

ADMINISTRATIVE REPORT

November 3, 1988

TO: Honorable Mayor and City Council

FROM: Stanley Hall  
City Manager

PREPARED BY: Laurence Brooks  
Management Analyst

SUBJECT: Offer From the County of San Mateo to Transfer Title to  
Parcel No. 063-111-230 to the City

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**RECOMMENDATION**

It is recommended that the Council adopt the attached resolution to accept the offer from San Mateo County to transfer title to parcel #063-111-230 to the City.

**BACKGROUND**

Recently the staff of San Mateo County offered to recommend that the County Board of Supervisors transfer title to the above referenced parcel to the City at no cost.

The parcel is located at the northeast corner of University Avenue and Bay Road, adjacent to the old Nairobi Shopping Center. It is approximately 100 feet by 100 feet, and carries a billboard which is under lease to Patrick Media Group, Inc., of Oakland (once title to the property is transferred, arrangements can be made for the lease to be assigned to the City).

Currently, the rent for the billboard is \$1,323 per year. If the rental agreement is maintained, the annual increases will be:

January 1, 1989, through December 31, 1989	\$1,389
January 1, 1990, through December 31, 1990	\$1,458
January 1, 1991, through December 31, 1992	\$1,530

However, the lease agreement can be terminated by the landlord or tenant at any time, at will and without cause with a 60-day notice.

The only restriction on the use of the property surrounds its original procurement with CDBG funds: The property must be used as open space or for low income housing. If the City wants to use the parcel for any other purpose, the CDBG funds must be repaid at the current appraised value of the parcel.

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ATTACHMENTS

o Resolution No. \_\_\_\_\_ Authorizing The Acceptance Of The Offer From San Mateo County To Transfer Title To Parcel No. 063-111-230 To The City Of East Palo Alto

RESOLUTION NO. \_\_\_\_\_

**AUTHORIZING THE ACCEPTANCE OF THE OFFER FROM SAN MATEO COUNTY  
TO TRANSFER TITLE TO PARCEL NO. 063-111-230 TO THE CITY OF EAST PALO ALTO**

**WHEREAS**, San Mateo County has offered to transfer title to parcel #063-111-230 to the City of East Palo Alto at no cost to the City; and

**WHEREAS**, the parcel is located at the northeast corner of University Avenue and Bay Road, adjacent to the old Nairobi Shopping Center; and

**WHEREAS**, the parcel is approximately 100 feet by 100 feet and carries a billboard which is currently under a lease for \$1,323 per annum; and

**WHEREAS**, the lease will be transferred to the City along with the transfer of title; and

**WHEREAS**, the City understands that this parcel was originally purchased with Community Development Block Grant funds; and

**WHEREAS**, if the City wishes to use the parcel for anything other than open space or low income housing, the Community Development Block Grant funds will have to be repaid at the current fair market value of the property.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of East Palo Alto that the Mayor is hereby authorized to accept the offer from the County of San Mateo to transfer title to parcel 063-111-230 to the City.

**PASSED AND ADOPTED** this 7th day of November, 1988 by the following vote:

**AYES:**

**NOES:**

**ABSENT:**

\_\_\_\_\_  
**William Vines**  
Mayor

**ATTEST:**

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**Stanley H. Hall**  
City Clerk