

RESOLUTION 12-05

A RESOLUTION OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE FORMER REDEVELOPMENT AGENCY OF THE CITY OF SANTA CLARITA, CALIFORNIA, APPROVING THE TRANSFER OF PROPERTY LOCATED AT 24158 NEWHALL AVENUE FROM THE CITY OF SANTA CLARITA TO THE SUCCESSOR AGENCY OF THE FORMER REDEVELOPMENT AGENCY OF THE CITY OF SANTA CLARITA AND RETAINING IN FEE THAT PORTIONS OF THE PROPERTY NEEDED FOR A CITY PUBLIC ROADWAY CONSTRUCTION PROJECT

WHEREAS, in 2005, the City Council of the City of Santa Clarita (City) adopted the Downtown Newhall Specific Plan (“DNSP”); and

WHEREAS, the former Redevelopment Agency of the City of Santa Clarita (Redevelopment Agency) worked towards implementing various components of the DNSP and aided in the completion of a number of significant infrastructure projects; and

WHEREAS, the next significant infrastructure project to be aided by the Redevelopment Agency was to be a modern roundabout, providing a southern gateway to Old Town Newhall with enhanced landscaping and a monument entrance to Main Street; and

WHEREAS, the City of Santa Clarita and the County of Los Angeles collaborated on the roundabout project to effectuate the transformation of the Southern entrance to Old Town Newhall by way of the roundabout, providing not only aesthetic enhancements but the smoother flow of traffic at the intersection of 5th Street, Newhall Avenue, and Main Street; and

WHEREAS, the design work on the roundabout project commenced in June 2009, with funding proposed from three sources: Agency Non-Housing Funds, City Landscape Maintenance District Funds, and a grant obtained from the 2009 Los Angeles County Metropolitan Transit Authority (Metro) Call for Projects; and

WHEREAS, given the dissolution of the former Redevelopment Agency, City Staff has identified and the City Council is considering a different City funding source to replace the former Agency’s Non-Housing Funds; and

WHEREAS, City Staff has completed the design for the roundabout and is seeking the grant funding for construction; and

WHEREAS, City Staff has obtained Caltrans Right-Of-Way certification and environmental clearance, which allows Staff to secure Federal Aid for the roundabout and provide an authorization to proceed with advertisement for construction, with construction anticipated to begin in the spring 2013; and

WHEREAS, in 2005, the City of Santa Clarita purchased the property located at 24158 Newhall Avenue (APN 2831-019-900) (“Property”) in order to assist in the overall redevelopment of Old Town Newhall; and

WHEREAS, in 2006, it was determined that the title of this property should be transferred to the former Redevelopment Agency because the Redevelopment Agency had at that time broad discretion related to real property in order to further the goal of mitigating blight in Old Town Newhall; and

WHEREAS, it was subsequently determined that the parcel had the potential for use in the roundabout project to provide the greatest impact to the area, including the enhancement of the physical relationship between Hart Park and Main Street and reconfiguring traffic flow to change the character of Old Town Newhall; and

WHEREAS, during the planning phase of the roundabout project the Property was relied on to serve as a portion of the roundabout; and

WHEREAS, On March 15, 2011, the Property was transferred from the Redevelopment Agency to the City to protect the property from the projected disposition requirements of the proposed redevelopment dissolution legislation and so that the City would have ownership of the property to complete the roundabout project; and

WHEREAS, the State Controller's Office has required the return of the Property to the Agency pursuant to that office's authority under the redevelopment dissolution bills (ABx1 26 and AB 1484); and

WHEREAS, the City is proposing to fulfill this requirement by transferring a portion of the Property from the City to the Successor Agency but retaining that portion of the Property that will allow the City to complete the project as set forth in the property map and quitclaim deed attached hereto; and

WHEREAS, this retention of the portion of the Property needed for the ultimate street right-of-way will not devalue the property because any private entity that purchased the property and presented a development opportunity to the City for approval would be required to provide this right of way to the City for the roundabout project; and

WHEREAS, Health and Safety Code Section 34181(f) requires that any action taken by the Oversight Board related to the transfer of property must be public noticed 10-days prior to the proposed action; because the law is unclear what exactly that means, Staff published a public notice in the local newspaper, provided the public notice to the Oversight Board and those listed on the electronic distribution list for meeting agendas, placed the public notice at various facilities throughout the City, and published the public notice on the City's and Successor Agency's website.

NOW, THEREFORE, the Oversight Board of the Successor Agency to the Former Redevelopment Agency of the City of Santa Clarita does hereby resolve as follows:

SECTION 1. The Oversight Board hereby finds and determines that the foregoing recitals are true and correct.

SECTION 2. The Oversight Board hereby finds and determines that the interests of the affected taxing entities and the holders of enforceable obligations will not be harmed or impeded by the reconveyance of the Property subject to the City's retention of that portion of the Property necessary for the right-of-way for the roundabout project.

SECTION 3. The Successor Agency is directed to accept the Property subject to the City's retention of that portion of the Property necessary for the right-of-way for the roundabout project.

SECTION 4. Successor Agency staff is directed to transmit notice of this action to the Department of Finance.

SECTION 5. This resolution shall take effect immediately upon its adoption.

SECTION 6. The Oversight Board Meeting Clerk shall certify to the adoption of this Resolution.

PASSED, APPROVED, AND ADOPTED this 1st day of October 2012.



Ken Striplin
Chairman

ATTEST:



Maggi Sanchez
Oversight Board Meeting Clerk

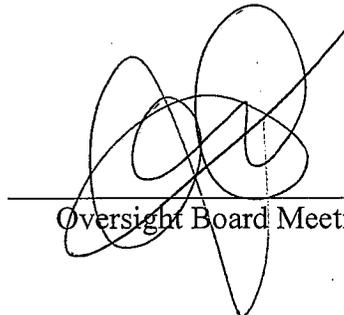
STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss.
CITY OF SANTA CLARITA)

I, Maggi Sanchez, Oversight Board Meeting Clerk, do hereby certify that the foregoing Resolution was duly adopted by the Oversight Board of the Successor Agency to the Former Redevelopment Agency of the City of Santa Clarita at a special meeting thereof, held on the 1st day of October 2012, by the following vote:

AYES: COLEAL, DORTCH, HERNANDEZ, HOERBER, KOEGLE, STRIPLIN, SWARTZ

NOES: NONE

ABSENT: NONE



Oversight Board Meeting Clerk