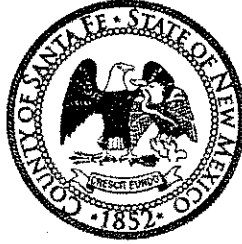


Henry P. Roybal
Commissioner, District 1

Anna Hansen
Commissioner, District 2

Robert A. Anaya
Commissioner, District 3



Anna T. Hamilton
Commissioner, District 4

Ed Moreno
Commissioner, District 5

Katherine Miller
County Manager

MEMORANDUM

DATE: *January 30, 2018*

TO: *Board of County Commissioners*

VIA: *Katherine Miller, County Manager*

FROM: *Joseph Montoya Santa Fe County Housing Executive Director*

ITEM AND ISSUE: *BCC Meeting January 30, 2018*
Resolution No. 2018-____, A Resolution Delegating Authority To The County Manager To Negotiate A Purchase Agreement For Acquisition Of 6.6 Acres Of Land More Or Less, Located On Camino De Jacobo, Santa Fe, New Mexico, For Potential Development Of A Housing Project

SUMMARY:

It has come to the attention of The Santa Fe County Housing Authority Staff the property directly south of the Camino de Jacobo site is currently up for sale. The site has excellent potential for multifamily affordable housing development. The over six acre properties are currently zoned C-2 with all utilities to the site. It is possible that this site could be developed into over one hundred units of affordable housing. The site is very convenient as a location for affordable housing as it is very close to retail, commercial, and transportation services. From an administrative standpoint the location is ideal in that our main offices are less than a hundred yards down the street. The current asking range is extremely affordable and within the range for the development of affordable housing.

BACKGROUND AND DISCUSSION:

The current issue is that we would not want to lose this opportunity because we are not immediately capable of development. We would land bank this property for a couple of years until we are ready for development.

ACTION REQUESTED:

Santa Fe County should consider starting negotiations with the realtor representing the property owner while continuing its due diligence on the properties capacity for affordable housing development.



**THE BOARD OF COUNTY COMMISSIONERS
OF SANTA FE COUNTY
RESOLUTION NO. 2017 - _____**

**A RESOLUTION DELEGATING AUTHORITY TO THE COUNTY
MANAGER TO NEGOTIATE A PURCHASE AGREEMENT FOR
ACQUISITION OF 6.6 ACRES OF LAND, MORE OR LESS, LOCATED ON
CAMINO DE JACOBO, SANTA FE, NEW MEXICO, FOR POTENTIAL
DEVELOPMENT OF A HOUSING PROJECT**

WHEREAS, there is an severe shortage of affordable housing within Santa Fe County; and

WHEREAS, several recent studies on housing affordability and availability indicate that there is a need for at least 2,000 to 5,000 new units of rental housing in the Santa Fe metro area; and

WHEREAS, according to the latest Santa Fe housing market analysis, the Santa Fe metro area has less than a 2% vacancy rate; and

WHEREAS, according to the latest quality of life survey only 11% of the population of Santa Fe believes there is enough quality affordable housing; and

WHEREAS, County Housing Authority staff has identified a 6.6 acre parcel of undeveloped land ("Subject Land") for sale on Camino de Jacobo immediately south of the County's existing public housing site; and

WHEREAS, the Subject Land would be an excellent site for multi-family housing development; and

WHEREAS, utility service is readily available to the Subject Land, which is currently zoned C-2; and

WHEREAS, the Subject Land is conveniently located for prospective tenants and the Housing Authority, which has its offices just north of the Subject Land on Camino de Jacobo.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners ("Board") of Santa Fe County ("County"), as follows:

1. The County Manger is authorized to negotiate a purchase agreement with the owner of the Subject Land. The agreement shall include such due diligence

contingencies as the County Manager deems appropriate, including a phase 1 environmental assessment.

2. The purchase price shall be no more than the appraised fair market value of the Subject Land.

3. If the County Manager and the owner of the Subject Land come to agreement on the terms of a purchase agreement, the County Manager shall present the agreement to the Board for consideration.

PASSED, APPROVED, AND ADOPTED THIS ___ DAY OF _____, 2018.

**BOARD OF COUNTY COMMISSIONERS
OF SANTA FE COUNTY**

By: _____
Henry P. Roybal, Chair

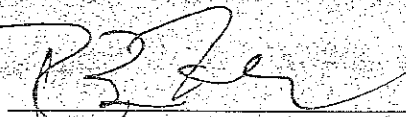
Date: _____

ATTEST:

Geraldine Salazar, Santa Fe County Clerk

Date: _____

APPROVED AS TO FORM:



R. Bruce Frederick, Santa Fe County Attorney

Date: 1/10/2018

