

RESOLUTION NO. 85-005

ADOPTED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO
ON DATE OF

January 15, 1985

DOCKS AREA STUDY AND REQUEST FOR QUALIFICATIONS

BE IT RESOLVED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO:

Section 1. The Docks Area Study as prepared by consultant John M. Sanger, Incorporated, is hereby accepted.

Section 2. The Executive Director is authorized to publish a Request for Qualifications, in the form attached to the staff report, and to establish a process for selection of a developer for the Docks Area.

Section 3. The Executive Director is authorized to include an expansion of Project Area 4 in the draft Downtown Redevelopment Plan Update, in accordance with the recommendations in the Docks Area Study.

Section 4. The Executive Director is hereby authorized, subject to the approval of the Sacramento Housing and Redevelopment Commission, to enter into agreements and to expend funds as necessary to carry out the Docks Area Study Project for purposes and not to exceed amounts specified as follows:

A. Developer Selection Costs

1. Consultant contract with real estate economic firm (marketing Request for Qualifications, review, financial analysis of proposals)	\$ 30,000
2. Preparation of Request for Qualifications (graphics, printing, etc.)	\$ 15,000
3. Advertising Costs	\$ 5,000
4. Staff time	\$ 10,000
5. Design Phase	\$ 35,000
6. Contingency	\$ 5,000
	<u>\$100,000</u>

B. Acquisition and Assembly Costs

1. Relocation of tenants (all existing structures)	\$ 10,000
2. Escrow fees	\$ 15,000
3. Legal fees	\$ 40,000
4. Appraisal court fees/Additional Research	\$ 20,000
5. Title reports	\$ 2,500
6. Survey	\$ 15,000
7. Demolition (all existing structures)	\$ 75,000
8. Staff time	\$ 9,000
9. Contingency	<u>\$ 13,500</u>
	\$200,000

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CHAIRMAN

ATTEST:

Anthony M. ...
SECRETARY