

RESOLUTION NO. 2015-036

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ROHNERT PARK APPROVING ADDENDUM NO. 020515 TO THE RESIDENTIAL PURCHASE AGREEMENT AND JOINT ESCROW INSTRUCTIONS DATED DECEMBER 10, 2014 BETWEEN THE CITY OF ROHNERT PARK AND GENARO AND TERESA MENDOZA, AUTHORIZING A CREDIT TO THE BUYERS IN THE AMOUNT OF \$6,800.

WHEREAS, the California state legislature enacted Assembly Bills x1 26 and 1484 (together, the "Dissolution Act") to dissolve and unwind the affairs of redevelopment agencies formed under the Community Redevelopment Law (Health and Safety Code Section 33000 et seq.); and

WHEREAS, the Dissolution Act provided that the city, county, or city and county that authorized the creation of a redevelopment agency could elect to retain the housing assets and functions previously performed by the former redevelopment agency; and

WHEREAS, the City of Rohnert Park ("City") did in fact elect to assume the housing assets and functions of its redevelopment agency, the Community Development Commission of the City of Rohnert Park ("CDC"); and

WHEREAS, the Planning Commission has determined by adoption of Resolution No. 2014-37 on September 11, 2014 that the disposition of the property is in conformity with the City's adopted General Plan; and

WHEREAS, the City Council determined at a public meeting on May 13, 2014, after receiving public comment, to sell 5 single-family residential housing assets of the former CDC, including the residence at 309 Burton Avenue ("Property"), with the proceeds of such sale to be deposited into the City's Low and Moderate Income Housing Fund; and

WHEREAS, the City solicited and received an offer from a prospective purchaser; and

WHEREAS, City staff negotiated with Genaro and Teresa Mendoza ("Buyers") the terms of a Residential Purchase Agreement and Joint Escrow Instructions, as modified by an Addendum; and

WHEREAS, the City has received a request from the Buyers for a credit of \$6,800 to the purchase price of the Property.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ROHNERT PARK AS FOLLOWS:

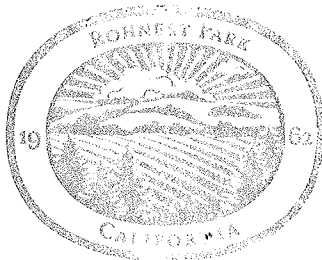
Section 1. Recitals. The above recitations are true and correct and material to this Resolution.

Section 2. Environmental Clearance. The adoption of this Resolution and approval of the accompanying Purchase Agreement Addendum is exempt from review under the California Environmental Quality Act because the activity in question is not a project as defined under CEQA Guidelines Section 15378 in that there is no potential that the activity will result in either a direct physical change in the environment or a reasonably foreseeable indirect physical change in the environment.

Section 3. Addendum. The Purchase Agreement Addendum attached hereto as Exhibit A is hereby approved.

Section 4. Authorization. The Council hereby authorizes the Mayor to execute the Purchase Agreement Addendum and authorizes the Mayor to perform such other acts as may be necessary or convenient to effectuate the purposes of this Resolution.

DULY AND REGULARLY ADOPTED this 24th day of February, 2015.



CITY OF ROHNERT PARK

Amy O. Ahanotu, Mayor

ATTEST:

JoAnne M. Buergler, City Clerk

BELFORTE: Aye MACKENZIE: Aye STAFFORD: Absent AHANOTU: Aye CALLINAN: Aye
AYES: (4) NOES: (0) ABSENT: (1) ABSTAIN: (0)

ATTACHMENT A



CALIFORNIA
ASSOCIATION
OF REALTORS®

ADDENDUM
(C.A.R. Form ADM, Revised 4/12)

No. 020515

The following terms and conditions are hereby incorporated in and made a part of the: ☒ Residential Purchase Agreement,
☐ Manufactured Home Purchase Agreement, ☐ Business Purchase Agreement, ☐ Residential Lease or Month-to-Month Rental
Agreement, ☐ Vacant Land Purchase Agreement, ☐ Residential Income Property Purchase Agreement, ☐ Commercial Property
Purchase Agreement, ☐ Other _____

dated 1/25/15, on property known as 304 Burton Ave.

in which Gegana Mendoza is referred to as ("Buyer/Tenant")
and Teresa Mendoza is referred to as ("Seller/Landlord")

Seller to credit buyer \$6,800 for closing costs
Buyer hereby removes physical contin
gencies with credit from seller \$6800

The foregoing terms and conditions are hereby agreed to, and the undersigned acknowledge receipt of a copy of this document.

Date 2/5/15 Date _____

Buyer/Tenant _____ Seller/Landlord _____

Buyer/Tenant Teresa Mendoza S. Seller/Landlord _____

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ADDENDUM (ADM PAGE 1 OF 1)

Reviewed by _____ Date _____



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