

# City of Sacramento

## Legislation Text

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**File #:** 2019-01182, **Version:** 1

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**Title:**

**Agreement for Purchase of Real Property: Portion of Caltrans Interstate 5 Right-of-Way for Access to Sacramento Valley Station**

File ID: 2019-01182

**Location:** Unimproved parcel north of I Street at 3rd Street, bounded by I Street on the South, Southbound ramp to Interstate 5 on the North, Caltrans rights-of-way below Interstate 5 on the West, District 3

**Recommendation:**

Adopt a Resolution: 1) authorizing the City Manager or the City Manager's designee to execute a Purchase and Sale Agreement, and any related documents, for the City's acquisition of a portion of real property (Subject Property) north of I Street at 3<sup>rd</sup> Street owned by the State of California, Department of Transportation, in the amount of \$75,200 (New Measure A Specific Project Fund, Fund 2023) as part of the Intermodal Transportation Facility Project (T15029000); and 2) finding that the acquisition of the Subject Property serves a public purpose and will be used only for a public purpose.

**Contact:** Gregory Taylor, Supervising Architect, (916) 808-5268; Ken Hancock, Real Property Agent, Facilities and Real Property Division, (916) 808-5752, Department of Public Works

**Presenter:** None.

**Attachments:**

1-Description/Analysis

2-Resolution

3-Purchase & Sale Agreement

**Description/Analysis**

**Issue Detail:** The unimproved real property proposed to be acquired (Subject Property) from the State of California Department of Transportation (Caltrans) is bounded by I Street to the south, Interstate 5 to the west and the Interstate 5 southbound onramp to the north and east and measures

approximately 0.35 acre (15,246 square feet). Real Estate Services staff proposes acquisition of the Subject Property so that it can serve as a continuation of the 3rd Street right-of-way which currently terminates at the northern boundary of I Street. The extension of the 3rd Street right-of-way will provide a future point of ingress to and egress from the Sacramento Valley Station by auto, light rail, streetcar and other public transit vehicles,. In addition, the acquisition of the Subject Property will provide improved access to the 3rd Street sewer main, which is scheduled for replacement between 2019 and 2020.

The acquisition price of \$75,200 was determined by an independent appraisal obtained by Caltrans which was reviewed and approved by City Real Estate Services staff. While the value of the parcel is under \$100,000 and would normally not require City Council approval to sign the related Purchase and Sale Agreement, Caltrans procedure for selling surplus property to a municipal agency requires that the municipal agency provide a resolution from its governing body finding that the purchase by the municipal agency is for a public purpose and will be used only for a public purpose. Because the parcel will provide for the future extension of 3rd Street into the Sacramento Valley Station, and in turn, access to and from the Sacramento Valley Station by auto, light rail, street car and other public transit vehicles as well as access to the 3rd Street sewer main, acquisition of the Subject Property serves a public purpose and the Subject Property will be used only for a public purpose.

**Policy Considerations:** The recommendations in this report are in accordance with the provisions of City Code Section 3.04.010 regarding the purchase of real property.

**Economic Impacts:** None.

**Environmental Considerations:**

**California Environmental Quality Act (CEQA):** The action contained in this report to purchase a 0.35-acre portion of unimproved real property from Caltrans will have no significant effect on the environment and is exempt from CEQA pursuant to CEQA Guidelines Section 15061(b)(3). Acquisition of the Subject Property imposes no obligation on the City for construction of any roadway extension or other improvement on the Subject Property. Any proposed project for construction on the Subject Property will be reviewed in accordance with the requirements of CEQA.

**Sustainability:** Not applicable.

**Commission/Committee Action:** None.

**Rationale for Recommendation:** The Subject Property is located on the future public access alignment to Sacramento Valley Station. It is recommended for acquisition to allow for the following public purposes:

- The Subject Property would provide for the future extension of 3rd Street into the Sacramento Valley Station site;
- The Subject Property would provide for the future alignment of the Streetcar and/or Regional Transit Light Rail vehicles; and
- The Subject Property will provide the City with access to the 3rd Street sewer.

**Financial Considerations:** The purchase price of the Subject Property is \$75,200. Sufficient funding is available (New Measure A Specific Project Fund, Fund 2023) in the Intermodal Transportation Facility Project (T15029000) to cover this payment and other existing project obligations.

Although the acquisition of the Subject Property is less than \$100,000 and would therefore not typically require Council action, Caltrans requires a Council resolution stating that the acquisition of the Subject Property serves a public purpose and the Subject Property will be used only for a public purpose.

**Local Business Enterprise (LBE):** Not applicable.