



Legislation Details (With Text)

File #:	20-00754	Version:	1
Type:	Administrative Item	Status:	Agenda Ready
File created:	9/11/2020	In control:	BOARD OF SUPERVISORS
On agenda:	9/22/2020	Final action:	9/22/2020
Title:	<p>Consider recommendations regarding a Disposition of County-owned property at 117 North B Street in Lompoc, Assessor Parcel Number 085-141-003 to the Housing Authority of the County of Santa Barbara for a Homekey development project, Fourth District, as follows:</p> <p>a) Determine, in accordance with California Government Code Section 26227 and County Code Section 12A-10.3, that the "Homekey" project (Project) proposed by the Housing Authority of the County of Santa Barbara, a public body, corporate and politic, would meet the social needs of the population of the County and serve public purposes, and that the portion of the property located at APN No. 085-141-003 at 117 North B Street, Lompoc, California (Property), will be not be needed for County purposes, and therefore, that the Board may make the Property available to the Housing Authority;</p> <p>b) Approve and authorize the Chair to execute the Purchase and Sales Agreement between the Housing Authority of the County of Santa Barbara, as Buyer, and County of Santa Barbara, as Seller, to sell the Property for a below-market purchase price of \$1.6 million contingent on a commitment of State Homekey funds;</p> <p>c) Approve and authorize the Director of Community Services Department or designee to execute the necessary escrow instructions and/or additional documents which may be required to complete the disposition of the Property;</p> <p>d) Approve a commitment of \$1,467,330.00, adjustable to an amount not to exceed of \$1.5 million in Coronavirus Aid, Relief, and Economic Security (CARES) Act Relief funds that have been conditionally allocated to the County, which will serve as matching funds required under the Homekey program, and authorize the Community Services Director to execute a Reservation Letter;</p> <p>e) Authorize the Chair to sign a letter of support for the Homekey project which will be an attachment to the Notice of Exemption; and</p> <p>f) Determine that the recommended actions are exempt from the California Environmental Quality Act (CEQA) pursuant California Health and Safety Code Section 50675.1.2, finding that the proposed "Homekey" project is to provide housing for individuals and families who are experiencing homelessness or who are at risk of homelessness and who are impacted by COVID-19 and that the project satisfies the requirements described more fully in Section 50675.1.2 and direct staff to file a notice of exemption on that basis.</p>		
Sponsors:	COMMUNITY SERVICES DEPARTMENT, BEHAVIORAL WELLNESS DEPARTMENT, GENERAL SERVICES DEPARTMENT		
Indexes:			
Code sections:			
Attachments:	1. Board Letter, 2. Attachment 1_Real Property Purchase and Sales Agreement, 3. Attachment 2_CARES Act Reservation Letter, 4. Attachment 3_Letter of Support, 5. Attachment 4_Notice of Exemption, 6. Executed Agreement, 7. Signed Letter, 8. Minute Order		

Date	Ver.	Action By	Action	Result
9/22/2020	1	BOARD OF SUPERVISORS	Acted on as follows:	Pass

Consider recommendations regarding a Disposition of County-owned property at 117 North B Street in Lompoc, Assessor Parcel Number 085-141-003 to the Housing Authority of the County of Santa Barbara for a Homekey development project, Fourth District, as follows:

- a) Determine, in accordance with California Government Code Section 26227 and County Code Section 12A-10.3, that the “Homekey” project (Project) proposed by the Housing Authority of the County of Santa Barbara, a public body, corporate and politic, would meet the social needs of the population of the County and serve public purposes, and that the portion of the property located at APN No. 085-141-003 at 117 North B Street, Lompoc, California (Property), will be not be needed for County purposes, and therefore, that the Board may make the Property available to the Housing Authority;
- b) Approve and authorize the Chair to execute the Purchase and Sales Agreement between the Housing Authority of the County of Santa Barbara, as Buyer, and County of Santa Barbara, as Seller, to sell the Property for a below-market purchase price of \$1.6 million contingent on a commitment of State Homekey funds;
- c) Approve and authorize the Director of Community Services Department or designee to execute the necessary escrow instructions and/or additional documents which may be required to complete the disposition of the Property;
- d) Approve a commitment of \$1,467,330.00, adjustable to an amount not to exceed of \$1.5 million in Coronavirus Aid, Relief, and Economic Security (CARES) Act Relief funds that have been conditionally allocated to the County, which will serve as matching funds required under the Homekey program, and authorize the Community Services Director to execute a Reservation Letter;
- e) Authorize the Chair to sign a letter of support for the Homekey project which will be an attachment to the Notice of Exemption; and
- f) Determine that the recommended actions are exempt from the California Environmental Quality Act (CEQA) pursuant California Health and Safety Code Section 50675.1.2, finding that the proposed “Homekey” project is to provide housing for individuals and families who are experiencing homelessness or who are at risk of homelessness and who are impacted by COVID-19 and that the project satisfies the requirements described more fully in Section 50675.1.2 and direct staff to file a notice of exemption on that basis.