

RESOLUTION NO. .

BOARD OF SUPERVISORS, COUNTY OF SAN MATEO, STATE OF CALIFORNIA

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RESOLUTION AUTHORIZING: A) THE PRESIDENT OF THE BOARD OF SUPERVISORS TO EXECUTE A PURCHASE AND SALE AGREEMENT FOR THE ACQUISITION OF 331 SCENIC DRIVE, LA HONDA, IN UNINCORPORATED SAN MATEO COUNTY (APN 083-133-320) FROM DAVID AND CAROLYN WORTHINGTON FOR \$1,181,000; AND B) THE COUNTY MANAGER, OR HIS DESIGNEE, TO EXECUTE ALL CERTIFICATES OF ACCEPTANCE, NOTICES, EXEMPTIONS, EXTENSIONS, AND ESCROW INSTRUCTIONS, AS WELL AS THE DEED RESTRICTIONS ATTACHED TO THE GRANT DEED, AS REQUIRED TO FACILITATE THE PURPOSES OF THE PURCHASE AND SALE AGREEMENT

RESOLVED, by the Board of Supervisors of the County of San Mateo, State of California, that:

WHEREAS, 331 Scenic Drive is located on the west side of Scenic Drive in the unincorporated area of La Honda, in San Mateo County, also known as Assessor's Parcel Number 083-133-320 (hereinafter "Property"), and is legally described on Exhibit "A", attached hereto and incorporated herein by reference; and

WHEREAS, the La Honda area, like much of the County, suffered record rainfall from 2016 through 2017, and on January 11 and 12, 2017, the heavy rainfall caused a mudslide in the area of the Property, and improvements on the Property sustained substantial damages and was red-tagged by the County;

WHEREAS, the Hazard Mitigation Grant Program (HMGP) is a federal program offered by the Federal Emergency Management Agency (FEMA), which provides funding for eligible activities that reduce community vulnerability to disasters and their

effects, promotes individual and community safety and resilience, and promote community vitality after an incident; and

WHEREAS, the County, as a sub-applicant, applied through the California Office of Emergency Services and was approved for HMGP funding to protect the Property from further damage by acquiring the Property with the intent to demolish the existing improvements on the Property and retain the Property as open space, in accordance with a deed restriction to be recorded concurrently with the grant deed transferring title from the owner to the County; and

WHEREAS, HMGP funding allows valuation of properties to be acquired to be determined at pre-event values if all improvements remaining on the properties are demolished and a deed restriction is recorded against the property restricting the property's use in perpetuity to open space; and

WHEREAS, an appraisal of the Property was obtained based on pre-event values for \$1,181,000.00;

WHEREAS, pursuant to the terms of the HMGP, the grant shall reimburse for 75% of said appraised value, and the property owners, David and Carolyn Worthington, have agreed to bear the remaining 25%; and

WHEREAS, to facilitate due diligence for the acquisition, a Phase I Environmental Site Assessment, as well as other studies were conducted which did not identify any conditions indicative of releases or threatened releases of hazardous substances on the Property, or any basis for further studies or assessments; and

WHEREAS, there has been presented to this Board of Supervisors for its consideration and execution, a Purchase and Sale Agreement and attached Grant Deed, Deed Restrictions, and Certificate of Acceptance, reference to which is hereby made for further particulars, whereby the County of San Mateo shall purchase the Property from the owners for \$1,181,000.00, subject to 75% reimbursement from HMGP funding and 25% reimbursement from the property owner, and comply with all terms and conditions contained therein.

NOW, THEREFORE, IT IS HEREBY DETERMINED AND ORDERED that the President of the Board of Supervisors be, and is hereby, authorized and directed to execute said Purchase and Sale Agreement with David and Carolyn Worthington for acquisition of the Property for \$1,181,000.00.

IT IS FURTHER ORDERED that the County Manager, or his designee, be, and is hereby, authorized to execute all documents, notices, exemptions, extensions, and escrow instructions required to facilitate the purposes of the Purchase and Sale Agreement, including execution of the Deed Restrictions attached to the Grant Deed and the Certificate of Acceptance to be recorded at close of escrow.

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EXHIBIT A

The land referred to is situated in the unincorporated area of the County of San Mateo, State of California, and is described as follows:

Lot 18, Block "1", as delineated upon that certain map entitled "Cuesta La Honda Subdivision No. 3, San Mateo County, California," filed for record in the Office of the Recorder of the County of San Mateo, State of California, on April 12, 1930, in Book 18 of Maps, at Page 24.

APN: 083-133-320

JPN: 083-013-133-06A