

RESOLUTION NO. 2021-_____

**A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF MERCED, CALIFORNIA, ACTING
AS THE HOUSING SUCCESSOR AGENCY TO
THE MERCED REDEVELOPMENT AGENCY,
DECLARING CERTAIN PROPERTIES AS
EXEMPT SURPLUS LAND AND DIRECTING THE
CITY MANAGER TO FOLLOW THE
PROCEDURES SET FORTH IN THE SURPLUS
LANDS ACT FOR THE DISPOSITION OF
HOUSING SUCCESSOR PROPERTIES**

WHEREAS, upon the dissolution of redevelopment agencies in California, certain properties owned by the Merced Redevelopment Agency were transferred to the City of Merced (“City”) as the Housing Successor Agency to the Merced Redevelopment Agency (“Housing Successor”) for future development pursuant to Health and Safety Code (“HSC”) Section 34176; and

WHEREAS, the Housing Successor is required by HSC Section 33334.16 to develop Housing Successor properties for affordable housing purposes by February 25, 2023 or be forced to sell the properties at fair market value and deposit proceeds in the Low and Moderate Income Housing Asset Fund for future expenditure on affordable housing; and

WHEREAS, the Housing Successor has the following ten remaining properties to dispose of 1823 I Street, 1815 I Street, 205 W. 18th Street, 211 W. 18th Street, 202 W. 19th Street, 1744 I Street, 49 W. 18th Street, 150 W. 19th Street, 26 W. 18th Street, and 73 South R Street; and

WHEREAS, the Housing Successor has prepared a Request for Proposals soliciting qualified developers to submit proposals to the Housing Successor to achieve the requirements detailed in HSC Section 34176; and

WHEREAS, in 2019 the California Legislature adopted Assembly Bill 1486, which amended the Surplus Lands Act (the “Act”) effective January 1, 2020; and

WHEREAS, the Act requires, with limited exceptions, cities and other public agencies to offer property to nonprofit housing providers and certain other entities before a public entity sells property. The Act mandates a noticing process

and a required negotiation period. If no qualified entity wants the land, or the public agency and the qualified entity are not able to reach an agreement after good faith negotiations, the public agency is free to sell the property to any entity, subject to certain requirements; and

WHEREAS, the City desires to declare certain properties as exempt surplus land under Government Code (“GC”) Section 54221(f)(1)(A) and direct staff to dispose of Housing Successor properties in compliance with GC Section 37364, as it has been determined that certain properties can be used to provide affordable housing, and HSC Section 34176.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MERCED DOES HEREBY RESOLVE, DETERMINE, FIND, AND ORDER AS FOLLOWS:

SECTION 1. The following properties are declared as exempt surplus land pursuant to GC Section 54221 (f)(1)(A) of the Surplus Lands Act:

- 1823 I Street
- 1815 I Street
- 205 W. 18th Street
- 211 W.18th Street
- 202 W. 19th Street
- 1744 I Street
- 49 W. 18th Street
- 150 W. 19th Street
- 26 W.18th Street
- 73 South R Street

SECTION 2. Staff is authorized and directed to follow the procedures set forth in the Surplus Lands Act for the exemption of surplus land.

SECTION 3. Staff and City Attorney are authorized and directed to execute any documents and take any steps necessary to comply with the purpose and intent of this Resolution.

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PASSED AND ADOPTED by the City Council of the City of Merced at a regular meeting held on the ____ day of _____ 202_, by the following vote:

AYES: Council Members:

NOES: Council Members:

ABSENT: Council Members:

ABSTAIN: Council Members:

APPROVED:

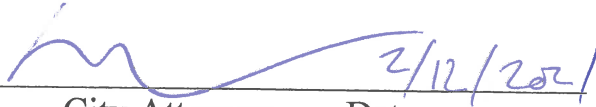
Mayor

ATTEST:
STEPHANIE R. DIETZ, CITY CLERK

BY: _____
Assistant/Deputy City Clerk

(SEAL)

APPROVED AS TO FORM:



City Attorney Date 2/12/2021