

DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT**DIVISION OF HOUSING POLICY DEVELOPMENT**

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December 8, 2021

Sheryl Patterson
Senior Deputy City Attorney
Office of the City Attorney
915 I Street, Room 4010
Sacramento CA 95814-2604

Dear Sheryl Patterson:

RE: Written Comments Regarding the City of Sacramento's Surplus Land Disposition Documentation for the Property at 3625 Fong Ranch Road (APN 225-0170-064).

Thank you for submitting your surplus land documentation, on behalf of the City of Sacramento (City), for review by the Department of Housing and Community Development (HCD). We received your final documentation on November 18, 2021. This letter constitutes HCD's initial written comments pursuant to Government Code section 54230.5(b)(2)(C) of the Surplus Land Act (SLA), for the properties located at 3625 Fong Ranch Road in the City, including permission to proceed with the sale.

According to your letter and included documents, a Resolution declaring the property to be surplus was issued on March 2, 2021 and a Notice of Availability (NOA) was sent to a list of housing providers on April 21, 2021. During the required 60-day period, two affordable housing entities sought to purchase the property. After a 90-day good faith negotiation period, the City selected the proposal of Anton DevCo Inc. which proposed to build the highest number of affordable units. The City has also enclosed a draft affordability covenant to be recorded against the property.

With future dispositions, please send NOAs via email or certified mail to all CalHFA certified housing developers. Per the Government Code 54222 in the SLA,

(a) (1) A written notice of availability for the purpose of developing low- and moderate-income housing shall be sent to any local public entity, as defined in Section 50079 of the Health and Safety Code, within whose jurisdiction the surplus land is located. Housing sponsors, as defined by Section 50074 of the Health and Safety Code, that have notified the Department of Housing and Community Development of their interest in surplus land shall be sent a notice of availability of surplus land for the purpose of developing low- and

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moderate-income housing. All notices shall be sent by electronic mail, or by certified mail, and shall include the location and a description of the property.

The list of CalHFA certified homebuilders is continually updated and posted on the HCD Public Lands website available at <https://www.hcd.ca.gov/community-development/public-lands-for-affordable-housing-development.shtml#:~:text=HCD%20Any%20local%20public%20entity%20%28e.g.%2C%20city%20or,jurisdiction%20where%20the%20surplus%20local%20land%20is%20located.>

HCD determines that you have met the requirements under the SLA for the purposes of disposing of the surplus land located at 3625 Fong Ranch Road. The City is permitted to proceed with the sale of the property.

The City or its representatives may send any questions to publiclands@hcd.ca.gov.

Sincerely,



Jillian Burgos
Innovative Projects Manager
Housing Policy Development