

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

208



FROM: Redevelopment Agency

SUBMITTAL DATE:
January 12, 2011

SUBJECT: Adoption of RDA Resolution No. 2011-001, Extending the Time for Ownership of Real Property Located at Camino Real and Limonite Avenue in the Unincorporated Community of Pedley

RECOMMENDED MOTION: That the Board of Directors adopt the attached RDA Resolution No. 2011-001, extending the period of time for the RDA's ownership of real property located near the northeast corner of Camino Real and Limonite Avenue in the unincorporated community of Pedley for the development of housing affordable to persons and families of low- and moderate-income pursuant to Section 33334.16 of the California Health & Safety Code.

BACKGROUND: On July 11, 2006, the Redevelopment Agency for the County of Riverside Board of Directors authorized the acquisition of approximately 15.53 acres of unimproved land located near the northeast corner of Camino Real and Limonite Avenue in the unincorporated community of Pedley, Assessor Parcel Numbers 185-460-001, 185-470-001, and 185-470-002.

(Continued)

Robert Field

Robert Field
Executive Director
By Lisa Brandl, Deputy Executive Director

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 0	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	2010/11

COMPANION ITEM ON BOARD OF DIRECTORS AGENDA: No

SOURCE OF FUNDS: Redevelopment 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

BY: *Jennifer L. Sargent*
Jennifer L. Sargent

County Executive Office Signature

FORM APPROVED COUNTY COUNSEL
 BY: *Anita C. Willis*
 ANITA C. WILLIS
 DATE: 1-12-11
 Departmental Concurrence

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

Prev. Agn. Ref.: 4.6-7/11/06; 4.1-9/26/06

District: 2

Agenda Number:

4.5

BACKGROUND: (Continued)

The Agency purchased the property using Redevelopment Low- and Moderate-Income Housing funds to develop a proposed affordable senior housing project.

On July 24, 2006, the Agency acquired the property. Subsequent to the Agency's purchase, property owners in the surrounding area opposed the proposed project, which caused significant delays in initiating the entitlement process.

Pursuant to California Health and Safety Code Section 33334.16, in the event the Agency is unable to initiate the physical development of the property within the initial five-year period, Agency Board of Directors may adopt a Resolution providing for an additional five-year period for the Agency to retain ownership for the purpose of causing physical development of affordable housing and affirming its intention that such affordable housing will be physically developed on the property within the extended five-year period.

Staff recommends the Board of Directors adopt a Resolution extending the time of ownership of the property by an additional five-year period and allow the Agency to explore and plan for the development of affordable housing on or before July 24, 2016, consistent with the requirements of California Health and Safety Code Section 33334.16.

Agency counsel has reviewed and approved as to form the attached Resolution. Staff recommends that the Board of Directors adopt the attached Resolution.

Attachment: Resolution No. 2011-001

**RDA RESOLUTION NO. 2011-001
EXTENDING THE PERIOD OF TIME THAT THE REDEVELOPMENT AGENCY FOR THE
COUNTY OF RIVERSIDE MAY RETAIN OWNERSHIP OF THE PROPERTY LOCATED AT
CAMINO REAL AND LIMONITE AVENUE IN THE UNINCORPORATED COMMUNITY OF
PEDLEY**

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

WHEREAS, pursuant to the provisions of the CRL, Section 33449 of the Health and Safety Code, the Agency may acquire land, donate land, improve sites, or construct structures in order to provide housing for persons and families of low or moderate income; and

WHEREAS, Agency endeavors to preserve, protect, improve, and increase the affordable housing stock and eliminate blight; and

WHEREAS, the Agency wishes to facilitate development of affordable housing for persons and families of low or moderate income; and

WHEREAS, on July 24, 2006, the Agency acquired that certain real property for the development of affordable residential units located at the northeast corner of Camino Real and Limonite Avenue, known as Assessor Parcel Numbers 185-460-001, 185-470-001 and 185-470-002 (the "Project Site"), in the unincorporated community of Pedley, in the County of Riverside, California 92509; and

WHEREAS, the acquisition of the Project Site was accomplished by the Agency with proceeds from the Redevelopment Low- and Moderate-Income Housing Fund; and

WHEREAS, pursuant to Section 33334.16 of the California Health & Safety Code, redevelopment agencies using proceeds from its Redevelopment Low- and Moderate-Income Housing Fund to acquire an interest in real property must either initiate or cause the initiation of activities consistent with the development of housing affordable to persons and families of

1 low- and moderate-income on such real property within five (5) years of such property interest
2 acquisition, or in the absence of such statutorily prescribed activity within the requisite five (5)
3 year period, request its legislative body to adopt a resolution extending the period of time
4 during which the redevelopment agency may retain ownership of the property interest for an
5 additional period of time not to exceed five (5) years; and

6 **WHEREAS**, Agency has been unable to initiate and/or cause the physical development
7 of the Project Site consistent with the requirements of Section 33334.16 of the California Health
8 & Safety Code; and

9 **WHEREAS**, Agency requests that the Board of Directors adopt a resolution pursuant to
10 California Health & Safety Code Section 33334.16 extending the period of time during which
11 the Agency may retain ownership of the Project Site and cause the physical development of
12 the requisite affordable housing on the Project Site until July 24, 2016.

13 **BE IT RESOLVED, FOUND, DETERMINED AND ORDERED** by the Board of Directors
14 for the Redevelopment Agency for the County of Riverside, in regular session assembled on
15 January 25, 2011, as follows:

- 16 1) That the Board of Directors hereby finds and declares that the above recitals are true
17 and correct.
- 18 2) The Board of Directors hereby authorizes the extension of the period during which the
19 Agency may retain ownership of the Subject Property until July 24, 2016, pursuant to
20 Section 33334.16 of the California Health & Safety Code.
- 21 3) Consistent with the requirements of Section 33334.16 of the California Health & Safety
22 Code, the Board of Directors affirms the intention of the Agency that the Project Site be
23 used for the development of housing affordable to persons and families of low and
24 moderate income.

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FORM APPROVED COUNTY COUNSEL
BY: *Anita C. Willis*
ANITA C. WILLIS
DATE: 02/24/11