

HAYWARD CITY COUNCIL

RESOLUTION NO. 16-

Introduced by Council Member _____

RESOLUTION DECLARING PUBLIC PURPOSE AND AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE AN AGREEMENT WITH THE STATE OF CALIFORNIA ACTING THROUGH THE DEPARTMENT OF TRANSPORTATION FOR THE PURCHASE OF CERTAIN EXCESS ROUTE 238 PROPERTIES

WHEREAS, the anticipated conversion of the Route 238 corridor for highway purposes discouraged large scale investment;

WHEREAS, the litigation which ultimately led to the abandonment of the Route 238 extension project caused additional uncertainty in the ultimate disposition of the property thereby discouraging investment;

WHEREAS, ownership of the aforementioned properties was divorced from possession for approximately half a century in some cases thereby further discouraging investment;

WHEREAS, the lack of investment in infrastructure and improvements in the Route 238 Corridor has led to blight, missed opportunities to create sustainable development with community amenities, and a general state of underdevelopment;

WHEREAS, the piecemeal auction of these properties lot-by-lot by the California Department of Transportation will lead to fractionalized ownership and will not cause sufficient or timely investment to develop the needed infrastructure to promote harmonious communities in a timely manner including: sewer service, water service, parks, open space, roads, and other required infrastructure;

WHEREAS, the piecemeal auction of the Route 238 properties will not provide the residents of the City of Hayward enough latitude to express their vision for these areas through public input;

WHEREAS, the City's purchase of the Route 238 properties will allow the public to weigh in on their vision for these areas on a more meaningful level and allow the City, at an accelerated pace, to remediate the blight caused by the lack of investment and underdevelopment, ensure the needed infrastructure is built, allow the City to select development that will put the land to the highest and best use, and ensure first class amenities are included in the development of this area for the present and future residents of the City of Hayward;

NOW, THEREFORE, BE IT RESOLVED by the City Council that in order to address the public issues described herein, the City Manager is hereby authorized to negotiate and execute a Purchase and Sale Agreement and all necessary supporting documents between the City and the State of California, acting through the Department of Transportation, to facilitate the purchase of the former Route 238 properties identified herein in a form approved by the City Attorney.

IN COUNCIL, HAYWARD, CALIFORNIA _____, 2016

ADOPTED BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS:
MAYOR:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ATTEST: _____
City Clerk of the City of Hayward

APPROVED AS TO FORM:

City Attorney of the City of Hayward