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9/14

R-2011-155

RESOLUTION NUMBER R- 306153  
DATE OF FINAL PASSAGE SEP 24 2010

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN DIEGO APPROVING THE RELOCATION PLAN FOR THE VISTA GRANDE APARTMENTS LOCATED AT 54<sup>TH</sup> AND SANTA MARGARITA STREETS IN THE VALENCIA PARK NEIGHBORHOOD.

WHEREAS, the Redevelopment Agency of the City of San Diego [Agency] is engaged in activities necessary to carry out and implement the Redevelopment Plan for the Central Imperial Redevelopment Project Area and the Mount Hope Redevelopment Project Area in accordance with the California Community Redevelopment Law (Health and Safety Code sections 33000 *et seq.*) [CRL]; and

WHEREAS, the Southeastern Economic Development Corporation [SEDC], acting on behalf of the Agency, has negotiated and the Agency has approved on March 9, 2010, an Owner Participation Agreement [OPA] with Wakeland Housing and Development Corporation [Wakeland] pertaining to the acquisition and rehabilitation of the existing 49-unit apartment complex known as Vista Grande Apartments [Project] located at 5391 and 5411-5425 Santa Margarita Street in the City of San Diego, [Property]; and

WHEREAS, Wakeland has caused a qualified relocation consultant, Cornerstone Right of Way LLC, to prepare the Relocation Plan for the Project dated July 2010 [Relocation Plan], which constitutes a feasible method or plan for any temporary relocation during the rehabilitation work and for relocation of the eligible 'over-income' residents (earning incomes above the

income restrictions provided for in the OPA) to be permanently displaced as a result of the Project [collectively, the Residents], in accordance with CRL Section 33411 and California Code of Regulations, Title 25, Section 6038 [Section 6038]; and

WHEREAS, according to the Relocation Plan, the Project will cause or is assumed to result in, the displacement of Residents as follows: (i) the permanent displacement of nine 'over-income' households of median, moderate and above-moderate incomes; and (ii) the temporary displacement of Extremely Low, Very Low and Low Income households and relocation into on-site vacant rehabilitated units or off-site lodging for brief periods during the rehabilitation work; and

WHEREAS, the Relocation Plan provides that no eligible Residents shall be displaced unless and until there are comparable, decent, safe, sanitary and otherwise standard dwelling units available at the time of displacement, ready for occupancy by the Residents and within the financial means of the Residents; and

WHEREAS, Wakeland shall not displace any Residents until the suitable replacement housing units are available and ready for occupancy, in accordance with the Relocation Plan; and

WHEREAS, Wakeland (as the entity carrying out the Project) and its relocation consultant will undertake the responsibility for implementing all actions contemplated by the Relocation Plan and for fulfilling all applicable requirements under the State Relocation Guidelines; and

WHEREAS, written notice of the Relocation Plan was provided to all current residential occupants of the Property at least thirty (30) days prior to the City Council's consideration and approval of the Relocation Plan, in accordance with Section 6038; NOW, THEREFORE,

BE IT RESOLVED, by the City Council of the City of San Diego that it approves the Relocation Plan for the Project, a copy of which shall be placed on file with the City Clerk as

Document No. RR- 306155.

APPROVED: JAN I. GOLDSMITH, City Attorney

By Elisa A. Cusato  
Elisa A. Cusato  
Deputy City Attorney

EAC:DBY:hm  
08/23/10  
Or.Dept.SEDC  
R-2011-155  
Matter #2010-00490  
Companion to: RA-2011-17

I hereby certify that the foregoing Resolution was passed by the Council of the City of San Diego, at this meeting of SEP 14 2010.

ELIZABETH S. MALAND  
City Clerk

By: [Signature]  
Deputy City Clerk

Approved: 9-24-10  
(date)

[Signature]  
JERRY SANDERS, Mayor

Vetoed: \_\_\_\_\_  
(date)

\_\_\_\_\_  
JERRY SANDERS, Mayor