



**SACRAMENTO
HOUSING AND REDEVELOPMENT
AGENCY**



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July 3, 1989



Redevelopment Agency of the
City of Sacramento
Sacramento, California

Honorable Members in Session:

SUBJECT: Oak Park Townhouse Landscape Project: Request for Tax
Increment Funds

SUMMARY

This staff report recommends that 1) Oak Park Tax Increment funds be used to fund the Oak Park Townhouse Landscape Project in the amount of \$51,330, and 2) authorizes the Acting Executive Director to execute a contract with Valley Environmental Scope Inc. to complete the landscape project.

BACKGROUND

The Oak Park Townhouses are located on 35th Street and 4th Avenue in Oak Park. These rental units were constructed in 1983 with Department of Housing and Urban Development Program Reservation Funds for construction of new family units.

The units are structurally sound, but the lack of landscaping gives a stark appearance to the rental complex and the surrounding neighborhood. As a result of comments by community residents and elected officials about this lack of landscaping, the Agency proceeded to investigate alternative methods to enhance the appearance of the housing complex.

It appears that the most appropriate and cost effective method of enhancing the housing project is the addition of landscaping to the entire site. In April 1989 the Agency issued an Invitation to Bid for the Oak Park Townhouse Landscape Project; all standard bidding requirements were followed. The lowest bidder was declared nonresponsive and not awarded the contract because the company's bid was incomplete in that no good faith efforts to involve minority and women owned businesses in the project were demonstrated. Pending Commission approval of this report, Valley Environmental Scope Inc. will be awarded the bid as responsive bidder. There were only two bidders for this project.

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The landscape for the Oak Park Townhouses was designed by Sites Pacific Inc., Marsha Mason architect. The design consists of adding bearms, specimen trees, and shurbbery to the entire frontage of the residential complex.

The Agency is requesting funding of the Oak Park Townhouse Landscape Project with Oak Park Tax Increment funds. There are no other funds available for this project.

FINANCIAL DATA

Oak Park Redevelopment Project Area 7 Tax Increment funds in the amount of \$51,330 will be used to fund the Oak Park Townhouse Landscape Project. This action will not affect any existing Oak Park Developer Assistance projects.

ENVIRONMENTAL REVIEW

CEQA: Exempt per Section 15304(b), Class 4. The project consists of a minor alteration in the condition of land and vegetation which does not result in the removal of mature, scenic trees and is therefore exempt from the provision of the California Environmental Quality Act.

NEPA: Not applicable - no federal funds involved.

POLICY IMPLICATIONS

The action recommended in this staff report is consistent with Agency policy.

MBE/WBE Efforts

Pending Commission approval, the landscape contractor for this project will be Valley Environmental Scope Inc. The MBE/WBE good faith efforts of Valley Environmental Scope Inc. reflect a utilization of 27% MBE and 3% WBE subcontractors.

VOTE AND RECOMMENDATION OF THE OAK PARK PROJECT AREA COMMITTEE (PAC)

At their June 7, 1989 general meeting the PAC considered the recommendations presented in this staff report. The PAC voted unanimously to accept the staff recommendations.

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VOTE AND RECOMMENDATION OF THE COMMISSION

At its meeting of July 3, 1989, the Sacramento Housing and Redevelopment Commission adopted a motion recommending approval of the attached resolution. The votes were as follows:

AYES: Amundson, Pernel, Simon, Simpson, Strong, Wooley,
Yew, Wiggins

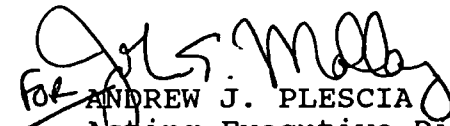
NOES: None

ABSENT: Moose, Sheldon

RECOMMENDATION

Staff recommends adoption of the attached resolution authorizing the Acting Executive Director to execute a contract with Valley Environmental Scope, Inc. for the sum of \$51,330 in order to complete the Oak Park Townhouse Landscape Project. Funds for this project in the amount of \$51,330 will be transferred from Oak Park Developer Assistance (A00736) to Oak Park Townhouse Landscape Project (A00739).

Respectfully submitted,


FOR ANDREW J. PLESCIA
Acting Executive Director

TRANSMITTAL TO COUNCIL


Fr. WALTER J. SLIPE
City Manager

Contact Person: Anne Moore
440-1315

1044Q

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RESOLUTION NO. 89-063

ADOPTED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO



ON DATE OF _____

CONTRACT TO LANDSCAPE THE OAK PARK TOWNHOUSE RENTAL COMPLEX

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

Section 1: Valley Environmental Scope, Inc., a professional landscape contractor is selected as the lowest responsive bidder under the invitation to Bid for Oak Park Townhouse Landscape Project issued on or about February 27, 1989.

Section 2: The Acting Executive Director is hereby authorized to execute an agreement, in a form approved by Agency Counsel, with Valley Environmental Scope, Inc., to landscape the Oak Park Townhouse Rental Complex in accordance with said invitation to Bid.

Section 3: The Redevelopment Agency is hereby authorized to amend the Agency 1989 Budget to transfer \$51,330 from Oak Park Developer Assistance Program (A00736) to the Oak Park Townhouse Landscape Project (A00739).

Chair

ATTEST:

ASSISTANT SECRETARY

1100WPP2(373)

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____