

**THIS IS A PROPOSED DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED
ORDINANCE OR RESOLUTION ADOPTED BY CITY COUNCIL.**

AN ORDINANCE

**AUTHORIZING THE NEGOTIATION AND EXECUTION OF
CONVEYANCE DOCUMENTS TO CONVEY CITY OWNED
PROPERTIES LOCATED AT: 1) 856 GEMBLER ROAD, LEGALLY
DESCRIBED AS NCB 10578 LOT 1, P-2 & P-4; 2) 4007 E. IH 10 LEGALLY
DESCRIBED AS NCB 10578 LOT P-3 AND 3) 827 RICHLAND, LEGALLY
DESCRIBED AS NCB 10577 LOT NE 50x53 FT OF TR 5 OR P-100 TO
THE SAN ANTONIO HOUSING TRUST PUBLIC FACILITIES
CORPORATION FOR THE PURPOSE OF REDEVELOPMENT IN
ASSOCIATION WITH THE RED BERRY ESTATE PUBLIC-PRIVATE
PARTNERSHIP PROJECT.**

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WHEREAS, NRP Group, Terramark Homes and Wallace Bajjali Partners (the “Development Team”) is undertaking an economic development project that will be comprised of an approximately \$150 million investment to the property known as Red Berry Mansion, located at 856 Gemblor Rd., that will include the construction of 600 multi-family housing units, 66 modern urban style homes, renovations to the Red Berry Estate, and over 300,000 sq. ft. of office space, retail, dining and entertainment venues (the “Project”); and

WHEREAS, the City desires to convey the City-owned properties known as 856 Gemblor Road, 4007 E. IH10 and 827 Richland, which comprise the Red Berry Estate, to the San Antonio Housing Trust Public Facilities Corporation, for the purpose of providing an affordable housing component to the Project; **NOW THEREFORE:**

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

SECTION 1. The City Council authorizes City staff to negotiate terms and conditions for the conveyance of 856 Gemblor Road, 4007 E. IH10 and 827 Richland to the San Antonio Housing Trust Public Facilities Corporation for the purpose of redevelopment in accordance with the Project.

SECTION 2. The City Manager or her designee is authorized to execute any and all required documents necessary to effectuate the conveyance of the properties described in this Ordinance to the San Antonio Housing Trust Public Facilities Corporation. A copy of the final agreements will be attached upon execution as **Exhibit A**.

SECTION 3. *Reserved for Finance.*

SECTION 4. *Reserved for Finance.*

SECTION 5. The financial allocations in this Ordinance are subject to approval by the Chief Financial Officer (CFO), City of San Antonio. The CFO may, subject to concurrence by the City Manager or the City Manager’s designee, correct allocations to specific Cost Centers, WBS Elements, Internal Orders, General Ledger Accounts, and Fund Numbers as necessary to carry out the purpose of this Ordinance.

SECTION 6. This Ordinance shall become effective immediately upon its passage by eight (8) votes or more and upon ten (10) days following its passage if approved by fewer than eight (8) votes.

PASSED AND APPROVED this __ day of _____ 2014.

M A Y O R
Ivy R. Taylor

ATTEST:

APPROVED AS TO FORM:

Leticia M. Vacek, City Clerk

Robert F. Greenblum, City Attorney