

RESOLUTION NUMBER 2695

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PERRIS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, APPROVING A DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN THE REDEVELOPMENT AGENCY OF THE CITY OF PERRIS AND THE RIVERSIDE TRANSIT AGENCY, PERTAINING TO THE DISPOSITION AND DEVELOPMENT OF A TEN (10) ACRE SITE LOCATED SOUTH AND WEST OF THE INTERSECTION OF SEVENTH STREET AND REDLANDS BOULEVARD IN THE CITY OF PERRIS, AND MAKING FINDINGS AS REQUIRED BY CALIFORNIA REDEVELOPMENT LAW, HEALTH AND SAFETY CODE SECTION 33433 (C) (1)

WHEREAS, the Redevelopment Agency of the City of Perris (the "Agency") is a public body, corporate and politic, organized and existing under the California Community Redevelopment Law (Health & Safety Code Section 33000 et seq.) ("CRL"); and

WHEREAS the previous action of the Agency, and by the City Council of the City of Perris (the "City Council" or "City" as appropriate), the Redevelopment Plan (the "Redevelopment Plan") for the Central and North Redevelopment Project Area, (the "Project Area Number One") was established; and

WHEREAS, the Agency desires to implement the Redevelopment Plan for the Project Area by providing for the development of a satellite bus maintenance and operations facility through the disposition of certain real property owned by the Agency; and

WHEREAS, the Agency proposes to enter into a Disposition and Development Agreement (the "Agreement") with Riverside Transit Agency (the "RTA"), concerning ten (10) acres of Agency-owned real property located south and west of the Seventh Street intersection and Redlands Boulevard in the City (the "Property"); and

WHEREAS, notice of a joint public hearing of the Agency and City Council concerning the proposed agreement has been given in accordance with applicable law; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Perris as follows:

SECTION 1. The Agreement will provide for the development of commercial/industrial use consistent with the requirements of the CRL.

SECTION 2. The Agreement is consistent with the Agency's adopted AB1290/SB732 Implementation Plan and Redevelopment Plan 1983 adopted on May 31, 1983 by the City Council.

SECTION 3 . The consideration is not less than the fair reuse value at the use and with the covenants and conditions and development costs authorized by the Agreement. Under the Agreement, the lot is proposed to be sold to RTA for the sum of Ten Dollars (\$10.00). The Agency's conveyance of the Property to RTA will result in the construction of public improvement that will benefit the Project Area. Development of the Property will contribute to and encourage the future development of the adjacent properties. Jobs will be generated by the Project and RTA will provide an additional amount of service to its ridership area. Therefore, the estimated value of the lot in light of the development costs and the required covenants and conditions is zero, which is not less than the fair reuse value at the use and with the covenants and conditions and development costs authorized by the Agreement.

SECTION 4. The Agreement, a copy of which is on file with the Agency's Secretary, is hereby approved.

SECTION 5 . The City Council consents to the Agency's authorization and direction to the Agency Executive Director to take such actions and execute such documents as may be necessary to implement and effect the Agreement on behalf of the Agency. City Staff is also authorized and directed to take such actions and execute such documents as may be necessary to implement and effect the Agreement.

ADOPTED, SIGNED, and APPROVED this 9th day of February,
1999.

MAYOR OF THE CITY OF PERRIS

Attest:

MARGARET REY, City Clerk

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)
CITY OF PERRIS)

I Margaret Rey, duly elected City Clerk of the City of Perris, California, do hereby certify that the foregoing Resolution Number 2695 was duly and regularly adopted by the City Council of the City of Perris at a joint meeting thereof and held on February 9, 1999, by the following called vote:

Ayes: Larios, Yarbrough, Larragoitiy, Torres and Landers

Noes:

Absent:

Abstained:

CITY CLERK