

AN ORDINANCE **98788**

**AUTHORIZING THE NEGOTIATION AND ACQUISITION OF FEE SIMPLE TITLE TO THREE (3) PARCELS OF PRIVATELY OWNED REAL PROPERTY; ESTABLISHING JUST COMPENSATION FOR SUCH ACQUISITIONS AND AUTHORIZING THE EXPENDITURE OF \$24,500.00 IN COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FUNDS IN CONNECTION WITH THE DISTRICT 6 AFFORDABLE SHOWCASE OF HOMES COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROJECT FOR FEE SIMPLE TITLE TO THREE (3) PARCELS AND RELATED EXPENSES; AUTHORIZING THE EXECUTION OF ALL DOCUMENTS; REVISING THE PROJECT BUDGET; APPROPRIATING FUNDS; AND PROVIDING FOR PAYMENT.**

\* \* \* \* \*

**WHEREAS**, the City Council has previously approved the District 6 Affordable Showcase of Homes Project as part of the Community Development Block Grant (CDBG) Program; and

**WHEREAS**, the Affordable Showcase of Homes Project was created to promote revitalization in inner city neighborhoods and to provide high-quality, affordable homeownership opportunities for low and moderate income families; and

**WHEREAS**, in connection with said Project, the properties proposed for acquisition will be an addition to the existing project site and will allow for development of additional home sites and/or parks and open space; and

**WHEREAS**, it is necessary to negotiate and acquire the three (3) parcels of the privately owned real property at fair market value in order to complete said Project; and

**WHEREAS**, monies are available to acquire the necessary three (3) parcels for this Project and any related miscellaneous expenses connected thereto; **NOW THEREFORE:**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** The negotiation and acquisition of three (3) parcels of land, more particularly described in Attachment I, affixed hereto and incorporated herein for all purposes, and the expenditure of any and all related miscellaneous costs connected thereto, are hereby authorized in connection with the District 6 Affordable Showcase of Homes, Community Development Block Grant (CDBG) Project.

**SECTION 2.** The execution of necessary documents for the acquisition of three (3) parcels at fair market value, as previously determined by independent appraisals to be considered just compensation, are hereby authorized.

**SECTION 3.** The budget of Project No. 28-026575 is hereby authorized to be revised by transferring \$24,500.00 from Index Code No. 214171 to Index Code No. 333732.

**SECTION 4.** The following sums are hereby authorized for encumbrance in and payment from Project No. 28-026575, Index Code 333732:

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| \$7,500.00 | payable to Sheryl Turner Thomas for privately owned real property located at 415 Pharis and more particularly described as Lots 90 and 91, New City Block 10473, City of San Antonio, Bexar County, Texas;         |
| \$7,500.00 | payable to Monarch Lumber Company, Inc. for privately owned real property located at 423 Pharis and more particularly described as Lots 88 and 89, New City Block 10473, City of San Antonio, Bexar County, Texas; |
| \$7,500.00 | payable to Pamela Turner Henry for privately owned real property located at 431 Pharis and more particularly described as Lot 86 and 87, New City Block 10473, City of San Antonio, Bexar County, Texas; and       |
| \$2,000.00 | for closing costs and related miscellaneous expenses.  |

**SECTION 5.** The financial allocations in this Ordinance are subject to approval by the Director of Finance, City of San Antonio. The Director may, subject to concurrence by the City Manager or City Manager's designee, correct allocations to specific Index Codes and Fund Numbers as necessary to carry out the purpose of this Ordinance.

**SECTION 6.** This ordinance shall be effective on and after the 15th day of February, 2004.

**PASSED AND APPROVED** this 5<sup>th</sup> day of February, 2004.

  
M A Y O R  
EDWARD D. GARZA

**ATTEST:**

  
City Clerk

**APPROVED AS TO FORM:**

  
City Attorney