



## STAFF REPORT

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**DATE:** January 25, 2021

**TO:** Sacramento Regional Transit Board of Directors

**FROM:** Brent Bernegger, VP, Finance/CFO

**SUBJ:** AUTHORIZE THE SACRAMENTO REGIONAL TRANSIT GENERAL MANAGER/CEO TO SELL AND TRANSFER TWO VACANT PARCELS TO THE CITY OF SACRAMENTO (SAN MATEO/DARNEL WAY) - (APN 017-0010-050 AND APN 017-0010-052)

### RECOMMENDATION

Adopt the Attached Resolution.

### RESULT OF RECOMMENDED ACTION

If the Board approves this action, it will grant authority to the General Manager/CEO to enter into one or more purchase and sale agreements with the City of Sacramento for disposition of two parcels by sale and transfer to the City of Sacramento in consideration of the City paying SacRT the fair market value of the two vacant parcels located in Sacramento, CA at the northeast corner of Riverside Blvd. and Darnel Way (APN 017-0010-052) and the southeast corner of Riverside Blvd and San Mateo Way (APN 017-0010-050) as part of a City improvement project.

### FISCAL IMPACT

SacRT has been offered a purchase price from the City of Sacramento equal to the appraised value determined by an independent appraiser (9/11/2020 by Pattison and Associates, an independent third-party appraisal company).

- \$325,000 for APN 017-0010-052
- \$250,000 for APN 017-0010-050

Note: In addition, SacRT will save costs on annual maintenance and insurance associated with maintaining ownership of these parcels. The City will pay for all the costs for the transaction.

### DISCUSSION

Both properties are zoned R-1 (single family residential) and are slightly less/more than one (1) acre each. They are vacant and part of the Old Meadowview Corridor that SacRT acquired from Southern Pacific in 1984 for a potential light rail line. After selecting another corridor for light rail, the Board declared this property excess.

These parcels are critical access points and parking for the Del Rio Trail project to turn the abandoned rail line into bike and walking trails. This project will allow for

improvements such as paved areas, lighting, trails and City upkeep to these locations, an area that is currently not being used in its highest and best capacity. The result will be better walkability and access to transit stops, along with improved safety and beautification of the area.

The City is acquiring the parcels following the Uniform Relocation Assistance and Real Property Acquisition Policies Act for transportation projects and is offering fair market value. Because the parcel is being sold to the City for the City's use, this transaction is exempt from the disposition requirements of the Surplus Land Act.

RESOLUTION NO. 21-01-0005

Adopted by the Board of Directors of the Sacramento Regional Transit District on this date:

January 25, 2021

**AUTHORIZE THE SACRAMENTO REGIONAL TRANSIT GENERAL MANAGER/CEO TO SELL AND TRANSFER TWO VACANT PARCELS TO THE CITY OF SACRAMENTO (SAN MATEO/DARNEL WAY) - (APN 017-0010-050 AND APN 017-0010-052)**

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE BOARD OF DIRECTORS OF THE SACRAMENTO REGIONAL TRANSIT DISTRICT AS FOLLOWS:

THAT, the Board hereby authorizes the General Manager/CEO to enter into a Purchase and Sale Agreement with the City of Sacramento ("City") whereby Sacramento Regional Transit District (SacRT) agrees to sell and City agrees to purchase two parcels owned by SacRT known as APN 017-0010-050 and APN 017-0010-052 for the purchase price of \$575,000 for both parcels, which will be used for the City's Del Rio Trail Project.

THAT, the General Manager/CEO is hereby authorized to execute any and all agreements, transfer documents, deeds, permits, or any and all documents necessary to effectuate the sale and transfer to the City of both parcels.

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STEVE MILLER , Chair

A T T E S T:

HENRY LI, Secretary

By: \_\_\_\_\_  
Cindy Brooks, Assistant Secretary