

2003 MAY 29 PM 1:42
APPROVED AS TO FORM AND LEGALITY:

DEPUTY CITY ATTORNEY

INTRODUCED BY CONCILMEMBER _____

ORDINANCE NO. 12512 C. M. S.

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO A REAL PROPERTY EXCHANGE AGREEMENT WITH THE OAKLAND HOUSING AUTHORITY TO GRANT A ROADWAY ACCESS EASEMENT OVER 1/9 OF AN ACRE OF CITY-OWNED LAND (APN 41-4062-5) IN EXCHANGE FOR TRANSFER OF FEE TITLE FOR 1/9 OF AN ACRE OF LAND AREA OWNED BY THE OAKLAND HOUSING AUTHORITY (APN 41-4062-3) FOR THE PURPOSE OF ASSISTING IN THE FUTURE DEVELOPMENT OF THE OAKLAND HOUSING AUTHORITY'S COLISEUM GARDENS PROJECT.

WHEREAS, the City of Oakland (City) owns certain real property located at 811-69th Avenue in the City of Oakland, County of Alameda, State of California (APN 41-4062-5); and

WHEREAS, the Oakland Housing Authority owns certain real property located at 6701 Olmsted Street in the City of Oakland, County of Alameda, State of California (APN 41-4062-3) adjacent to the City owned land (APN 41-4062-3) and

WHEREAS, the Oakland Housing Authority is in the process of a redevelopment of its Coliseum Gardens housing project through a HUD Hope VI grant and is in the process of redeveloping and reconfiguring the Coliseum Gardens project and in furtherance thereof wishes to transfer fee title to 1/9 of an acre of its land adjacent to the City land in exchange for the grant of a permanent roadway access easement over 1/9 of an acre of City owned land as described above; and

WHEREAS, as part of the Hope VI project for the redevelopment of Coliseum Gardens the Oakland Housing Authority desires to reconfigure the Coliseum Gardens Park as part of that project to improve the usefulness of the park, provide better park accommodations and improve the integration of the park into the living area for the residents of the area; and

WHEREAS, reconfiguring the park will provide a better park and living environment for the residents in the area, and the people of the City of Oakland; and

WHEREAS, the City of Oakland had prepared an Initial Study/Environmental Assessment reviewing the potential environmental impacts resulting from development of the Coliseum Gardens, including exchange and development of real property, in order to comply with the California Environmental Quality Act and the National Environmental Protection Act; and

WHEREAS, the Coliseum Gardens Hope VI Revitalization Initial Study/Environmental Assessment identified no significant impacts related to any exchange of real property; and

WHEREAS, the City of Oakland Planning Commission certified the Hope VI Revitalization Initial Study/Environmental Assessment as a Mitigated Negative Declaration and Finding of No Significant Impact on June 4, 2003; and

WHEREAS, the City Council finds that it is in the best interests of the City, due to the size, shape, utility and special or unique nature and use of the real property, to enter into the exchange of such interests in land with the Oakland Housing Authority through this negotiation and exchange process, NOW THEREFORE:

**THE COUNCIL OF THE CITY OF OAKLAND DOES HEREBY ORDAIN AS
FOLLOWS:**

SECTION 1. The Council hereby authorizes the City Manager to negotiate, enter into, and execute a real property exchange agreement with the Oakland Housing Authority to grant a roadway access easement over 1/9 of an acre of city-owned land (APN 41-4062-5) in exchange for transfer of fee title for 1/9 of an acre of land area owned by the Oakland Housing Authority (APN 41-4062-3) for the purpose of assisting in the future development of the Oakland Housing Authority's Coliseum Gardens project.

SECTION 2. The City Manager, or his or her designee, is authorized and directed to execute any and all documents, easements, deeds, certificates of acceptance, or other writings, consistent with the terms and conditions of this Ordinance, which are necessary or convenient to carry out the purposes of this Ordinance.

SECTION 2. That this Council finds and determines that this action complies with the requirements of the California Environmental Quality Act and National Environmental Protection Act.

SECTION 3. All documents shall be approved as to form and legality by the Office of the City Attorney.

Introduction Date: JUN 17 2003

IN COUNCIL, OAKLAND, CALIFORNIA, JUL 15 2003, 2003

PASSED BY THE FOLLOWING VOTE:

AYES- BROOKS, BRUNNER, CHANG, NADEL, REID, WAN,
AND PRESIDENT DE LA FUENTE - 8

NOES- 0

ABSENT- 0

ABSTENTION- 0

ATTEST: 
CEDA FLOYD

City Clerk and Clerk of the Council
of the City of Oakland, California

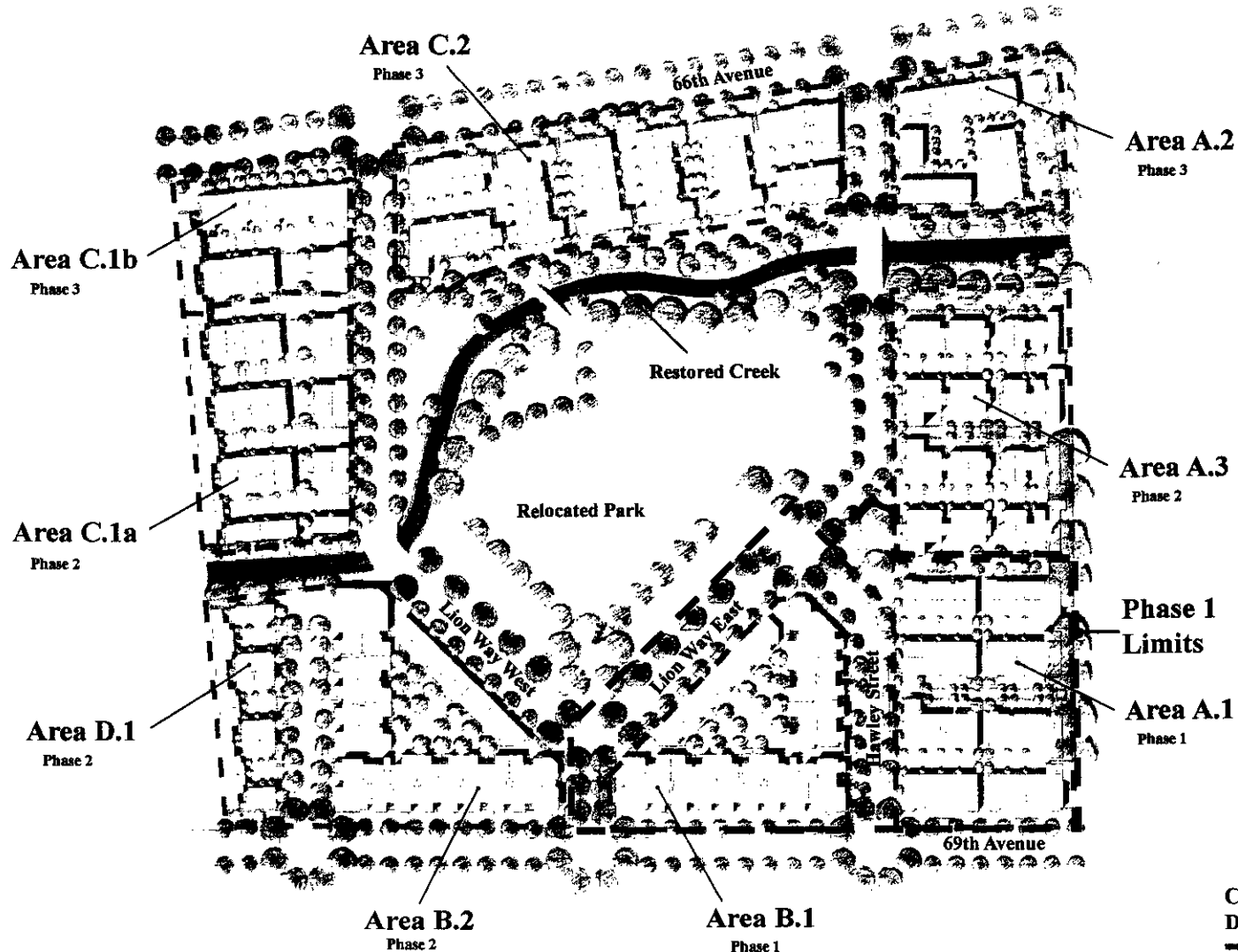
Introduction Date: JUN 17 2003

COLISEUM GARDENS

MASTER PLAN AND PHASE 1

OAKLAND COLISEUM HOUSING PARTNERSHIP L.P.

PYATOK ARCHITECTS, INC.



MASTERPLAN



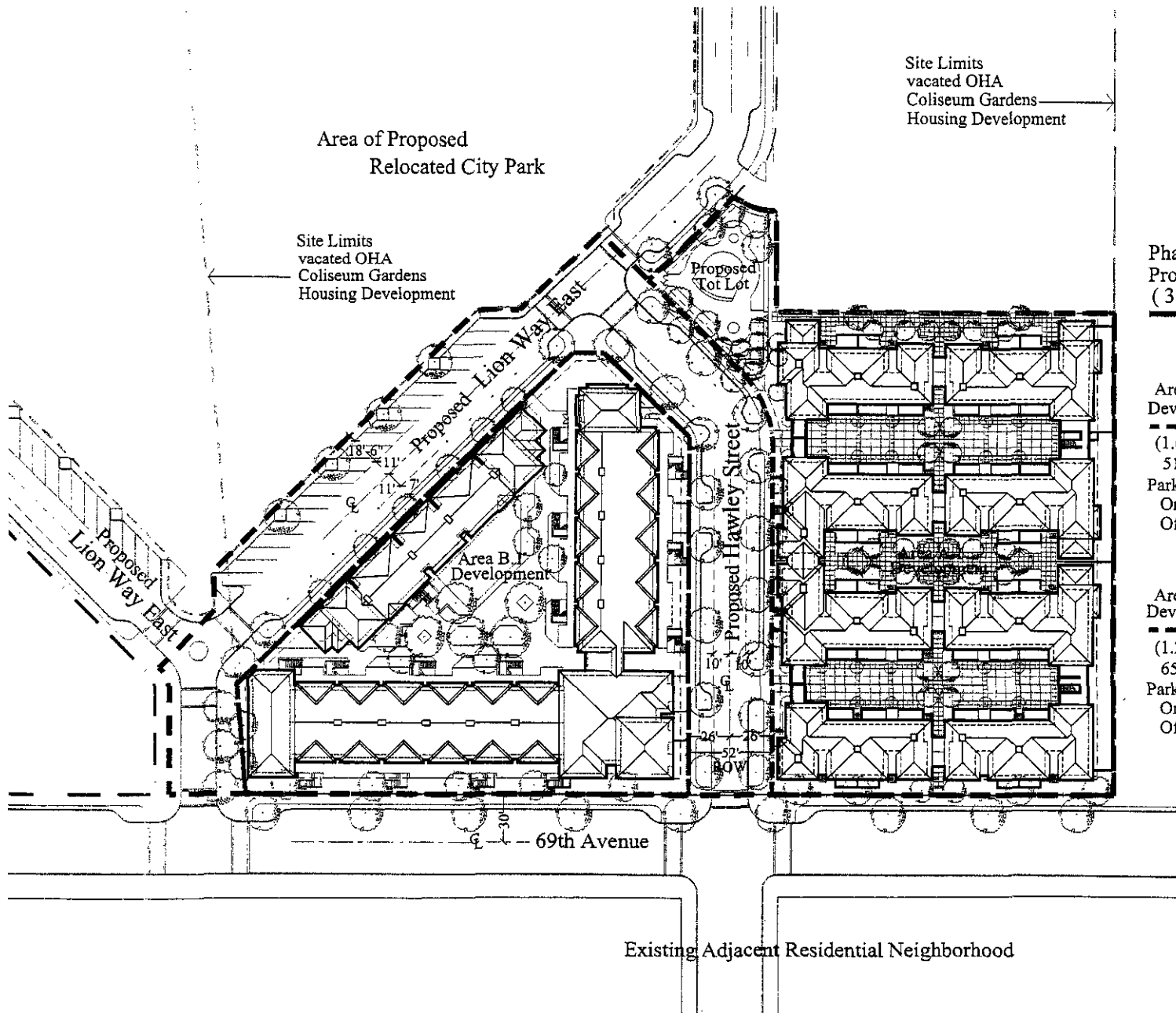
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1 APRIL 2003

Coliseum Gardens
Development Area

Phase 1



COLISEUM GARDENS

MASTER PLAN AND PHASE 1

OAKLAND COLISEUM HOUSING PARTNERSHIP L.P.

PYATOK ARCHITECTS, INC.

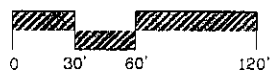
Phase 1 Project Limits (3.85 acres)

Area A.1 Development (1.66 ac) 51 Units
 Parking On Street - 11 Off Street - 58

Area B.1 Development (1.26 ac) 65 Units
 Parking On Street - 40 Off Street - 72



PHASE 1 SITE PLAN

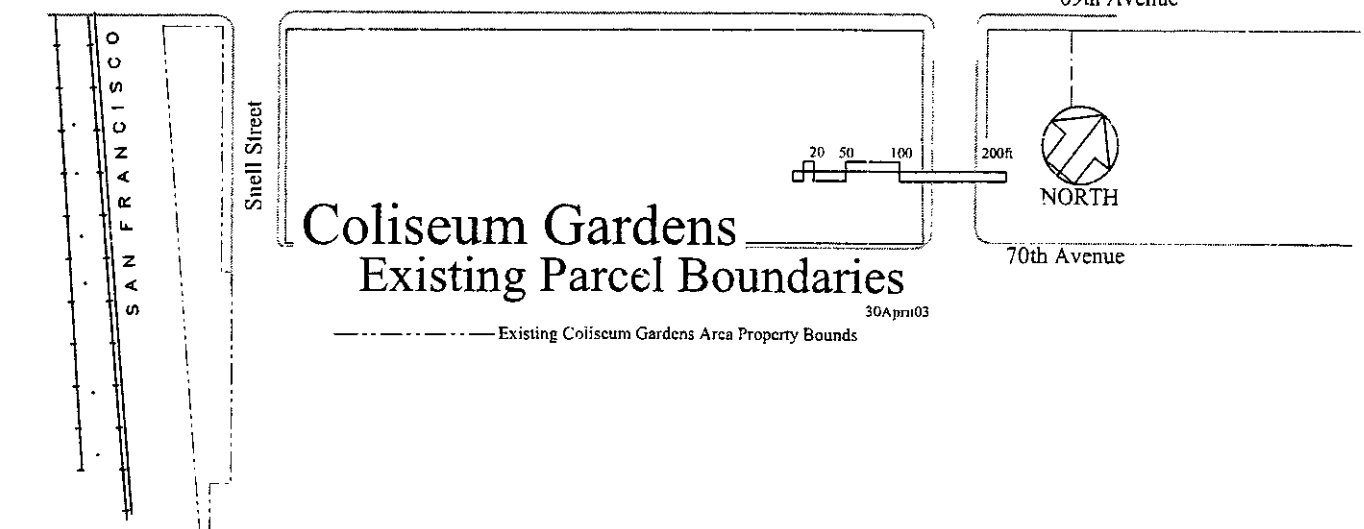
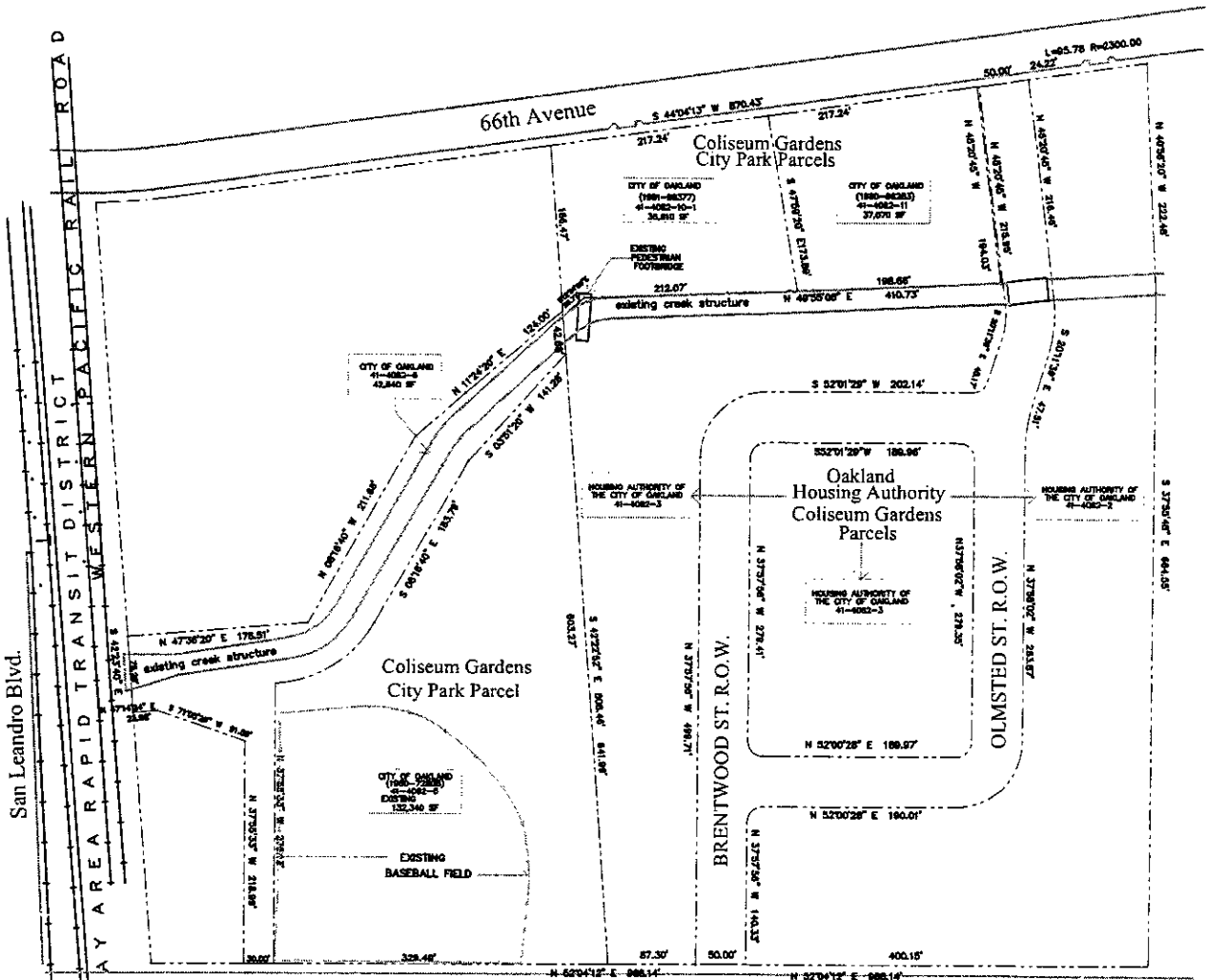


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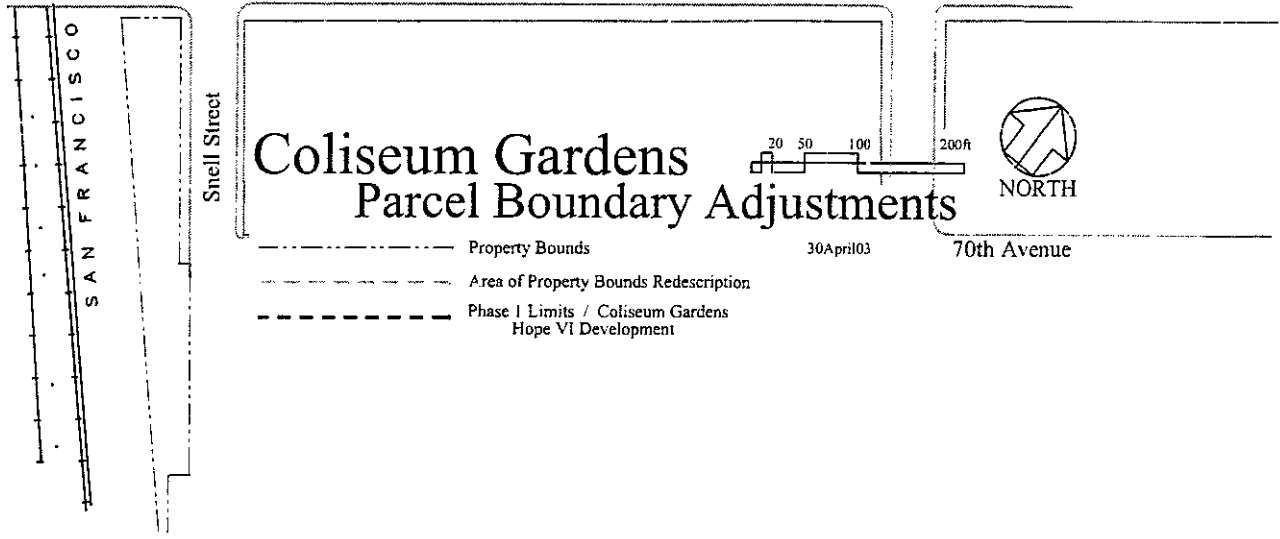
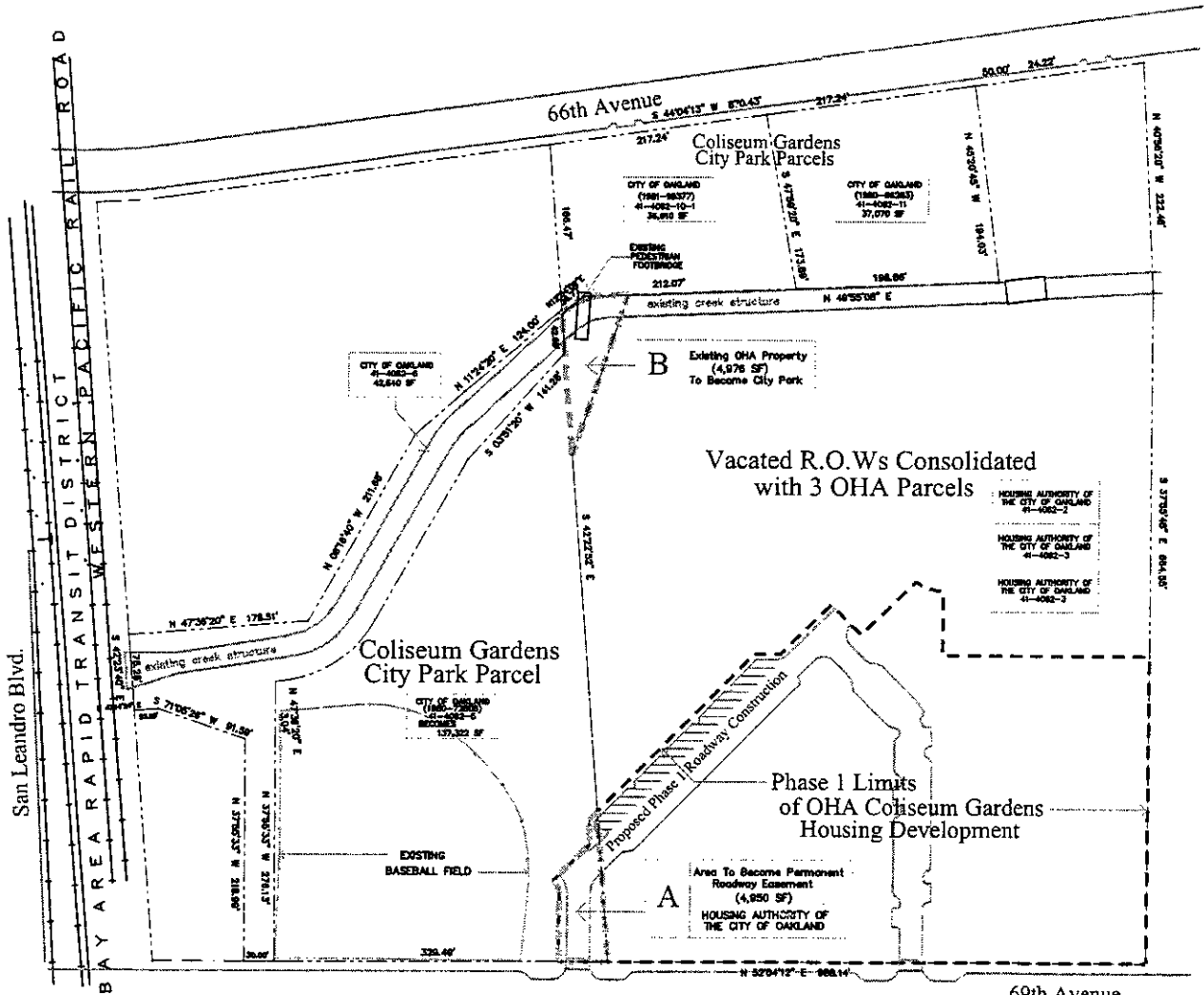
SHEET 5 OF 32

1 APRIL 2003

**ATTACHMENT C:
EXISTING PARCEL BOUNDARIES ILLUSTRATION**



**ATTACHMENT D:
PARCEL BOUNDARY ADJUSTMENTS ILLUSTRATION**



**ATTACHMENT E:
RESULTING ADJUSTED PARCEL BOUNDARIES ILLUSTRATION**

