

RESOLUTION NUMBER 2816

*A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PERRIS, APPROVING A DISPOSITION AND DEVELOPMENT AGREEMENT BY AND BETWEEN THE AGENCY AND CHAMPION COIN, INC., AND MAKING FINDINGS THEREFOR AS REQUIRED BY HEALTH & SAFETY CODE SECTION 33433*

*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") was established; and

*WHEREAS*, the Agency desires to implement the Redevelopment Plan for the Project Area by providing for the development of low and moderate-income housing through the disposition of certain real property owned by the Agency; and

*WHEREAS*, over the past several months the Agency has negotiated a Disposition and Development Agreement ("DDA") by and between the Agency and Champion Coin, Inc. ("Developer"); and

*WHEREAS*, the DDA provides for the Developer's acquisition of certain Agency-owned real property located at 203 East Seventh Street, 205 East Seventh Street, 221 East Seventh Street, 227 East Seventh Street, 229 East Seventh Street ("Site), including the payment by Developer of the Purchase Price (as that term is defined in the DDA for the Site); and

*WHEREAS*, the Agency has prepared the required Summary Report and a notice of a joint public hearing of the Agency and City Council concerning the proposed DDA has been given in accordance with applicable law;

THE CITY COUNCIL DOES RESOLVE AS FOLLOWS:

*SECTION 1.* The DDA is consistent with the Agency's adopted Implementation Plan for the Project Area.

*SECTION 2.* The consideration to be paid by Developer for the Site pursuant to the DDA is not less than the fair reuse value at the use and with the covenants and conditions and development costs authorized by the DDA. The facts set forth in the Summary Report prepared for the DDA are incorporated herein.

*SECTION 3.* The sale of the Site will assist in the elimination of blight in the Project Area. The facts set forth in the Summary Report prepared for the DDA are incorporated herein.

*SECTION 4.* The DDA is categorically exempt from the California Environmental Quality Act pursuant to California Code of Regulations Title 14, Section 15301.

*SECTION 5.* The DDA is hereby approved.

*SECTION 6.* The City Council consents to the Agency's authorization and direction to the Agency Chairman and Agency Executive Director to take such actions and execute such documents as may be necessary to implement and effect this Resolution and DDA 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 this Resolution and the DDA.

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*SECTION 7.* The City Clerk shall certify to the passage and adoption hereof.

*ADOPTED, SIGNED, and APPROVED* this 29<sup>th</sup> day of August 2000.

\_\_\_\_\_  
MAYOR OF THE CITY OF PERRIS

Attest:

\_\_\_\_\_  
City Clerk

Dated: \_\_\_\_\_

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 2816 was duly and regularly adopted by the City Council of the City of Perris at a joint meeting thereof and held the 29<sup>th</sup> day of August by the following called vote:

Ayes: Rogers, Yarbrough, Motte, and Busch

Noes:

Absent:

Abstain: Larios

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City Clerk