

1 [Transfer of Redevelopment Agency Real Property Assets - Office of Community Investment
2 and Infrastructure - Mayor's Office of Housing and Community Development, and Recreation
3 and Park Department]

4 **Resolution authorizing and approving the acceptance of certain real property assets**
5 **from the Office of Community Investment and Infrastructure to the City and County**
6 **of San Francisco; placing parcels under the Mayor's Office of Housing and**
7 **Community Development (Block No. 5423A, Lot 009; and Block No. 3731, Lot Nos.**
8 **240 and 241); placing property commonly known as the Adam Rogers Park Addition**
9 **under the jurisdiction of the Recreation and Park Department; finding the proposed**
10 **transaction is in conformance with the General Plan, and the eight priority policies of**
11 **Planning Code, Section 101.1; and adopting findings under the California**
12 **Environmental Quality Act.**

13
14 WHEREAS, The Successor Agency to the Redevelopment Agency of the City and
15 County of San Francisco (commonly known as the Office of Community Investment and
16 Infrastructure) (the "Successor Agency" or "OCII") is completing the enforceable obligations of
17 the Redevelopment Agency of the City and County of San Francisco (the "Former Agency") in
18 the Mission Bay North and Mission Bay South Projects, the Hunters Point
19 Shipyard/Candlestick Point Project and the Transbay Transit Center Project (collectively, the
20 "Major Approved Development Projects") under California Community Redevelopment Law,
21 Cal. Health & Safety Code §§ 33000 et seq., as amended by the Redevelopment Dissolution
22 Law, Cal. Health & Safety Code §§ 34170 et seq. and under Ordinance No. 215-12 (Oct. 4,
23 2012); and

24 WHEREAS, Upon dissolution of the Former Agency, the Successor Agency prepared,
25 in consultation with the City's Real Estate Division and other City Departments, a Long Range

1 Property Management Plan (“PMP”) providing for the disposition of certain Former Agency’s
2 real property and interests in real property (“Former Agency Real Property”) as required under
3 Cal. Health & Safety Code § 34191.5; and

4 WHEREAS, The Redevelopment Dissolution Law authorizes the donation, to a city and
5 county, of real property that a former redevelopment agency constructed and used for a
6 governmental purpose, such as roads, school buildings, parks, police and fire stations,
7 libraries, parking facilities and local agency administrative buildings; and

8 WHEREAS, The Redevelopment Dissolution Law authorizes the transfer, to a city and
9 county, of real property of a former redevelopment agency that would be used for future
10 development purposes, provided that the city and county enters into a compensation
11 agreement with other taxing entities whereby the taxing entities receive a proportionate share
12 of any available funds received from final disposition of the property as described in Cal.
13 Health & Safety Code § 34188 (a “Compensation Agreement”), a form of which is on file with
14 the Clerk of the Board of Supervisors in File No. 200083; and

15 WHEREAS, The PMP is on file with the Clerk of the Board of Supervisors in File No.
16 200083 and identifies, among other things, the Former Agency Real Property that will be
17 transferred to the City and County of San Francisco (“City”) for governmental use and for
18 future development, as authorized under Cal. Health & Safety Code § 34191.5 (c) (2); and

19 WHEREAS, The Former Agency Real Property that is subject to this Resolution is
20 identified in the “List of Former Agency Real Property,” which is on file with Clerk of the Board
21 of Supervisors in File No. 200083 (“Future City Assets”) and any additional future assets not
22 listed will be brought back to the Board for consideration and approval; and

23 WHEREAS, On December 7, 2015, the California Department of Finance (“DOF”)
24 approved the PMP, as adopted by Oversight Board Resolution No. 14-205 (Nov. 23, 2015),
25 and the Former Agency Real Property, including the Future City Assets, was transferred,

1 under Cal. Health & Safety Code § 34191.4 (a), to the Community Redevelopment Property
2 Trust Fund, pending transfer to the City; and

3 WHEREAS, This Board desires to accept the conveyance of the Future City Assets
4 (the "Conveyance") pursuant to a grant deed (the "Deed") and an assignment of the Leases
5 and the Assets, if necessary (the "Assignment"), each in substantially the forms filed with the
6 Clerk of the Board of Supervisors in File No. 200083; and

7 WHEREAS, The Planning Department of the City (the "Planning Department") found
8 that the Conveyance is consistent with California Environmental Quality Act ("CEQA") and is
9 not defined as a project under CEQA Guidelines Sections 15378 and 15060(c)(2), as defined
10 by CEQA for the reasons set forth in the letters from the Planning Department dated
11 September 13, 2019, September 19, 2019, and January 10, 2020 (collectively, the "Planning
12 Letters"), which are on file with the Clerk of the Board of Supervisors in File No. 200083; and

13 WHEREAS, The Planning Department found that the Conveyance is consistent with
14 the City's General Plan and with the eight priority policies of Planning Code Section 101.1 for
15 the reason for the reasons set forth in the Planning Letter; now, therefore, be it

16 RESOLVED, That the Board hereby finds that the Conveyance is consistent with the
17 General Plan, and with the eight priority policies of Planning Code Section 101.1 for the same
18 reasons set forth in the Planning Letter, and hereby incorporates such finding by reference as
19 though fully set forth in this Resolution; and, be it

20 FURTHER RESOLVED, That the Board hereby finds that the Conveyance is consistent
21 with CEQA and not defined as a project under CEQA for the reasons set forth in the Planning
22 Letter; and be it

23 FURTHER RESOLVED, That in accordance with the recommendations of the City's
24 Director of Property, the General Manager of San Francisco Recreation and Parks
25 Department, and the Acting Director of the Mayor's Office of Housing and Community

1 Development (“MOHCD”), the Board hereby approves and authorizes the Director of Property
2 (or his or her designee), to accept said Deed(s) and Assignment(s) of Future City Assets on
3 behalf of the City, and place under the jurisdictions of the City departments in accordance with
4 the List of Former Agency Real Property and to execute any such other documents that are
5 necessary or advisable to complete the transaction contemplated by the such Deed(s) and/or
6 Assignment(s) and to effectuate the purpose and intent of this Resolution; and be it

7 FURTHER RESOLVED, That the Board authorizes the Director of Property (or his or
8 her designee), in consultation with the City Attorney, to enter into any additions, amendments
9 or other modifications to the Deed(s) and Assignment(s) (including in each instance, without
10 limitation, the attachment of exhibits and the Compensation Agreement) that the Director of
11 Property, the Director of MOHCD, and the General Manager of the San Francisco Recreation
12 and Parks Department, respectively and as applicable, determine are in the best interests of
13 the City, do not decrease the revenues of the City in connection with the Future City Assets,
14 or otherwise materially increase the obligations or liabilities of the City, and are in compliance
15 with all applicable laws, including the Redevelopment Dissolution Law and the City’s Charter;
16 and be it

17 FURTHER RESOLVED, That the Board authorizes the Controller (or his or her
18 designee) to enter into the form of Compensation Agreement, subject to modifications and
19 amendments the Controller determines, in consultation with the City Attorney, are in the best
20 interest of the City, do not materially increase the obligations or liabilities of the City, are
21 necessary or advisable to effectuate the purposes of this Resolution, and are in compliance
22 with all applicable laws, including City's Charter; and be it

23 FURTHER RESOLVED, Any such actions are solely intended to further the purposes
24 of this Resolution, and are subject in all respects to the terms of this Resolution, and such
25 official shall consult with the City Attorney before execution of documents that include

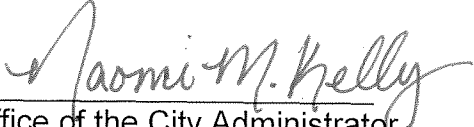
1 amendments from what was previously submitted to the Board, and thereafter provide to the
2 Clerk of the Board the final document, as signed by all parties, together with a marked copy to
3 show any changes, within 30 days of execution, for inclusion in the official file; and be it

4 FURTHER RESOLVED, That all actions authorized and directed by this Resolution and
5 heretofore taken are hereby ratified, approved and confirmed by this Board of Supervisors.

6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

RECOMMENDED:

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25



Office of the City Administrator
City Administrator



San Francisco Recreation and Parks Department
General Manager



Mayor's Office of Housing and Community Development
Director



Real Estate Division *3/5/20*
Director of Property



City and County of San Francisco

Tails

Resolution

City Hall
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4689

File Number: 200083

Date Passed: March 10, 2020

Resolution authorizing and approving the acceptance of certain real property assets from the Office of Community Investment and Infrastructure to the City and County of San Francisco; placing parcels under the Mayor's Office of Housing and Community Development (Block No. 5423A, Lot 009; and Block No. 3731, Lot Nos. 240 and 241); placing property commonly known as the Adam Rogers Park Addition under the jurisdiction of the Recreation and Park Department; finding the proposed transaction is in conformance with the General Plan, and the eight priority policies of Planning Code, Section 101.1; and adopting findings under the California Environmental Quality Act.

February 24, 2020 Land Use and Transportation Committee - AMENDED, AN AMENDMENT OF THE WHOLE BEARING SAME TITLE

February 24, 2020 Land Use and Transportation Committee - RECOMMENDED AS AMENDED

March 03, 2020 Board of Supervisors - CONTINUED

Ayes: 11 - Fewer, Haney, Mandelman, Mar, Peskin, Preston, Ronen, Safai, Stefani, Walton and Yee

March 10, 2020 Board of Supervisors - AMENDED, AN AMENDMENT OF THE WHOLE BEARING NEW TITLE


Ayes: 10 - Haney, Mandelman, Mar, Peskin, Preston, Ronen, Safai, Stefani, Walton and Yee
Absent: 1 - Fewer


March 10, 2020 Board of Supervisors - ADOPTED AS AMENDED

Ayes: 11 - Fewer, Haney, Mandelman, Mar, Peskin, Preston, Ronen, Safai, Stefani, Walton and Yee

File No. 200083

I hereby certify that the foregoing
Resolution was ADOPTED AS AMENDED
on 3/10/2020 by the Board of Supervisors
of the City and County of San Francisco.


Angela Calvillo
Clerk of the Board


London N. Breed
Mayor

3/20/20
Date Approved