHEREAS, pursuant to Section 54222.3 of the Government Code, the requirements of Section 54222 shall not apply to the disposal of exempt surplus land; and

WHEREAS, the County of Riverside ("County") owns Assessor's Parcel Number 650-131-018 ("Property"), more particularly described in Exhibit "A" attached hereto and incorporated herein by reference; and


WHEREAS, there is an abandoned fire station on the Property, which is no longer needed by the County; and

WHEREAS, the Property can be used to provide affordable housing to persons and families of low or moderate income, as defined by Section 50093 of the Health and Safety Code Section; and

WHEREAS, the Redevelopment Agency for the County of Riverside ("Agency") wishes to accept the Property and develop an affordable housing project on it; and

WHEREAS, not less than 80 percent of the Property will be used for the affordable housing project; and

WHEREAS, not less than 40 percent of the total number of the affordable housing units shall be affordable to households whose incomes are equal to or less

FORM APPROVED COUNTY COUNSEL
BY:  MICHELLE CLACK
DATE: 2/2/10

1 than 75 percent of the maximum income of the lower income households, and at least
2 half of which shall be affordable to very low income households, and

3 **WHEREAS**, the affordable housing units will be restricted with a recorded
4 regulatory agreement to maintain the affordability for at least 30 years; and

5 **WHEREAS**, the Property is located within the Agency's Desert Communities
6 Project Area ("Project Area"); and

7 **WHEREAS**, the conveyance of the Property will assist the Agency in
8 implementing the redevelopment plan for the Project Area and help increase the supply
9 of affordable housing within the Project Area.

10 **NOW THEREFORE, BE IT RESOLVED, DETERMINED, AND ORDERED** by the
11 Board of Supervisors for the County of Riverside, State of California, in regular session
12 assembled March 2, 2010, as follows:

13 1. That the above recitals are true, correct and incorporated herein by
14 reference.

15 2. That the above Property can be used to provide affordable housing.

16 3. That the attached conveyance agreement between the County of
17 Riverside and the Redevelopment Agency for the County Riverside conveying the real
18 property consisting of Assessor's Parcel Number 650-131-018, in the unincorporated
19 community of Thousand Palms, County of Riverside, to the Redevelopment Agency for
20 the County of Riverside is approved.

21 4. That the Chairman is authorized to execute the conveyance agreement.

22 5. That the Assistant County Executive Officer/EDA is authorized to sign
23 subsequent necessary and relevant documents to complete this transaction.

24 ///
25 ///
26 ///

CONVEYANCE AGREEMENT

This Conveyance Agreement ("Agreement") is made by and between the REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE, ("Agency,") and THE COUNTY OF RIVERSIDE ("County").

1. The County shall grant to the Agency the property referred to as the vacated Thousand Palms Fire Station known as Assessor's Parcel Number 650-131-018 ("Property"), more particularly described in Exhibit "A" and "B", which is attached hereto and incorporated herein by reference.

2. The County will execute and deliver to the Agency a deed conveying the Property for an affordable housing project that will benefit the residents of the County.

///

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

3. This agreement is the result of negotiations between the parties and is intended by the parties to be a final expression of their understanding with respect to the matters herein contained. This agreement supersedes any and all other prior agreements and understandings, oral or written, in connection therewith. No provision contained herein shall be construed against the Agency solely because it prepared this agreement in its executed form.

COUNTY OF RIVERSIDE

Dated: _____

By: _____
Marion Ashley, Chairman
Board of Supervisors

ATTEST:
KECIA HARPER-IHEM
Clerk of the Board

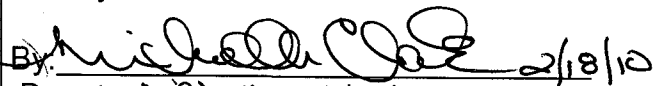
REDEVELOPMENT AGENCY FOR THE
COUNTY OF RIVERSIDE

Dated: _____

By: _____
Deputy

By: _____
Marion Ashley, Chairman
Board of Directors

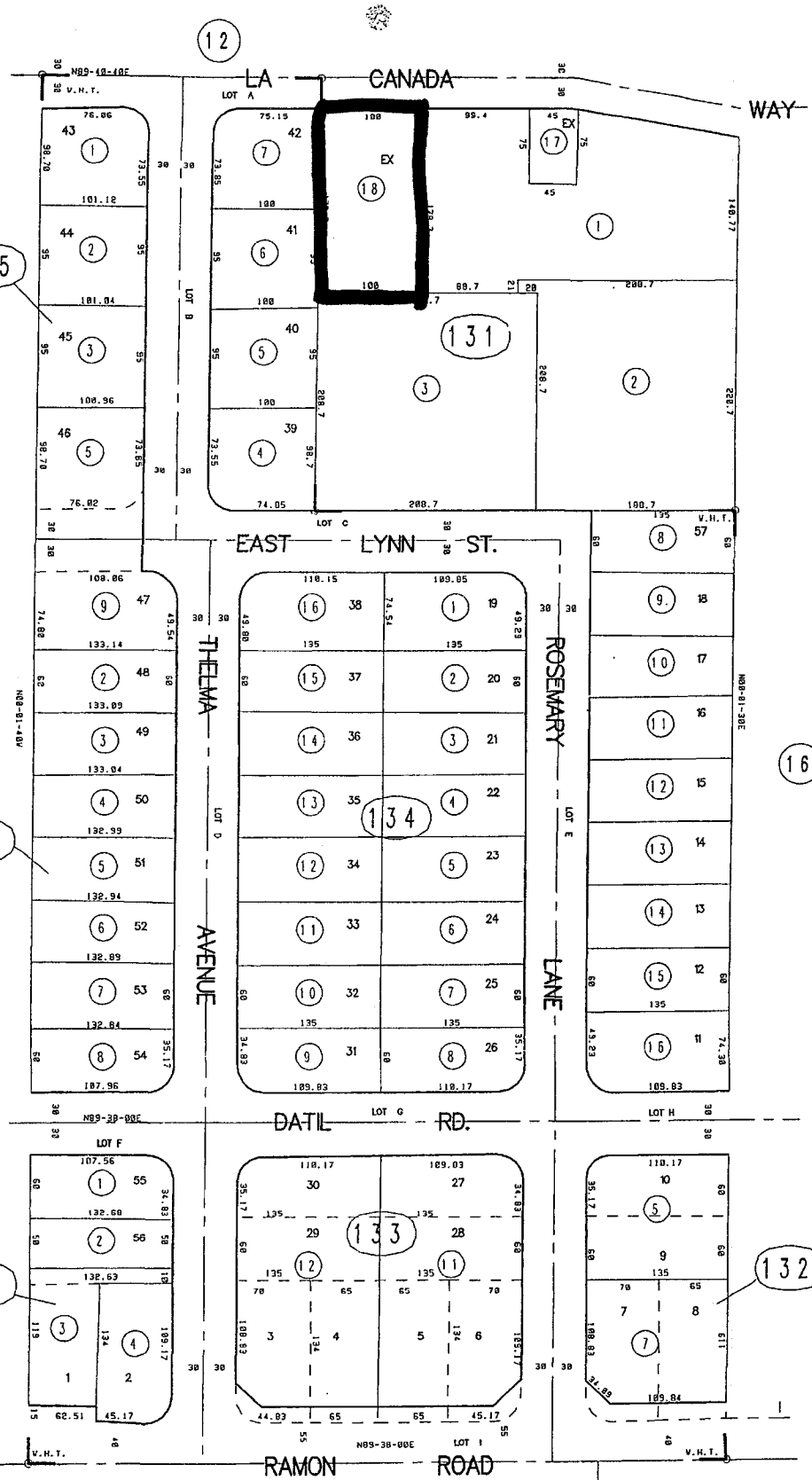
APPROVED AS TO FORM:
PAMELA J. WALLS
County Counsel

By:  2/18/10
Deputy Michelle Clode

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

Exhibit A

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



ASSESSOR'S MAP BK. 650 PG. 13
Riverside County, Calif. 944

DATA: WERC: 728,727

MB 31/41 WELCOME HOMESTEAD TR.

AUG 05 1999

DATE	OLD NUMBER	NEW NUMBER
07/26	131-01	17-13
07/26	133-3	7
07/26	131-7,7,8	18
06/26	132-3,4	3
07/26	132-4	5
07/26	133-4	11,57
07/26	133-4	14,57
07/26	132-4	2
07/26	132-4	4
07/26	132-4	1,51

T.R.A. 061-028

650-13
24-70-2

1" = 100'

653
03