

GARDEN GROVE CITY COUNCIL

RESOLUTION NO.

A RESOLUTION OF CITY COUNCIL OF THE CITY OF GARDEN GROVE
APPROVING THE RELOCATION PLAN FOR THE SITE C PROPOSED PROJECT AND
MAKING CERTAIN OTHER FINDINGS IN CONNECTION THEREWITH

WHEREAS, the Garden Grove Agency for Community Development ("Former Agency") a redevelopment agency formerly existing under Chapter 2 of the California Community Redevelopment Law, Health and Safety Code Sections 33000, *et seq.* ("CRL") acquired certain real property located at 12222 Harbor Boulevard, 12252 Harbor Boulevard, 12262 Harbor Boulevard, 12272 Harbor Boulevard, 12292 Harbor Boulevard, 12302 Harbor Boulevard, 12511 Twintree Lane, 12531 Twintree Lane, 12551 Twintree Lane, 12571 Twintree Lane, 12237 Choisser Road, and 12239 Choisser Road (collectively, the "Property"), for redevelopment purposes;

WHEREAS, pursuant to ABX1-26, AB 1484, and the State of California Supreme Court decision in California Redevelopment Association vs. Matosantos, redevelopment agencies in California, including the Agency, were dissolved as of February 1, 2012;

WHEREAS, on April 9, 2013, the City of Garden Grove, a municipal corporation ("City"), and Land and Design, Inc. ("Developer"), executed a hotel development agreement entitled, "Grove District Resort Hotel Development Agreement" ("Resort Agreement") for the proposed development of the Property, which consists of the construction of an upscale select service hotel with a maximum of 700 rooms, 50,000 square feet of meeting/conference space, 15,000 square feet of restaurant space, a parking structure, a resort pool, and potentially up to two additional limited service hotels (collectively, "Site C Project");

WHEREAS, the Property was conveyed to the City from the Successor Agency to the Garden Grove Agency for Community Development ("Successor Agency") in accordance with the Long Range Property Management Plan, for economic development purposes;

WHEREAS, relocation assistance and benefits for eligible residential occupants and businesses in California are governed by and provided for in the California Relocation Assistance Law, Government Code Section 7260, *et seq.* ("CRAL") and the implementing regulations promulgated by the California Department of Housing and Community Development set forth in California Code of Regulations, Title 25, Housing and Community Development, Division 1, Chapter 6, Section 6000, *et seq.* ("Guidelines"), together the CRAL and Guidelines are referred to as the "Relocation Law";

WHEREAS, the City has authorized the preparation of a relocation plan pursuant to the Relocation Law ("Relocation Plan") to be undertaken in connection

with the Site C Project to evaluate the present circumstances and replacement requirements of potential displacees;

WHEREAS, in connection therewith and as a condition precedent to such conveyance to the Developer, the City will cause to be provided to the occupants, two residential households, thereon relocation assistance and benefits in compliance with the Relocation Plan;

WHEREAS, permanently displaced households, as a direct result of the implementation of the Site C Project will be eligible for relocation assistance and benefits pursuant to the Relocation Law;

WHEREAS, the Relocation Law requires that the local legislative body consider and approve relocation plans, namely the Garden Grove City Council;

WHEREAS, in accordance with the Relocation Law, the Relocation Plan has been made available for public review and comment for a period not less than 30 days prior to submittal of the Relocation Plan to the City Council for consideration, action, and approval;

WHEREAS, the City Council has reviewed the Relocation Plan and considered public comment (both oral and written), if any, and the City Council believes the Site C Project and implementation of the Relocation Plan are in the best interests of the City and the health, safety, and welfare of the Garden Grove community and in accord with the public purposes and provisions of applicable legal requirements; and

WHEREAS, the City Council desires to approve the Relocation Plan and authorize the City Manager and his designees, to carry out the Relocation Plan, as and when displacement may occur due to implementation of the Project pursuant to an agreement and subject to the conditions therein.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Garden Grove as follows:

Section 1. The foregoing recitals are a substantive part of this Resolution and fully incorporated herein.

Section 2. The City Council approves the Relocation Plan and authorizes the implementation of such Relocation Plan.

Section 3. The City Manager and his designees are hereby authorized to carry out the Relocation Plan.

Section 4. In furtherance of such approval and authorization, the City Manager is authorized take all necessary actions and execute all documents necessary or appropriate to carry out the Relocation Plan. The City Manager is

further authorized to the extent necessary during the implementation of the Relocation Plan to accept, process, and approve relocation claims, to provide interpretations and waivers, to cause issuance of warrants for payment of relocation claims, to cause issuance of warrants to pay consulting, legal, and other administrative costs incurred in connection therewith, and to administer the City's obligations, responsibilities and duties to be performed under the Relocation Plan pursuant to the Relocation Law.

Section 5. A copy of the final, approved Relocation Plan shall be placed on file in the City Clerk's official records.

Section 6. The City Clerk shall certify to the adoption of this Resolution.

EXHIBIT A
RELOCATION PLAN
(to be attached)