

21



# CITY OF SACRAMENTO

May 22nd, 1984

## DEPARTMENT OF PUBLIC WORKS

Engineering and Transportation Division  
915 I Street - Room 300  
Sacramento, California 95814

CITY MANAGER'S OFFICE  
**RECEIVED**  
MAY 14 1984

	Telephones (916)
Civil Engineering	449-5281
Electrical Engineering	449-5287
Architecture	449-5144
Construction	449-5281
Real Estate	449-5626
Traffic Engineering	449-5307
Parking	449-5354
Street Maintenance	449-5236

City Council  
Sacramento, California

Honorable Members In Session:

SUBJECT: Del Paso Heights Assessment District No. 6A,  
Improvement Proceeding No. 5352

### SUMMARY

Attached are various Resolutions to commence construction of proposed improvements for Del Paso Heights Assessment District No. 6A. Adoption of the Resolutions is recommended.

### BACKGROUND INFORMATION

On April 17th, 1984, the Council commenced the assessment proceedings for Del Paso Heights Assessment District No. 6A by adopting several resolutions and setting a Hearing for this date on the Public Convenience and Necessity, Engineer's Report and Confirming of the Assessment. Bids for the construction work were received on May 8th, 1984 and the results of the construction bids were reported to the Council at the meeting on May 10th, 1984.

The construction bid was 0.4% over our Engineer's Estimate of \$642,168.25.

We have been informed by the City Clerk that as of May 17th, 1984, no written protests have been received.

### FINANCIAL DATA

In the 1983-84 City Budget, the City Council budgeted \$530,000.00 of C.D.B.G. Funds and \$125,000.00 of Housing and Redevelopment Agency Funds and as of this date, there is an unencumbered balance of \$547,864.69. An additional \$30,000.00 is required to cover the amount of the City Contribution based on the lowest bid for the project from R. C. Collet, Inc. The total estimated cost is as follows:

The total estimated cost for the project is as follows:

Contract Bid	\$644,885.00
Incidental Expenses	168,010.49
	<hr/>
Total Cost	\$812,895.49
Property Owners Share	129,319.04
	<hr/>
City Contribution	\$683,576.45
Amount Budgeted For Project	655,000.00
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Estimated Additional Funds Necessary	\$28,576.45 say \$30,000.00

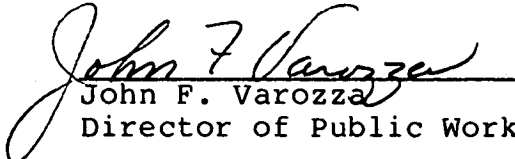
RECOMMENDATION

As there are no protests on file as of May 17th, 1984 and in the event any protests that may be presented prior to or at the Hearing do not constitute a majority protest, it is recommended that the Hearing be closed and the attached Resolutions be adopted in the order listed below:

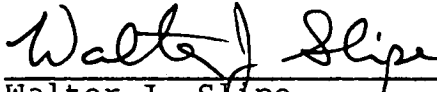
1. Resolution Determining That the Public Convenience and Necessity Require Said Improvements, Etc. (REQUIRES A 4/5 VOTE OF THE COUNCIL OR 8 AYE VOTES)
2. Resolution Approving Amended Report, Confirming Assessment, Etc.
3. Resolution Establishing Foreclosure Covenant, Etc.

The Award of the Contract to R. C. Collet, Inc. will be submitted to Council at a later date as the Capital Improvement Budget is in the process of being amended by \$30,000.00 to cover the additional funds necessary for this project.

Respectfully submitted,

  
John F. Varozza  
Director of Public Works

For Transmittal to City Council

  
Walter J. Slupe  
City Manager

JFV:IEM:bb  
Attachments  
File #5352

May 22nd, 1984  
DISTRICT NO. 2

May 22nd, 1984  
CITY COUNCIL OF THE CITY OF SACRAMENTO

In the Matter of Improvement )  
Proceeding No. 5352, Del Paso ) ENGINEER'S REPORT  
Heights Assessment District )  
No. 6A )

A Public Hearing is scheduled for this date pertaining to the proposed public improvement work in Del Paso Heights Assessment District No. 6A, Improvement Proceeding No. 5352.

This public improvement proceeding has been undertaken due to the following facts:

1. That on April 17th, 1984, the City Engineer presented to the Council the Resolution of Intention, a Report and Resolution Approving Report which set a Hearing on the project for this date.

2. The project would consist of constructing concrete curbs, gutters and sidewalk, asphaltic concrete pavement, storm sewers, drainage facilities, tree removal, water main, water service connections and street lighting system, in the area generally bounded by Carmelita Avenue, Alvarado Boulevard, Rivera Drive and Belden Street.

The purpose of the project is to construct these improvements in order to improve public health and safety.

3. That on April 18th, 1984, Notices were mailed to all the property owners within the proposed Assessment District

informing them of the proposed assessment on their property and the date of the Hearing on the Report and confirming of the Assessment.

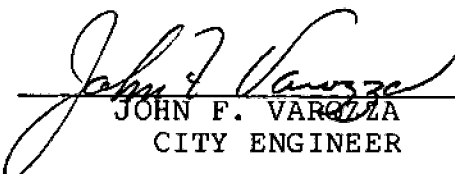
4. That on April 27th, 1984,. copies of the Notice of Improvement were posted on all streets and alleys within the proposed Assessment District pursuant to existing law.

5. That on April 20th and April 27th, 1984, the Notice of Improvement for the proposed project was published in the Daily Recorder.

6. That as of May 17th, 1984, no protests have been filed with the City Clerk objecting to the proposed improvements.

7. It is my opinion that said improvements will improve the aesthetics, health and safety of the neighborhood.

Executed this 22nd day of May, 1984.

  
JOHN F. VARGAZA  
CITY ENGINEER

# RESOLUTION NO. 84-420

Adopted by The Sacramento City Council on date of

MAY 22, 1984

FOR IMPROVEMENT PROCEEDING NO. 5352

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

- (1) DETERMINING THAT THE PUBLIC CONVENIENCE AND NECESSITY REQUIRE IMPROVEMENTS TO BE MADE AND PAID FOR BY SPECIAL ASSESSMENTS, AND
- (2) DETERMINING THAT THE SPECIAL ASSESSMENT INVESTIGATION, LIMITATION AND MAJORITY PROTEST ACT OF 1931 SHALL NOT APPLY TO PROCEEDINGS THEREFOR.

WHEREAS, on April 17th, 1984, the City Council adopted in Improvement Proceeding No. 5352

## RESOLUTION

- (1) Describing Proposed Improvements For Proposed Del Paso Heights Assessment District No. 6A
- (2) Declaring That Public Convenience and Necessity Require said Improvements, and
- (3) Setting Time and Place for a Hearing Respecting the Public Convenience and Necessity for said Improvements, and

WHEREAS, the City Council set May 22nd, 1984 in said Resolution as the date for hearing all persons interested in the matters contained in said Resolution, and

WHEREAS, the City Clerk has filed her affidavit showing that on April 18th, 1984 she caused a notice to be mailed to each property owner in said Del Paso Heights Assessment District No. 6A stating the time and place of a

**APPROVED**  
BY THE CITY COUNCIL

**MAY 22 1984**

OFFICE OF THE  
CITY CLERK

Hearing on the matters contained in said Resolution and containing all other matters the City Council directed the City Clerk to include in said Notice, and

WHEREAS, the City Clerk has filed her affidavit showing that on April 27th, 1984 she caused notices to be posted on the streets and easements in said Del Paso Heights Assessment District No. 6A stating the time and place of a hearing on the matters contained in said Resolution and containing all other matters City Council directed said City Clerk to include in said notice, and

WHEREAS, on April 20th and April 27th, 1984 the City Clerk published in The Daily Recorder a notice stating the time and place of a hearing on the matters contained in said Resolution and containing all other matters the City Council directed the City Clerk to include in said notice and she has caused said Daily Recorder to file in her office an affidavit showing said publication was done on said dates, and

WHEREAS, no written protests were filed by any of the property owners within the District, or did any person appear before the Council objecting to the proposed improvements.

NOW, THEREFORE, RESOLVED BY THE CITY COUNCIL OF THE CITY OF SACRAMENTO, COUNTY OF SACRAMENTO, STATE OF CALIFORNIA:

1. That the City Council finds that each of the recitals stated above is true.

2. That the City Council finds and determines that the public convenience and necessity require that the City of Sacramento construct the public improvement work and necessary changes or additions thereto that are described in the Resolution for Improvement Proceeding No. 5352 described above in the recitals to this Resolution, and that the City Council finds and determines that the public convenience and necessity require and that the City of Sacramento hereby determines that said public improvement work shall be paid for by special assessments levied on lands in the City of Sacramento that this Council has by Resolution adopted April 17th, 1984 designated to be Del Paso Heights Assessment District No. 6A and that this Council hereby determines that none of the provisions of the Special Assessment Investigation, Limitation and Majority Protest Act of 1931 shall apply to the proceedings wherein said work and improvements are done and the special assessments therefor are levied.

3. That this Council hereby determines that the public improvement work and special assessments therefor and all proceedings for the same shall be done pursuant to the terms and provisions of the Municipal Improvement Act of 1913.



PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF SACRAMENTO,  
COUNTY OF SACRAMENTO, STATE OF CALIFORNIA, THIS 22ND DAY OF  
MAY, 1984.

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MAYOR

ATTEST:

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CITY CLERK

# RESOLUTION NO. 84-421

Adopted by The Sacramento City Council on date of

MAY 22, 1984

APPROVING AMENDED REPORT,  
CONFIRMING ASSESSMENT, ORDERING  
ASSESSMENT RECORDED AND ORDERING  
THE REVENUE AND COLLECTIONS OFFICER OF CITY  
OF SACRAMENTO TO COLLECT AND TO RECEIVE MONEY

FOR  
IMPROVEMENT PROCEEDING NO. 5352

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

WHEREAS, on April 17th, 1984, this Council adopted its Resolution of Intention for Improvement Proceeding No. 5352 and declared therein its intention to construct certain public improvement work on designated public streets and easements in the City of Sacramento, and

WHEREAS, on April 17th, 1984, in said Resolution of Intention, this Council directed the Director of Public Works-Superintendent of Streets to make a Report to this Council in the form, style and manner required by the Municipal Improvement Act of 1913, and

WHEREAS, on April 17th, 1984, the Director of Public Works-Superintendent of Streets did make a Report and did file the same with the City Clerk of the City of Sacramento, and

WHEREAS, on April 17th, 1984, this Council duly considered said Report and then adopted a Resolution for Improvement Proceeding No. 5352 entitled in part "Approving

APPROVED  
BY THE CITY COUNCIL

MAY 22 1984

OFFICE OF THE  
CITY CLERK

Report of Director of Public Works-Superintendent of Streets, prepared for proposed Del Paso Heights Assessment District No. 6A", and thereby preliminarily approved said Report, and on that date set May 22nd, 1984, as the date for a public hearing on all matters contained in said Report, and on the matter of the City of Sacramento constructing the public improvement work described in said Resolution of Intention and in said Report, and on the matter of the extent of the proposed Assessment District described in said Report and on the matter of the proposed assessment set forth in said Report, and

WHEREAS, on April 17th, 1984, this Council ordered the City Clerk of the City of Sacramento to give notice of said hearing by posting, publishing and mailing all as required under said Act, and

WHEREAS, the City Clerk of the City of Sacramento has filed her affidavit showing that she caused notices of the said hearing to be posted, published and mailed all in the time and form required by said act, and

WHEREAS, May 22nd, 1984 is the day now set for a public hearing at which any person may object to any matters contained in said Resolution of Intention and Report or to the City of Sacramento constructing the public improvement work described in said Report or at which any person may object to the extent of the proposed Assessment District described in said Report or to any matters respecting the Assessment contained in said Report, and

WHEREAS, the Director of Public Works-Superintendent of Streets has recommended to this Council that certain changes be made in said Report and Assessment.

NOW, THEREFORE, RESOLVED BY THE CITY COUNCIL OF THE CITY OF SACRAMENTO, CALIFORNIA, AS FOLLOWS:

Section 1

That this Council finds that each of the recitals of this Resolution is true.

That this Council hereby finds that no protests have been filed against the proposed public improvement work for DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A that is described in said Report, and the extent of the District of lands proposed to be assessed, and against the amount of any proposed individual assessment and against the City of Sacramento doing the public improvement work described in the Report.

Section 2

That this Council finds and determines that the Director of Public Works-Superintendent of Streets' estimate of the cost of constructing and doing the work described in said Report and Assessment was the sum of \$642,168.25 based on the Engineer's Estimated quantities and the Engineer's estimated unit prices.

That this Council finds and determines that the City Clerk has advertised for bids on said work and that the Director of Public Works-Superintendent of Streets has

informed this Council that the cost of the work based upon the Engineer's estimated quantities and the successful contractor's unit prices is a greater sum, namely, the sum of \$644,885.00.

That this Council hereby finds that the Report and the Proposed Assessment that was included therein showed the following items forming a part of the Engineer's Estimate of the total amount of the proposed assessment, namely,

Bond Discount	\$12,931.90
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That this Council finds that the Director of Public Works-Superintendent of Streets has informed this Council that the party who proposes to purchase the Improvement Bonds to be issued to represent unpaid assessments has made an offer to purchase such bonds, and that the sum for bond discount and the sum for reserve fund derived from said offer are lower than the amount included in the Report and Assessment and are as follows:

Bond Discount	\$7,759.14
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That this Council finds and determines that the Director of Public Works-Superintendent of Streets Estimated Amount To Be Contributed By the City of Sacramento in said Report and Assessment was the sum of \$687,068.87 based on the Engineer's Estimated Total Contract Cost.

That this Council finds and determines that the City

Clerk has advertised for bids on said work and that the Director of Public Works-Superintendent of Streets has informed this Council that the amount contributed by the City of Sacramento based on the successful contractors total amount bid is a lesser sum, namely, the sum of \$683,516.45.

That the Director of Public Works-Superintendent of Streets has advised this Council and this Council hereby finds and determines that the estimated costs in said Report and Assessment for bond printing costs are costs based on current prices in effect at the time of confirming the assessment, and finds and determines that the bond counsel fee is a cost that is based on the bid prices for the construction work and that the bond registration and administration cost is based on the amount assessed to the property owners.

That this Council hereby finds and determines that on account of the matters stated in the findings above, that the Report and Assessment should be revised in the following particulars:

a. Revise the Engineer's Estimate in the Report and Assessment to show the Contractor's bid price for each item of work and to show the new "Estimated Construction Cost" derived from such bid prices.

b. Revise the Engineer's Estimated Cost for Attorney's fee from \$3,710.84 to \$3,724.43.

c. Revise the Engineer's Estimated amount of Bond Printing Cost from \$1,800.00 to \$750.00.

d. Revise the amount shown in the Report and Assessment for Bond Discount from \$12,931.90 to \$7,759.14.

e. Revise the amount shown in the Report and Assessment for Amount To Be Contributed By The City of Sacramento from \$687,068.87 to \$683,516.45.

f. The amount of money assessed to each of the assessment parcels within the district for benefits from the proposed work remains unchanged due to the changes hereinbefore described in sub-paragraphs a. through e.

That this Council finds and determines that the Director of Public Works-Superintendent of Streets has revised the Report and Assessment in each of the particulars that this Council has ordered above in this Resolution all to the satisfaction of this Council and hereby declares that its action on such Report and Assessment is that the Report and Assessment as so revised should be confirmed with no other changes or revisions except those stated above in this Resolution, and that this Council therefore hereby approves the Report that the Director of Public Works-Superintendent of Streets filed with this Council on April 17th, 1984, as it is now revised in accordance with the directions therefor that this Council has made herein and hereby confirms the Assessment contained in the Report.

### Section 3

That this Council hereby orders the City Clerk of the City of Sacramento to transmit the Assessment and Diagram contained in the Report hereinafter to the Director of Public Works-Superintendent of Streets and hereby directs the Director of Public Works-Superintendent of Streets to record said Assessment and Diagram in his office, and to give notice of the filing thereof by publishing and mailing as provided by law.

That this Council hereby directs the City Clerk to certify and record a copy of said Assessment and Diagram at each place required by law.



That this Council hereby directs the City Clerk to record a copy of the Assessment Diagram that is contained in the Assessment in the office of the Recorder of the County of Sacramento all as required by the Streets and Highways Code Section 3114.

#### Section 4

That this Council hereby orders that the public improvement work that this Council declared its intention to construct and do in Resolution of Intention for Improvement Proceeding No. 5352 adopted April 17th, 1984 , shall be constructed and done and this Council hereby determines that said work is also the public improvement work that the Director of Public Works-Superintendent of Streets described in this Report to this Council dated April 17th, 1984, as hereinbefore revised.

#### Section 5

That this Council hereby determines that the Revenue and Collections Officer of the City of Sacramento is the officer that heretofore by City ordinance duly has been determined to be the officer of this City charged with the duty to collect Special Assessments levied by the City of Sacramento, and this Council hereby determines that the Revenue and Collections Officer shall collect and receive the money that property owners may pay on account of said Assessment in the 30 day collection period.

Section 6.

That the Report referred to above in this Resolution is that certain Report approved April 17th, 1984 , by this Council in its Resolution Approving Report For Improvement Proceeding No. 5352, and that bears the identifying legend as follows:

REPORT

RESPECTING

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

MUNICIPAL IMPROVEMENT ACT OF 1913

This Resolution was passed and adopted by the City Council of the City of Sacramento, State of California, this 22nd day of May, 1984.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

IMPROVEMENT PROCEEDING NO. 5352

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

REPORT  
RESPECTING

IMPROVEMENT PROCEEDING NO. 5352

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

MUNICIPAL IMPROVEMENT ACT OF 1913

APRIL 17TH, 1984

Honorable City Council  
City of Sacramento  
State of California

**APPROVED**  
BY THE CITY COUNCIL

**MAY 22 1984**

OFFICE OF THE  
CITY CLERK

INTRODUCTION

On April 17th, 1984, in the course of Improvement Proceeding No. 5352 that you are conducting under the provisions of the Municipal Improvement Act of 1913 you adopted a Resolution of Intention for an Assessment District to be designated

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

In said Resolution of Intention you directed me to make the necessary Report to you that is provided for in Streets and Highways Code Section 10,204, which section is a portion of the Act above stated.

In accordance with your direction, I am pleased to present this Report to you which I have prepared in

accordance with said Streets and Highways Code Section 10,204. You will note that I have prepared and have included in this Report a proposed assessment in the form and style required by said Section 10,204.

I have attached said Assessment to this Report in such a manner so that if, after complying with the procedures required by law, you should approve this Report, you may transmit the Assessment to the Superintendent of Streets of the City of Sacramento for recording in his office.

REPORT

Complying with Section 10,204 (a)

I file herewith plans and specifications showing the full and detailed description of the proposed improvements to be constructed in Del Paso Heights Assessment District No. 6A.

The plans and specifications I refer to above bear my signature and I have affixed to them the following legend:

"EXHIBIT A"

Plans and Specifications for improvements to be constructed in Del Paso Heights Assessment District No. 6A and forming part of Report dated April 17th, 1984, prepared under Streets and Highways Code Section 10,204(a).

Complying with Section 10,204 (b)

I report to you that the following works and appliances already installed and property necessary or convenient for the operation of public improvement work now already constructed or installed, or to be constructed or installed, and to be acquired in this proceeding are as follows:

NONE

Complying with Section 10,204 (c)

I present herewith an estimate of the construction cost for the public improvement work proposed to be constructed under this proceeding; and an estimate of the total cost of the lands, rights of way and easements proposed to be acquired under this proceeding; and an estimate of the engineering and inspection costs necessary for said work and my estimate of the incidental expenses and contingencies necessary and proper in connection with this proceeding.

ITEM	DESCRIPTION	ESTIMATED QUANTITY	UNIT	PRICE	AMOUNT
1	Clearing & Grubbing	1	JOB	LUMP SUM	\$ 18,338.00
2	Trees to remove (4" to 12" Diameter)	12	EA.	\$ 100.00	1,200.00
3	Trees to remove (13" to 30" Diameter)	17	EA.	150.00	2,550.00
4	Trees to remove (31" Diameter and greater)	5	EA.	350.00	1,750.00
5	Roadway Excavation Grading	6,400	C.Y.	12.00	76,800.00
6	Curb & Gutter No. 13 to construct	7,524	L.F.	7.00	52,668.00
7	3 1/2" Portland Cement Concrete Sidewalk to construct	33,382	S.F.	1.25	41,727.50
8	3 1/2" Portland Cement Concrete Slab to construct	3,947	S.F.	3.00	11,841.00
9	5 1/2" and 2" Asphaltic Concrete Pavement to construct	3,675	S.F.	28.50	104,737.50
10	Aggregate Base, Class 2, to place	253	TONS	50.00	12,650.00
11	Pit Run Base (Graded) to place	1,500	TONS	12.90	19,350.00
12	2" x 6" Header Board to place	655	L.F.	3.00	1,965.00
13	18" Diameter Drain Pipe to place	557	L.F.	26.00	14,482.00
14	15" Diameter Drain Pipe to place	316	L.F.	22.00	6,952.00
15	15" Diameter Drain Pipe (Rubber Gasket) to place	335	L.F.	23.00	7,705.00



16	12" Diameter Drain Pipe to place	1,042	L.F.	20.00	20,840.00
17	12" Diameter Drain Pipe (Rubber Gasket) to place	538	L.F.	20.00	10,760.00
18	Standard Manhole No. 3 to construct	17	EA.	700.00	11,900.00
19	Gutter Drain No. 20 to place	20	EA.	400.00	8,000.00
20	Gutter Drain No. 24 to place	2	EA.	420.00	840.00
21	Gutter Drain No. 20 to place	4	EA.	450.00	1,800.00
22	8" Diameter Vitrified Clay Gutter Drain Lead to place	828	L.F.	25.00	20,700.00
23	8" Diameter Ductile Iron Pipe Gutter Drain Lead to place	46	L.F.	40.00	1,840.00
24	Existing Manholes to reconstruct to grade	5	EA.	350.00	1,750.00
25	Existing Manholes (Type A) to reconstruct to grade	8	EA.	500.00	4,000.00
26	Manhole to remove	1	EA.	400.00	400.00
27	Drainage Inlet to remove	4	EA.	50.00	200.00
28	12" Diameter Water Main to place	425	L.F.	24.00	10,200.00
29	6" Diameter Water Main to place	1,880	L.F.	22.00	41,360.00
30	4" Diameter Water Main to place	525	L.F.	17.00	8,925.00
31	12" Diameter Gate Valve to furnish and install	1	EA.	800.00	800.00
32	6" Diameter Gate Valve to furnish and install	10	EA.	550.00	5,500.00

33	4" Diameter Gate Valve to furnish and install	4	EA..	500.00	2,000.00
34	Standard Fire Hydrant to furnish and install	5	EA.	1,000.00	5,000.00
35	Existing Fire Hydrant to remove and salvage	4	EA.	250.00	1,000.00
36	Fire Hydrant to relocate and adjust to grade	1	EA.	600.00	600.00
37	2" Diameter Water Service to furnish and install	1	EA.	600.00	600.00
38	1" Diameter Water Service to furnish and install	61	EA.	500.00	30,500.00
39	4" Diameter Blow Off to furnish and install	1	EA.	1,000.00	1,000.00
40	Water Valve Boxes to adjust	10	EA.	150.00	1,500.00
41	6" Diameter Vitrified Clay Pipe to place	6	L.F.	35.00	210.00
42	Existing Sewer Service to replace	33	EA.	400.00	13,200.00
43	Portion of Property Owner Service to replace	52	L.F.	25.00	1,300.00
44	Existing Sewer Service to remove	5	EA.	300.00	1,500.00
45	Concrete Slab to remove	2,015	L.F.	1.00	2,015.00
46	Miscellaneous Asphaltic Concrete Sections to remove	1,935	S.F.	1.00	1,935.00
47	Miscellaneous Asphaltic Concrete Sections to place	1,307	S.F.	2.00	2,614.00
48	Existing fence to replace	1,493	L.F.	12.00	17,916.00
49	Mail Boxes to remove and reset	26	EA.	85.00	2,210.00

50	Under Sidewalk Drain to construct	3	EA..	200.00	600.00
51	Preconstruction Photographs	1	JOB	LUMP SUM	500.00
52	Redwood Retaining Wall (12" High) to construct	370	L.F.	17.00	6,290.00
53	Redwood Retaining Wall (24" High) to construct	256	L.F.	19.00	4,864.00
54	Street Lighting System	1	JOB	LUMP SUM	23,000.00

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ESTIMATED CONTRACT COST.....\$644,885.00

INCIDENTAL EXPENSES:

Engineering.....	\$140,000.00
Bond Printing Cost.....	750.00
Bond Counsel Fee.....	3,723.43
Bond Discount.....	7,759.14
Reserve Account.....	12,931.90
Bond Registration & Administration.....	2,845.02

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Total Incidental Expenses..... 168,010.49

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ESTIMATED TOTAL COST.....\$812,895.49

ESTIMATED AMOUNT TO BE CONTRIBUTED  
BY CITY OF SACRAMENTO..... 683,516.45

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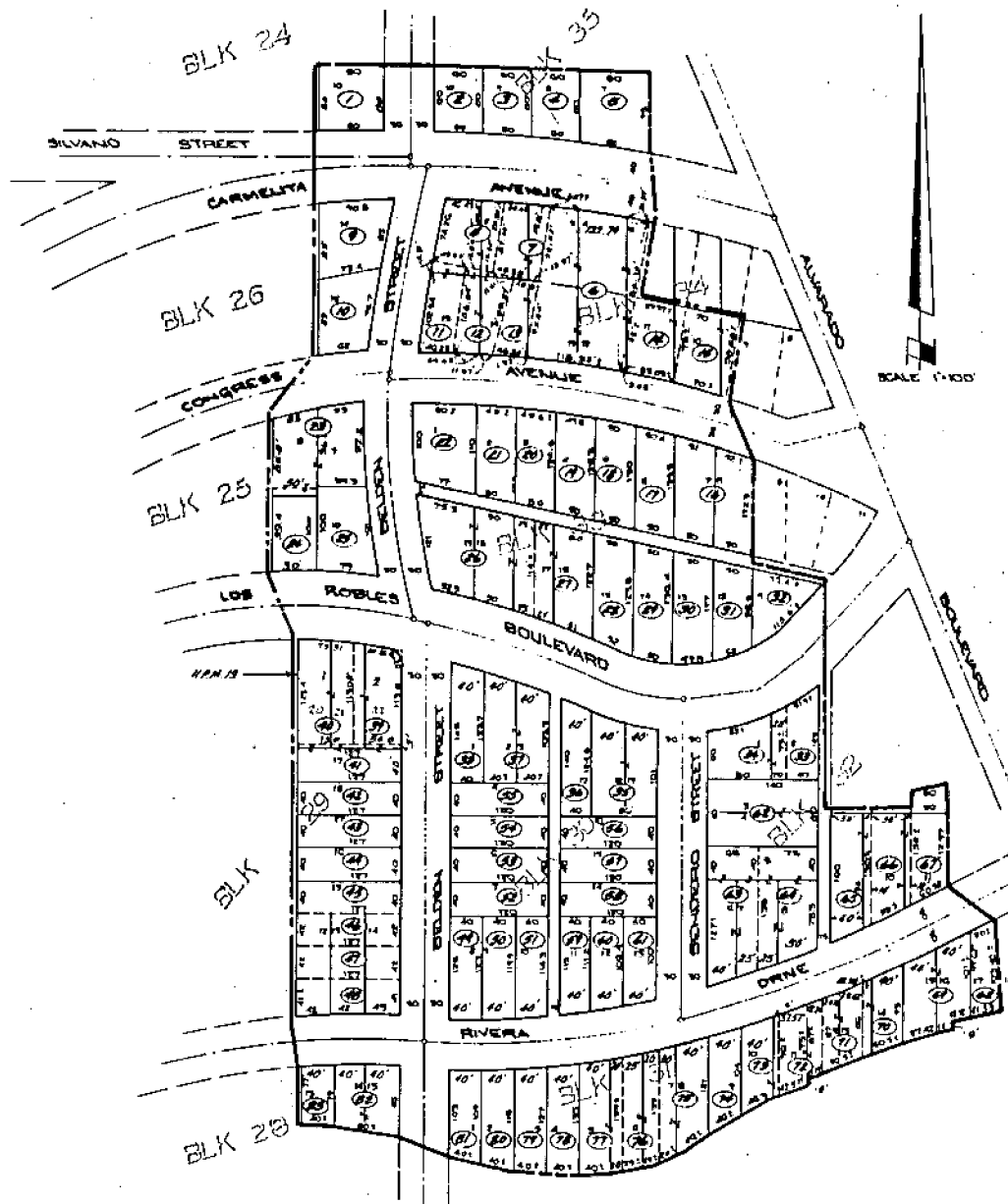
ESTIMATED AMOUNT CHARGEABLE TO PROPERTY OWNERS.....\$129,319.04

Complying with Section 10,204 (d)

I attach hereto and mark "Exhibit B" a diagram showing the proposed assessment district and the boundaries and dimensions of the subdivisions of land within the district and the same is entitled "Map of Del Paso Heights Assessment District No. 6A, and I have given a separate number upon said diagram to each lot or subdivision shown thereon and said number is encircled on said diagram.

# DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A

CITY OF SACRAMENTO, CALIFORNIA  
SCALE 1"=100'  
SHEET 1 OF 1



**LEGEND**

- BOUNDARY OF ASSESSMENT DISTRICT —————
- ASSESSMENT DISTRICT PARCEL NUMBER . . . . .
- SUBDIVISION LOT NUMBER (NORTH SACRAMENTO HEIGHTS) . . . . .
- SUBDIVISION BLOCK NUMBER (NORTH SACRAMENTO HEIGHTS) . . . . .

○  
BLK 20

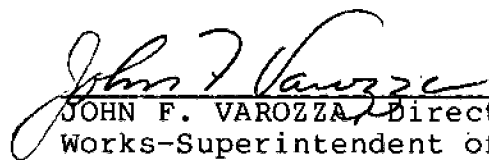
Complying with Section 10,204 (e)

I attach hereto a proposed assessment.

I have allocated the total amount of the estimated cost of the public improvement work proposed to be constructed in this proceeding and my estimate of the contingency expenses, and my estimate of the Engineering and Incidental expenses of this proceeding to and upon each of the several lots or subdivision of land in the proposed assessment district.


I have so assessed each said lot or subdivision in proportion to my estimate of the benefit to be received by each of said lots or subdivisions from said construction expenses, and I have in said assessment referred to each of said lots or subdivisions by their respective numbers that I assigned to them in preparing the diagram mentioned above under my Report respecting Streets and Highways Code Section 10,204 (d).

Dated: April 17th, 1984

  
JOHN F. VAROZZA, Director of Public  
Works-Superintendent of Streets of the  
City of Sacramento, California

CERTIFICATE  
RE:  
CITY CLERK'S RECEIPT OF REPORT

I, the City Clerk of the City of Sacramento, California, do hereby certify that the foregoing Report was filed with me on April 17th, 1984.

  
LORRAINE MAGANA, City Clerk  
of the City Council of the  
City of Sacramento

APPROVED  
BY THE CITY COUNCIL

MAY 22 1984

OFFICE OF THE  
CITY CLERK

IMPROVEMENT PROCEEDING NO. 5352  
DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

A S S E S S M E N T

I, JOHN F. VAROZZA, Director of Public Works-Superintendent of Streets of the City of Sacramento, State of California, acting under the terms and provisions of the Municipal Improvement Act of 1913 and as the person duly appointed by the City Council of the City of Sacramento, California, to prepare a proposed assessment under said Act showing the total costs and incidental expenses for the construction of certain public improvement work that is duly described in the following Resolution of said Council:

Resolution of Intention  
adopted  
April 17th, 1984  
for  
Improvement Proceeding No. 5352

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

do hereby assess

- (a) Said total amount of costs I have determined for the public improvement work that is described in said Resolution of Intention for Improvement Proceeding No. 5352 and that the City of Sacramento proposes to construct in proceedings under said Act, and
- (b) All of the Engineering and Incidental Expenses for, and all of the project contingencies arising out of, the proceedings under said Act,

all of which I have estimated and determined and I hereinafter show below, viz:

ITEM	DESCRIPTION	ESTIMATED QUANTITY	UNIT	PRICE	AMOUNT
1	Clearing & Grubbing	1	JOB	LUMP SUM	\$ 18,338.00
2	Trees to remove (4" to 12" Diameter)	12	EA.	\$ 100.00	1,200.00
3	Trees to remove (13" to 30" Diameter)	17	EA.	150.00	2,550.00
4	Trees to remove (31" Diameter and greater)	5	EA.	350.00	1,750.00
5	Roadway Excavation Grading	6,400	C.Y.	12.00	76,800.00
6	Curb & Gutter No. 13 to construct	7,524	L.F.	7.00	52,668.00
7	3 1/2" Portland Cement Concrete Sidewalk to construct	33,382	S.F.	1.25	41,727.50
8	3 1/2" Portland Cement Concrete Slab to construct	3,947	S.F.	3.00	11,841.00
9	5 1/2" and 2" Asphaltic Concrete Pavement to construct	3,675	S.F.	28.50	104,737.50
10	Aggregate Base, Class 2, to place	253	TONS	50.00	12,650.00
11	Pit Run Base (Graded) to place	1,500	TONS	12.90	19,350.00
12	2" x 6" Header Board to place	655	L.F.	3.00	1,965.00
13	18" Diameter Drain Pipe to place	557	L.F.	26.00	14,482.00
14	15" Diameter Drain Pipe to place	316	L.F.	22.00	6,952.00
15	15" Diameter Drain Pipe (Rubber Gasket) to place	335	L.F.	23.00	7,705.00



16	12" Diameter Drain Pipe to place	1,042	L.F.	20.00	20,840.00
17	12" Diameter Drain Pipe (Rubber Gasket) to place	538	L.F.	20.00	10,760.00
18	Standard Manhole No. 3 to construct	17	EA.	700.00	11,900.00
19	Gutter Drain No. 20 to place	20	EA.	400.00	8,000.00
20	Gutter Drain No. 24 to place	2	EA.	420.00	840.00
21	Gutter Drain No. 20 to place	4	EA.	450.00	1,800.00
22	8" Diameter Vitrified Clay Gutter Drain Lead to place	828	L.F.	25.00	20,700.00
23	8" Diameter Ductile Iron Pipe Gutter Drain Lead to place	46	L.F.	40.00	1,840.00
24	Existing Manholes to reconstruct to grade	5	EA.	350.00	1,750.00
25	Existing Manholes (Type A) to reconstruct to grade	8	EA.	500.00	4,000.00
26	Manhole to remove	1	EA.	400.00	400.00
27	Drainage Inlet to remove	4	EA.	50.00	200.00
28	12" Diameter Water Main to place	425	L.F.	24.00	10,200.00
29	6" Diameter Water Main to place	1,880	L.F.	22.00	41,360.00
30	4" Diameter Water Main to place	525	L.F.	17.00	8,925.00
31	12" Diameter Gate Valve to furnish and install	1	EA.	800.00	800.00
32	6" Diameter Gate Valve to furnish and install	10	EA.	550.00	5,500.00

33	4" Diameter Gate Valve to furnish and install	4	EA..	500.00	2,000.00
34	Standard Fire Hydrant to furnish and install	5	EA.	1,000.00	5,000.00
35	Existing Fire Hydrant to remove and salvage	4	EA.	250.00	1,000.00
36	Fire Hydrant to relocate and adjust to grade	1	EA.	600.00	600.00
37	2" Diameter Water Service to furnish and install	1	EA.	600.00	600.00
38	1" Diameter Water Service to furnish and install	61	EA.	500.00	30,500.00
39	4" Diameter Blow Off to furnish and install	1	EA.	1,000.00	1,000.00
40	Water Valve Boxes to adjust	10	EA.	150.00	1,500.00
41	6" Diameter Vitrified Clay Pipe to place	6	L.F.	35.00	210.00
42	Existing Sewer Service to replace	33	EA.	400.00	13,200.00
43	Portion of Property Owner Service to replace	52	L.F.	25.00	1,300.00
44	Existing Sewer Service to remove	5	EA.	300.00	1,500.00
45	Concrete Slab to remove	2,015	L.F.	1.00	2,015.00
46	Miscellaneous Asphaltic Concrete Sections to remove	1,935	S.F.	1.00	1,935.00
47	Miscellaneous Asphaltic Concrete Sections to place	1,307	S.F.	2.00	2,614.00
48	Existing fence to replace	1,493	L.F.	12.00	17,916.00
49	Mail Boxes to remove and reset	26	EA.	85.00	2,210.00

50	Under Sidewalk Drain to construct	3	EA.	200.00	600.00
51	Preconstruction Photographs	1	JOB	LUMP SUM	500.00
52	Redwood Retaining Wall (12" High) to construct	370	L.F.	17.00	6,290.00
53	Redwood Retaining Wall (24" High) to construct	256	L.F.	19.00	4,864.00
54	Street Lighting System	1	JOB	LUMP SUM	23,000.00

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ESTIMATED CONTRACT COST.....\$644,885.00

INCIDENTAL EXPENSES:

Engineering.....	\$140,000.00
Bond Printing Cost.....	750.00
Bond Counsel Fee.....	3,723.43
Bond Discount.....	7,759.14
Reserve Account.....	12,931.90
Bond Registration & Administration.....	2,845.02

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Total Incidental Expenses..... 168,010.49

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ESTIMATED TOTAL COST.....\$812,895.49

ESTIMATED AMOUNT TO BE CONTRIBUTED  
BY CITY OF SACRAMENTO..... 683,516.45

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ESTIMATED AMOUNT CHARGEABLE TO PROPERTY OWNERS.....\$129,319.04

And I hereby allocate said Total Amount to be assessed last above stated to each separate parcel, lot or subdivision of land within the assessment district shown on the Diagram attached hereto in proportion to the benefits that I estimate each of them received from said work, incidental expenses and contingencies.

And I hereinafter set forth

1. A separate "Assessment Number" that I have allocated to each separate parcel, lot or subdivision of land within said district and each such assessment number so shown herein corresponds with the number identical thereto and shown encircled on the Diagram attached hereto, and
2. A real property description for each such "Assessment Number" which description is the legal description of that separate parcel, lot or subdivision bearing the identical number shown encircled on the Diagram attached hereto, and
3. An amount of money set forth after each such "Assessment Number" and description which is the amount that I assess for benefits received on the separate parcel, lot or subdivision bearing the identical number shown encircled on the Diagram attached hereto, to wit:

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
1	251-166-06	Lot 10 in Block 24 of North Sacramento Heights	\$ 2,440.00
2	251-165-11	Lot 10 in Block 35 of North Sacramento Heights	\$ 1,940.00
3	251-165-10	Lot 9 in Block 35 of North Sacramento Heights	\$ 1,500.00
4	251-165-09	Lot 8 in Block 35 of North Sacramento Heights	\$ 1,500.00
5	251-165-08	Lot 7 in Block 35 of North Sacramento Heights	\$ 2,000.00
6	251-202-16	All that portion of Lots 3, 4, 5, 11, 12, 13 and 14, Block 34 of North Sacramento Heights, described as follows: Beginning at a point on the North line of said Lot 3, located South 89° 49' East 29.23 feet from the Northwest corner of said Lot 3; thence East along the North line of said Lots 3, 4 and 5 to a point located South 80° 08' East 31.97 feet from the Northwest corner of said Lot 5; thence South 10° 38' 40" West 186.79 feet to a point on the South line of said Lot 12 from which the Southeast corner of said Lot 12 bears along a curve to the right on an arc of 1305.86 feet; said arc being subtended by a chord bearing South 79° 36' 40" East 3.05 feet; thence West along the South lines of said Lots 12, 13 and 14 to a point located North 85° 45' West 1.97 feet from the Southeast corner of said Lot 14; thence North 09° 30' 50" East 95.24 feet; thence North 09° 35' 30" East 92.02 feet to the point of beginning.	\$ 6,041.50

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
7	251-202-02	All that portion of Lots 2, 3 and 13, in Block 34 of North Sacramento Heights, described as follows: Beginning at the Northwest corner of said Lot 3; thence along the North line of Lot 3 to the right on an arc of 1492.64 feet radius curve subtended by a chord bearing South 84° 49' East 29.23 feet; thence South 9° 35' 30" West 92.02 feet; thence North 80° 44' West 59.55 feet; thence North 9° 35' 30" East 87.14 feet to a point in the North line of said Lot 2; thence along the North line of Lot 2 to the right on an arc of 1492.64 feet radius curve subtended by a chord bearing South 83° 58' 20" East 30.62 feet to the point of beginning.	\$ 1,496.25
8	251-202-01	<u>PARCEL NO. 1</u> Lot 1, Block 34 of North Sacramento Heights. EXCEPTING THEREFROM the following described parcel: Beginning at the Southwest corner of said Lot 1; thence curving to the right on an arc of 1873.31 feet radius, said arc being subtended by a chord bearing North 10° 52' 12" East 13.31 feet; thence South 78° 18' 20" East 43.60 feet; thence South 08° 11' West 7.71 feet to the South line of said Lot 1; thence North 85° 34' 20" West 44.23 feet along said lot line to the point of beginning. ALSO EXCEPTING THEREFROM the following described property: Beginning at a point on the South line of said Lot 1 from which the Southwest corner of said Lot bears North 85° 34' 20" West 44.23 feet; thence North 08° 11" East 7.71 feet; thence South 78° 18' 20" East 19.90 feet along a fence line to a point on the East line of said Lot 1; thence South 5.19 feet along said lot line to the Southeast corner of said Lot 1; thence North 85° 34' 20" West 20.65 feet along said South line to the point of beginning.	\$ 2,274.50

ASSESS- MENT NO. (Contd.)	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
		<u>PARCEL NO. 2</u> All that portion of Lot 2, Block 34 of North Sacramento Heights, described as follows: Beginning at the Northwest corner of said Lot 2; thence curving to the right on an arc of 1429.64 feet radius, said arc being subtended by a chord bearing South 87° 08' 40" East 29.50 feet; thence South 09° 34' West 87.14 feet; thence North 78° 18' 20" West 15.30 feet to the West line of said Lot 2; thence North 84.90 feet along said Lot line to the point of beginning.	
9	251-201-05	Lot 14, Block 26 of North Sacramento Heights	\$ 2,624.40
10	251-201-06	Lot 15, Block 26 of North Sacramento Heights	\$ 2,081.96
11	251-202-12	All that portion of Lots 1 and 15, Block 34 of North Sacramento Heights, described as follows: Beginning at the Southwest corner of said Lot 1; thence along the West line of Lot 1 curving to the right on an arc of 1872.31 feet radius, said arc being subtended by a chord bearing North 10° 52' 12" East 13.31 feet; thence South 78° 18' 20" East 43.60 feet; thence South 08° 11' West 106.64 feet to a point on the South of said Lot 15; thence curving to the left on an arc of 1305.86 feet radius, said arc being subtended by a chord bearing North 89° 54' West 46.23 feet to the Southwest corner of Lot 15; thence curving to the right on an arc of 1872.31 feet radius, said arc being subtended by a chord bearing North 09° 05' 45" East 102.54 feet to the point of beginning.	\$ 1,792.87

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
12	251-202-11	<p>All that portion of Lots 1, 2, 14 and 15, Block 34 of North Sacramento Heights, described as follows: Beginning at a point on the South line of Lot 15, located along a curve to the right, on an arc of 1305.86 feet radius, said arc being subtended by a chord bearing South 89° 54' East 46.23 feet from the Southwest corner of said Lot 15; thence North 08° 11' East 106.64 feet; thence South 78° 18' 20" East 19.90 feet to a point on the East line of said Lot 1; thence continuing along said line, South 78° 18' 20" East 15.30 feet; thence South 80° 44' East 11.41 feet; thence South 08° 26' 20" West 99.37 feet to a point on the South line of Lot 14; thence along said South line, curving to the left on an arc of 1305.86 feet radius, said arc being subtended by a chord bearing North 87° 06' 10" West 11.67 feet to the Southwest corner of Lot 14; thence along the South line of Lot 15, curving to the left on an arc of 1305.86 feet radius, said arc being subtended by a chord bearing North 88° 08' West 34.69 feet to the point of beginning.</p>	\$ 1,159.00
13	251-202-10	<p>All that portion of Lots 2, 13 and 14, Block 34 of North Sacramento Heights, described as follows: Beginning at a point on the South line of said Lot 14 from which the Southwest corner of said Lot 14 bears North 87° 06' 10" West 11.67 feet; thence from said point of beginning North 08° 26' 20" East 99.37 feet; thence South 80° 44' 00" East 48.18 feet; thence South 09° 30' 50" West 95.24 feet to a point on the South line of said Lot 14; thence along the South line of said Lot 14, curving to the left on an arc of 1305.86 feet radius, subtended by a chord bearing North 85° 49' 50" West 46.50 feet to the point of beginning.</p>	\$ 1,162.50



ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
14	251-202-14	All that portion of Lots 5, 6, 10, 11 and 12, Block 34 of North Sacramento Heights, described as follows: Beginning at the Southwest corner of said Lot 10; thence from said point of beginning North 08° 29' 50" East 93.00 feet; thence North 72° 19' 09" West 59.57 feet; thence South 10° 03' 40" West 93.00 feet to the South line of Lot 12; thence along the South line of Lots 12 and 11, curving to the right along an arc with a radius of 1305.86 feet, subtended by a chord which bears South 78° 17' 40" East 63.05 feet to the point of beginning.	\$ 1,576.25
15	251-202-09	All that portion of Lots 9 and 10, Block 34 of North Sacramento Heights, described as follows: Beginning at the Southwest corner of said Lot 10; thence North 08° 05' 50" East 93 feet to a point on the North line of Lot 10; thence Easterly along the North line of Lots 10 and 9, 70.00 feet; thence South 08° 05' 50" West 98.68 feet to a point on the South line of Lot 9; thence Westerly along the South of Lots 9 and 10, 70 feet to the point of beginning.	\$ 1,750.00
16	251-203-07	Lots 7 and 8, Block 33 of North Sacramento Heights	\$ 2,500.00
17	251-203-06	Lot 6, Block 33 of North Sacramento Heights	\$ 1,250.00
18	251-203-05	Lot 5, Block 33 of North Sacramento Heights	\$ 1,250.00
19	251-203-04	Lot 4, Block 33 of North Sacramento Heights	\$ 1,245.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
20	251-203-03	Lot 3 and the East 1.50 feet of Lot 2, Block 33 of North Sacramento Heights	\$ 1,240.00
21	251-203-02	Lot 2, Block 33 of North Sacramento Heights. EXCEPTING THEREFROM the East 1.50 feet of said Lot 2.	\$ 1,230.00
22	251-203-01	Lot 1, Block 33 of North Sacramento Heights	\$ 2,475.00
23	251-204-09	Lots 8 and 9, Block 25 of North Sacramento Heights. EXCEPTING THEREFROM the South 10 feet of Lot 8.	\$ 2,996.50
24	251-204-16	Lot 11 and the South 10 feet of Lot 8, Block 25 of North Sacramento Heights	\$ 1,250.00
25	251-204-10	Lot 10, Block 25 of North Sacramento Heights	\$ 2,038.00
26	251-203-21	The West 1/2 of Lot 17, Lot 18 and Lot 19, Block 33 of North Sacramento Heights	\$ 3,853.00
27	251-203-22	Lot 16 and the East 1/2 of Lot 17, Block 33 of North Sacramento Heights	\$ 1,875.00
28	251-203-15	Lot 15, Block 33 of North Sacramento Heights	\$ 1,250.00
29	251-203-14	Lot 14, Block 33 of North Sacramento Heights	\$ 1,250.00
30	251-203-13	Lot 13, Block 33 of North Sacramento Heights	\$ 1,245.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
31	251-203-12	Lot 12, Block 33 of North Sacramento Heights	\$ 1,250.00
32	251-203-11	Lot 11, Block 33 of North Sacramento Heights	\$ 1,250.00
33	251-254-02	The East 40 feet of Lot 2, Block 32 of North Sacramento Heights	\$ 1,000.00
34	251-254-01	Lot 1 and the West 20 feet of Lot 2, Block 32 of North Sacramento Heights	\$ 2,050.00
35	251-253-04	Lots 18 and 19, Block 30 of North Sacramento Heights	\$ 2,555.50
36	251-253-03	Lot 17, Block 30 of North Sacramento Heights	\$ 1,000.00
37	251-253-02	Lots 2 and 3, Block 30 of North Sacramento Heights	\$ 2,000.00
38	251-253-01	Lot 1, Block 30 of North Sacramento Heights	\$ 1,797.50
39	251-252-26	Parcel 2 as shown on parcel map entitled "Portion of Lots 20, 21 and 22, Block 29 of North Sacramento Heights"	\$ 1,975.90
40	251-252-25	Parcel 1 as shown on parcel map entitled "Portion of Lots 20, 21 and 22, Block 29 of North Sacramento Heights"	\$ 1,825.00
41	251-252-24	Lot 19 and the South 5.00 feet of Lots 20, 21 and 22, Block 29 of North Sacramento Heights	\$ 1,125.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
42	251-252-06	Lot 18, Block 29 of North Sacramento Heights	\$ 1,000.00
43	251-252-07	Lot 17, Block 29 of North Sacramento Heights	\$ 1,000.00
44	251-252-08	Lot 16, Block 29 of North Sacramento Heights	\$ 1,000.00
45	251-252-09	Lot 15, Block 29 of North Sacramento Heights	\$ 1,000.00
46	251-252-10	The North 42 feet of Lots 12, 13 and 14, Block 29 of North Sacramento Heights	\$ 1,050.00
47	251-252-11	The South 42 feet of the North 84 feet of Lots 12, 13 and 14, Block 29 of North Sacramento Heights	\$ 1,050.00
48	251-252-12	Lots 12, 13 and 14, Block 29 of North Sacramento Heights. EXCEPTING THEREFROM the North 84 feet thereof.	\$ 1,723.50
49	251-253-13	Lot 8, Block 30 of North Sacramento Heights	\$ 1,687.50
50	251-253-12	Lot 9, Block 30 of North Sacramento Heights	\$ 1,000.00
51	251-253-11	Lot 10, Block 30 of North Sacramento Heights	\$ 1,000.00
52	251-253-14	Lot 7, Block 30 of North Sacramento Heights	\$ 1,000.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
53	251-253-15	Lot 6, Block 30 of North Sacramento Heights	\$ 1,000.00
54	251-253-16	Lot 5, Block 30 of North Sacramento Heights	\$ 1,000.00
55	251-253-17	Lot 4, Block 30 of North Sacramento Heights	\$ 1,000.00
56	251-253-05	Lot 16, Block 30 of North Sacramento Heights	\$ 1,000.00
57	251-253-06	Lot 15, Block 30 of North Sacramento Heights	\$ 1,000.00
58	251-253-07	Lot 14, Block 30 of North Sacramento Heights	\$ 1,000.00
59	251-253-10	Lot 11, Block 30 of North Sacramento Heights	\$ 1,000.00
60	251-253-09	Lot 12, Block 30 of North Sacramento Heights	\$ 1,000.00
61	251-253-08	Lot 13, Block 30 of North Sacramento Heights	\$ 1,550.00
62	251-254-16	Lots 3 and 4, Block 32 of North Sacramento Heights	\$ 2,000.00
63	251-254-18	Lot 6 and the West 1/2 of Lot 7 and the West 65 feet of Lot 5, Block 32 of North Sacramento Heights	\$ 2,544.16

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
64	251-254-17	The East 75 feet of Lot 5, the East 1/2 of Lot 7 and Lot 8, Block 32 of North Sacramento Heights	\$ 1,875.00
65	251-154-10	A portion of Lots 9, 10 and 12, Block 32 of North Sacramento Heights, described as follows: Beginning at the most Southerly corner of said Lot 9; thence along the West line of Lots 9 and 12 a distance of 160 feet; thence East parallel with the South line of Lot 12, a distance of 50 feet; thence South parallel to the West line of Lot 9 to a point in the Southerly line of Lot 10, being also the Northerly line of Rivera Drive; thence Southwesterly along the last mentioned lines to the point of beginning.	\$ 1,250.00
66	251-254-09	A portion of Lots 10, 11 and 12, Block 32 of North Sacramento Heights, described as follows: Beginning at the most Southerly corner of Lot 9; thence along the West line of said Lots 9 and 12 a distance of 160 feet; thence East parallel to the South line of said Lot 12, a distance of 50 feet to the true point of beginning; thence East parallel with the South line of Lot 12, a distance of 50 feet; thence South parallel with the West line of Lot 9 to a point in the Southerly line of Lot 11, being also the North line of Rivera Drive; thence Southwesterly along said last mentioned lines to the intersection of a line drawn South from the true point of beginning and parallel to the West line of said Lot 9; thence North to the true point of beginning.	\$ 1,250.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
67	251-254-08	That portion of Lots 11 and 12, Block 32 of North Sacramento Heights, described as follows: Beginning at a point in said Lot 12, located North 7.8 feet and North 80° 06' 30" East 100 feet from the Southwest corner of said Lot 12; thence, from said point of beginning South 4° 39' 30" East 130 feet to the South line of Lot 11; thence, along Rivera Drive on a curve to the left the chord of which bears North 63° 51' 30" East 60.58 feet; thence, North 8° 00' 30" West 112.57 feet; thence, South 80° 06' 30" West 50.00 feet to the point of beginning.	\$ 1,250.00
68	251-311-50	All that portion of Lots 17 and 18, Block 31 of North Sacramento Heights lying West of the following described line: Beginning at a point on the North line of said Lot 17 located Westerly 10 feet from the Northeast corner of said Lot 17; thence Southeasterly in a direct line to a point on the South line of said Lot 18 located 10 feet Easterly from the Southwest corner of said Lot 18. EXCEPTING THEREFROM All that portion lying Southerly of the following described line: Beginning at a point on the West line of said Lot 17 which point lies South 99.62 feet from the Northwest corner of said Lot 17; thence leaving said West line, Easterly 41.33 feet to a point in the Easterly line of the above described parcel from which the Northeast corner of said Lot 17 bears North 05° 06' 49" West 103.40 feet and Easterly 10.00 feet.	\$ 750.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
69	251-311-49	All that portion of Lots 15 and 16, Block 31 of North Sacramento Heights, which lies North of the of the following described line: Beginning at a point on the East line of said Lot 16, said point being located South 101.00 feet measured along said line from the Northeast corner thereof; thence leaving said line and along the Southerly line of said parcel, the following four courses: (1) South 71° 39' 00" West 12.12 feet; (2) South 9.00 feet; (3) West 14.00 feet; and (4) South 71° 39' 00" West 57.42 feet to the West line of said Lot 15.	\$ 2,000.00
70	251-311-48	Lots 13 and 14, Block 31 of North Sacramento Heights. EXCEPTING THEREFROM the West 29.62 feet of said Lot 13. ALSO EXCEPTING THEREFROM all that portion which lies South of the line described as follows: Beginning at a point on the East line of said Lot 14, said point being located South 93.00 feet measured along said East line from the Northeast corner thereof; thence, in a direct line, Southwesterly to a point on the East line of the West 29.62 feet of said Lot 13, located South 86.00 feet measured along said last named East line from the Northeast corner of said West 29.62 feet of said Lot 13.	\$ 1,259.50
71	251-311-47	All those portions of the East 20.76 feet of Lot 12 and the West 29.62 feet of Lot 13, Block 31 of North Sacramento Heights, lying Northerly of the following described line: Beginning at a point on the West line of the East 20.76 feet of said Lot 12 located South 87.00 feet from the Northwest corner of said East 20.76 feet; thence Northeasterly in a straight line to a	\$ 1,259.50



ASSESS- MENT NO. (Contd.)	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
		point on the East line of the West 29.62 feet of said Lot 13, located South 86.00 feet from the Northeast corner of the West 29.62 feet of said Lot 13.	
72	251-311-55 and 46	The East 37.57 feet of Lot 11 and the West 19.24 feet of Lot 12, Block 31 of North Sacramento Heights, lying North of a line described in the Deed to Sacramento and San Joaquin Drainage District, a public agency, Book 2669, Official Records, Page 35, which line is described as follows: Beginning at a point located on the west line of Lot 10 which point lies South 00° 18' 30" East 104.00 feet from the Northwest corner of said Lot 10; thence leaving said West line of Lot 10 North 59° 29' 00" East 46.30 feet to a point located on the West line of said Lot 11; thence leaving said West line of said Lot 11, North 69° 41' 30" East 42.57 feet to a point located on the West line of said Lot 12; thence along said West line of said Lot 12 North 00° 18' 30" West 8.00 feet to a point; thence leaving said West line of said Lot 12 North 61° 41' 30" East 21.79 feet to a point located on the East line of said West 19.24 feet of Lot 12, which point lies South 00° 18' 30" East 87.00 feet from the Northeast corner of said West 19.24 feet of Lot 12.	\$ 1,420.25
73	251-311-60	Lot 10 and the West 5 feet of Lot 11, Block 31 of North Sacramento Heights, lying North of a line described in the Deed to Sacramento and San Joaquin Drainage District, a public agency, in Book 2669 of Official Records, page 35, which line is described as follows:	\$ 1,125.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
(Contd.)		Beginning at a point located on the West line of said Lot 10, which point lies South 00° 18' 30" East 104.00 feet from the Northwest corner of said Lot 10; thence leaving said West line of Lot 10, North 59° 29' 00" East 46.30 feet to a point located on the West line of said Lot 11; thence leaving said West line of said Lot 11, North 69° 41' 30" East 42.57 feet to a point located on the West line of said Lot 12.	
74	251-311-43	Lot 9, Block 31 of North Sacramento Heights. EXCEPTING THEREFROM all that portion of Lot 9 lying Southerly from the following described line: Beginning at a point located on the West line of said Lot 9, which point lies South 121.00 feet from the Northwest corner of said Lot 9; thence Northeasterly in a straight line over and across said Lot 9 to a point located on the East line of said Lot 9, which point lies South 104.00 feet from the Northeast corner of said Lot 9.	\$ 1,000.00
75	251-311-42	All those portions of Lot 8 and the East 20 feet of Lot 7, Block 31 of North Sacramento Heights, described as follows: All those portions of said Lot 8 and said East 20 feet of said Lot 7 which lie Northerly from the following described line: Beginning at a point located on the West line of said East 20 feet of said Lot 7 which point lies South 139.00 feet from the Northwest corner of said East 20 feet of said Lot 7; thence Northeasterly over and across said East 20 feet of said Lot 7 and over and across said Lot 8 in a straight line to a point located on the East line of said Lot 8 which point lies South 121.00 feet from the Northeast corner of said Lot 8.	\$ 1,500.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
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76	251-311-53	<u>PARCEL NO. 1</u>	\$ 1,125.00
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All that portion of Lot 7, Block 31 of North Sacramento Heights, described as follows: Beginning at the Northwest corner of said Lot 7, said Northwest corner being on the South line of Rivera Drive; thence from said point of beginning, along the West line of said Lot 7, South 139.00 feet to the North line of the property described in Deed, Book 2666 of Official Records, page 208, to Sacramento and San Joaquin Drainage District; thence along the North line, East 20.00 feet, more or less, to a point equi-distant between the East and West lines of said Lot 7; thence North along a line equi-distant between the said East and West lines of said Lot 7, 139.00 feet, more or less, to the North line of said Lot 7; thence, along the North line, West 20.00 feet, more or less, to the true point of beginning.

PARCEL NO. 2

All that portion of Lot 6, Block 31 of North Sacramento Heights, described as follows: Beginning at the Northeast corner of said Lot 6, said Northeast corner being on the South line of Rivera Drive; thence from said point of beginning, along the East line of said Lot 6, South 139.99 feet to the North line of the property described in Deed, Book 2666 of Official Records, page 208, to Sacramento and San Joaquin Drainage District; thence, along the North line of said Sacramento and San Joaquin Drainage District property West 25.00 feet; thence parallel with the East line of said Lot 6 North to the North line of said Lot 6; thence along the North line, East 25.00 feet, more or less, to the point of beginning.

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
77	251-311-56	<p>Lot 5 and the West 20 feet of Lot 6, Block 31 of North Sacramento Heights. EXCEPTING THEREFROM all those portions thereof lying Southerly of the following described line: Beginning at a point located on the West line of said Lot 4, which point lies South 127.00 feet from the Northwest corner of said Lot 4; thence Southeasterly in a straight line over and across said Lot 4 to a point located on the West line of said Lot 5, which point lies South 135.00 feet from the Northwest corner of said Lot 5; thence Southeasterly in a straight line over and across said Lot 5 to a point located on the West line of said Lot 6, which point lies South 139.00 feet from the Northwest corner of said Lot 6; thence Northeasterly in a straight line over and across said Lot 6 and said West 1/2 of Lot 7 to a point located on the East line of said West 1/2 of Lot 7, which point lies South 139.00 feet from the Northeast corner of said West 1/2 of Lot 7.</p>	\$ 1,500.00
78	251-311-57	<p>Lot 4, Block 31 of North Sacramento Heights. EXCEPTING THEREFROM all that portion lying Southerly of the following described line: Beginning at a point located on the West line of said Lot 4, which point lies South 127.00 feet from the Northwest corner of said Lot 4; thence Southeasterly in a straight line over and across said Lot 4, to a point located on the East line of said Lot 4, which point lies South 135.00 feet from the Northeast corner of said Lot 4.</p>	\$ 1,000.00

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
79	251-311-37	Lot 3, Block 31 of North Sacramento Heights. EXCEPTING THEREFROM the following: All that portion of said Lot 3 lying Southerly from the following described line: Beginning at a point on the West line of Lot 3, which lies South 118 feet from the Northwest corner of said Lot 3; thence Southeasterly in a straight line over and across Lot 3 to a point on the East line of Lot 3, which point lies South 127 feet from the Northeast corner of Lot 3.	\$ 1,000.00
80	251-311-36	Lot 2, Block 31 of North Sacramento Heights. EXCEPTING THEREFROM the following: All that portion of said Lot 2 lying Southerly from the following described line: Beginning at a point located on the West line of Lot 2, which lies South 109.00 feet from the Northwest corner of said Lot 2; thence Southeasterly in a straight line over and across said Lot 2 to a point on the East line of Lot 2, which point lies South 118.00 feet from the Northeast corner of Lot 2.	\$ 1,000.00
81	251-311-35	Lot 1, Block 31 of North Sacramento Heights. EXCEPTING THEREFROM all that portion which lies South of the following described line: Beginning at a point on the East line of said Lot 1, said point being located South 109.00 feet from the Northeast corner; thence Northwesterly to a point on the West line of said Lot 1, located South 103.0 feet from the Northwest corner of said Lot 1.	\$ 1,566.50

ASSESS- MENT NO.	PARCEL NO.	DESCRIPTION	AMOUNT ASSESSED
82	251-301-39	All those portions of Lots 14 and 15, Block 28 of North Sacramento Heights, lying Northerly of a line described as follows: Beginning at a point in the West line of said Lot 14, located Southerly 79 feet from the Northwest corner of said Lot 14; thence in a Southeasterly direction to a point in the East line of said Lot 15 located Southerly 85 feet from the Northeast corner of said Lot 15.	\$ 2,467.50
83	251-301-08	Lot 13, Block 28 of North Sacramento Heights. EXCEPTING THEREFROM All that portion of said Lot 13 lying Southerly from the following described line: Beginning at a point located on the West line of said Lot 13, which point lies South 77.00 feet from the Northwest corner of said Lot 13; thence Easterly in a straight line to a point located on the East line of said Lot 13, which point lies South 79.00 feet from the Northwest corner of said Lot 13.	\$ 1,000.00

ESTIMATED AMOUNT TO BE ASSESSED  
AGAINST LANDS IN THE DISTRICT

\$129,319.04

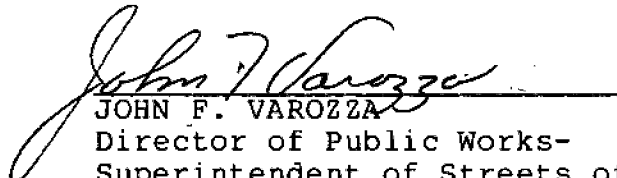
IN THE FOREGOING, the subdivision of land referred to is more particularly described as follows:

Plat of North Sacramento Heights, according to the official plat thereof, filed in the office of the Recorder of Sacramento County in Book 12 of Maps, Map No. 22;

Parcel Map Portion of Lots 20, 21 and 22, Block 29 North Sacramento Heights, filed in the office of the Recorder of Sacramento County in Book 11 of Maps, Map No. 19.

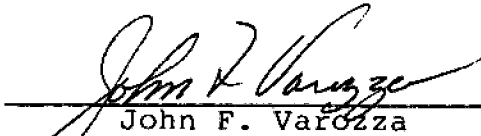
HEREIN the sign ° means "degrees", the sign ' means "minutes", the sign " means "seconds" when used in the designation of the bearing of a line and is used to designate that which is written immediately above the columnar listing of the subdivision named; the sign \$ means "dollars" and the abbreviation No. means "number".

SIGNED AT SAID CITY OF SACRAMENTO, STATE OF CALIFORNIA, THIS  
17TH DAY OF APRIL, 1984.

  
JOHN F. VAROZZA  
Director of Public Works-  
Superintendent of Streets of  
the City of Sacramento, California

CERTIFICATE  
OF  
DIRECTOR OF PUBLIC WORKS - SUPERINTENDENT OF STREETS

I certify that the foregoing Assessment contains all of  
the changes that the City Council of the City of Sacramento,  
California, ordered by its Resolution for Improvement  
Proceeding No. 5352, DEL PASO HEIGHTS ASSESSMENT DISTRICT  
NO. 6A, adopted May 22nd, 1984.



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John F. Varozza  
Director of Public Works-Superintendent of Streets  
City of Sacramento, California



CERTIFICATE  
RE:  
CITY COUNCIL'S ACTION ON REPORT  
AND  
AUTHENTICATION  
OF  
ASSESSMENT AND DIAGRAM

(Certificate For Report)

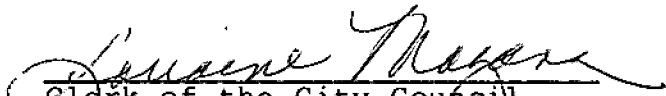
I, LORRAINE MAGANA, Clerk of the City Council of the City of Sacramento, California, do certify hereby that on April 17th, 1984, the Director of Public Works-Superintendent of Streets of this City, acting at the direction of the said City Council, which said direction was contained in said Council's Resolution of Intention for Improvement Proceeding No. 5352, DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A, adopted April 17th, 1984, filed a Report in my office pursuant to the provisions of the Municipal Improvement Act of 1913, and that said Report contained the Assessment and Diagram to which this Certificate is affixed.

I further certify that on May 22nd, 1984, the said City Council adopted its Resolution for Improvement Proceeding No. 5352, DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A, and thereby approved said Report, and confirmed and approved said Assessment and Diagram with the modifications in said Report and in said Assessment, which said Council therein ordered to be made.

(Certificate For Assessment and Diagram)

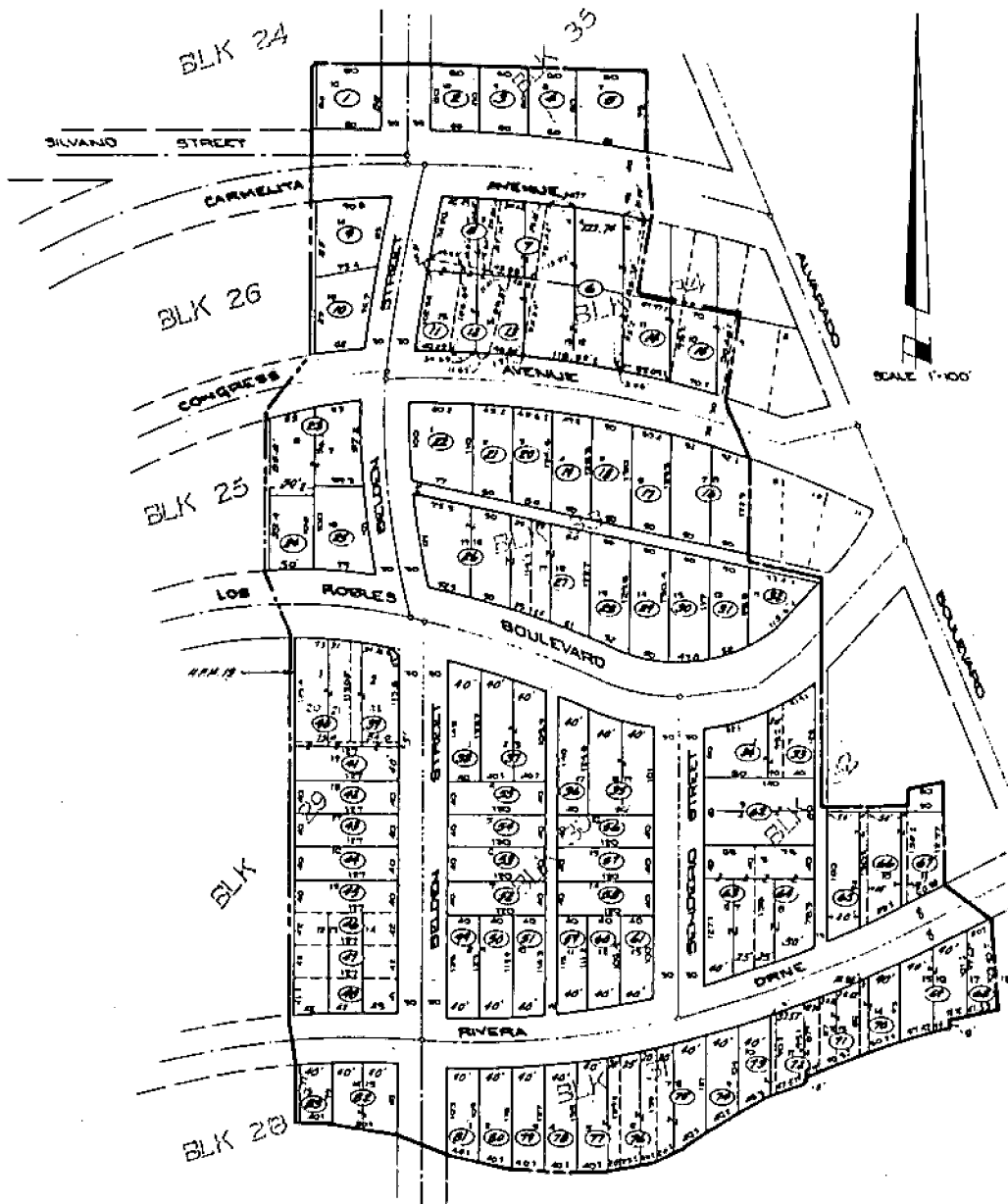
I further certify that the Assessment and the Diagram to which this Certificate is affixed is the same Assessment and Diagram that the Director of Public Works-Superintendent of Streets filed in my office as aforesaid, and I certify that the Assessment contains all of the modifications and revisions in it that the said Council ordered to be made in it by its said Resolution confirming said Assessment.

Dated: May 23rd, 1984

  
Clerk of the City Council  
City of Sacramento, California

# DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A

CITY OF SACRAMENTO, CALIFORNIA  
SCALE 1"=100'  
SHEET 1 OF 1



**LEGEND**

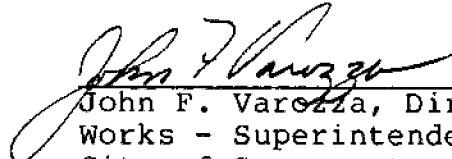
- BOUNDARY OF ASSESSMENT DISTRICT —————
- ASSESSMENT DISTRICT PARCEL NUMBER ○
- SUBDIVISION LOT NUMBER (NORTH SACRAMENTO HEIGHTS) .....
- SUBDIVISION BLOCK NUMBER (NORTH SACRAMENTO HEIGHTS) ... BLK 20

RECORDING STATEMENT  
OF  
DIRECTOR OF PUBLIC WORKS-SUPERINTENDENT OF STREETS

I, JOHN F. VAROZZA, Director of Public Works-Superintendent of Streets of the City of Sacramento, California, acting pursuant to Section 10,401 of the Streets and Highways Code of the State of California, do hereby declare that the foregoing Assessment and Diagram for

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

was recorded in my office on May 23rd, 1984, in Street Assessment Book No. 27, at Pages \_\_\_\_\_ to \_\_\_\_\_, inclusive.

  
\_\_\_\_\_  
John F. Varozza, Director of Public  
Works - Superintendent of Streets  
City of Sacramento, California

# RESOLUTION NO. 84-422

Adopted by The Sacramento City Council on date of

MAY 22, 1984

ESTABLISHING  
FORECLOSURE COVENANT  
FOR THE BONDS TO BE ISSUED  
UNDER THE PROVISIONS OF THE  
IMPROVEMENT BOND ACT OF 1915  
FOR

APPROVED  
BY THE CITY COUNCIL

MAY 22 1984

OFFICE OF THE  
CITY CLERK

DEL PASO HEIGHTS  
ASSESSMENT DISTRICT NO. 6A

WHEREAS, this Council did, on April 17th, 1984, adopt its Resolution No. 84-323, Resolution of Intention, and did thereby commence improvement proceedings for doing and constructing public improvement work for a proposed DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A, and

WHEREAS, in the course of said proceedings, this Council will cause Improvement Bonds to be issued and sold, which bonds shall conform to the provisions of the Improvement Bond Act of 1915, and

WHEREAS, this Council desires that the holders of said bonds shall have the benefit of a foreclosure covenant that this Council can lawfully make for the benefit of said bondholders under the terms of Streets and Highways Code Section 8830, a Section of the Improvement Bond Act of 1915.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SACRAMENTO, COUNTY OF SACRAMENTO, STATE OF CALIFORNIA, AS FOLLOWS:

1. That each of the above recitals to this Resolution is true.

2. That the City of Sacramento hereby covenants for the benefit of the holders of the Improvement Bonds to be issued under the provisions of the Improvement Bond Act of 1915 for the DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A to commence legal action to foreclose the lien of any delinquent assessment levied on land located in said DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A on or before 125 days from the date of delinquency and to diligently prosecute to completion each such action and to cause the land subject to such assessment to be sold and the proceeds of sale that are allocated to the delinquent assessment installment or installments, as the case may be, to be deposited in the Bond Redemption Fund for DEL PASO HEIGHTS ASSESSMENT DISTRICT NO. 6A.

PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF SACRAMENTO, COUNTY OF SACRAMENTO, STATE OF CALIFORNIA, THIS 22ND DAY OF MAY 1984.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

COMPLIMENTS OF  
CONGRESSMAN VIC FAZIO

I

98TH CONGRESS  
2D SESSION

**H.R. 5388**

To provide a right of first refusal for metropolitan areas before a professional sports team is relocated, and for other purposes.

---

IN THE HOUSE OF REPRESENTATIVES

APRIL 5, 1984

Mr. STARK introduced the following bill; which was read twice and referred to the Committee on Energy and Commerce

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**A BILL**

To provide a right of first refusal for metropolitan areas before a professional sports team is relocated, and for other purposes.

1 *Be it enacted by the Senate and House of Representa-*  
2 *tives of the United States of America in Congress assembled,*  
3 That this Act may be cited as the "Professional Sports Team  
4 Community Protection Act".

FINDINGS AND POLICY

5  
6 SEC. 2. (a) The Congress finds that—

7 (1) professional sports teams achieve a strong  
8 local identity with the people of the city and region in  
9 which they are located, and provide a source of pride  
10 and entertainment to their supporters;

1 (2) professional sports teams are invested with a  
2 strong public interest;

3 (3) the public, through a municipal stadium au-  
4 thority (which is typically a city or county agency or a  
5 municipal corporation), generally authorizes capital  
6 construction bonds to finance the construction of the  
7 stadium in which a professional sports team plays;

8 (4) normally, the lease or use agreement between  
9 the municipal stadium authority and the professional  
10 sports team sets rent to defray only the operating costs  
11 of the stadium, and does not reimburse the public for  
12 the costs of constructing the stadium; and

13 (5) despite the close association with and support  
14 from the people in the city and region where they play,  
15 professional sports teams may be enticed from time to  
16 time to relocate to new geographical locations without  
17 regard to important interests and considerations which  
18 may be thought to be inconsistent with immediate fi-  
19 nancial gain for the owners of such teams.

20 (b) It is the policy of the Congress in this Act to discour-  
21 age relocation of any professional sports team which is re-  
22 ceiving adequate support from people in the city and region  
23 where such team plays, unless such relocation is necessary to  
24 prevent severe financial hardship.

1 (5) "stadium" means the physical facility within  
2 which a professional sports team regularly plays;

3 (6) "territorial agreement" means any agreement,  
4 contract, rule, course of conduct or other activity by,  
5 or between or among, persons owning or conducting,  
6 or engaging or participating in, any professional sports  
7 team which relates to the right of a team to operate  
8 within a specific territory; and

9 (7) "territory" means the geographic area within  
10 which a professional sports team has agreed to operate.

11 **GROUND FOR RELOCATION**

12 **SEC. 5.** (a) Except for those cases specified in section  
13 7(i) of this Act, a person or league may change the territory  
14 or metropolitan location of any professional sports team only  
15 in accordance with subsection (b)(1) of this section and only if  
16 the appropriate grounds for relocation specified in subsection  
17 (b) of this section is met.

18 (b)(1) The grounds for relocation specified in para-  
19 graph (2)(A) or (B) of this subsection must be met in  
20 any case where a person other than the professional  
21 sports team seeking relocation owns the stadium in  
22 which the team plays. The grounds for relocation spec-  
23 ified in paragraph (2)(B) of this subsection must be met  
24 in any case where the professional sports team seeking  
25 relocation owns the stadium in which the team plays.



(2) As specified in paragraph (1) of this subsection, the following are grounds for relocation of any professional sports team under this Act:

(A) The stadium is manifestly inadequate for the purposes of properly and competitively operating the team; the stadium authority demonstrates no intent to remedy the deficiencies of such stadium within a reasonable period of time; and other sports facilities in the same territory or metropolitan location have not been made available by appropriate governmental authorities for use by the professional sports team.

(B) The professional sports team has incurred net operating losses, exclusive of deductions for depreciation and amortization, to an extent that poses significant danger to the continued existence of the team; and the team, for not less than the most recent three consecutive years, has had attendance records in the relevant league's lowest quarter of attendance records, unless the team's attendance records are equal to or greater than 75 per centum of the capacity of the stadium in the case of football, 50 per centum of the capacity of the stadium in the case of basketball, or 35 per centum of the capacity of the stadium in the case of baseball.

1 (c) The provisions of this section shall apply to any pro-  
2 fessional sports team, notwithstanding any filing by such  
3 team of a petition for relief pursuant to chapter 11 of title 11,  
4 United States Code. The judge presiding over a proceeding  
5 involving any such petition shall perform the functions of the  
6 Board specified in section 7 of this Act, except that the judge  
7 may, by order, shorten the time periods specified in such sec-  
8 tion if the judge determines that such action is necessary or  
9 desirable and if such action is consistent with the provisions  
10 of this Act and title 11, United States Code.

11 NOTICE OF RELOCATION OR OFFER OF SALE

12 SEC. 6. (a)(1) Any person wishing to relocate a profes-  
13 sional sports team to a territory or metropolitan location  
14 other than the territory or location in which it is then playing  
15 shall furnish notice of intent to relocate the team at least  
16 eight months before the proposed date for such relocation.

17 (2) Such notice shall be furnished to the relevant league  
18 and to the municipality where the team plays. Such notice  
19 shall—

20 (A) be in writing;

21 (B) be delivered through certified mail or be per-  
22 sonally delivered; and

23 (C) contain a statement of intention to relocate,  
24 the new location, reasons for the relocation, documen-  
25 tation supporting the appropriate ground for relocation

1 pursuant to section 5(b) of this Act, and the date on  
2 which the relocation is scheduled to occur.

3 (b)(1) When any owner of a professional sports team  
4 receives a bona fide offer to purchase such team, and the  
5 acceptance of such offer could result in the relocation of such  
6 team, the owner shall; either before accepting such offer or as  
7 a condition of accepting such offer, provide notice of offer of  
8 sale and intent to sell the team at least eight months before  
9 the date of any sale.

10 (2) Such notice shall be furnished to the relevant league  
11 and to the municipality where the team plays. Such notice  
12 shall—

13 (A) be in writing;

14 (B) be delivered through certified mail or be per-  
15 sonally delivered;

16 (C) contain a statement that, but for the terms of  
17 this Act, the owner would at that time accept such  
18 offer;

19 (D) contain a statement of intent to sell, any po-  
20 tential location or locations for relocation of the team  
21 (if the owner knows of such location), any documenta-  
22 tion available to the owner supporting the appropriate  
23 ground for any such relocation pursuant to section 5(b)  
24 of this Act or a statement that the owner believes that  
25 no objection to the relocation of such team will be re-

1 received from any governmental entity or that no offer  
2 for sale will be made which is greater to or equal in  
3 value than the offer which has been received; the date  
4 on which the sale of the team is scheduled to occur,  
5 and any estimated date for relocation once the sale of  
6 the team has occurred, (if the owner is aware of such  
7 date); and

8 (E) contain all terms and conditions of such offer,  
9 including a written copy of such offer, signed by the  
10 maker of such offer.

11 (c) Any person wishing to relocate a professional sports  
12 team to a territory other than the territory in which it is then  
13 playing or any person negotiating for the sale of such a team  
14 which could result in the relocation of the team shall, for a  
15 reasonable period of time, offer the team for sale at fair  
16 market value to other persons who would continue to locate  
17 such team in the metropolitan area in which it plays. If any  
18 person submits an offer of sale which would ensure that the  
19 team would remain in the metropolitan area in which it  
20 plays, notice regarding such sale shall be provided to the  
21 Board, together with the information specified in subsection  
22 (b)(2) of this section.

23 (d) Any person identified in subsection (c) of this section  
24 shall, upon request of the league or the appropriate municipi-  
25 pality, provide access to all relevant financial records neces-

1 sary to support or refute the grounds for any such relocation,  
2 pursuant to section 5(b) of this Act.

3 ~~SECTION~~ ARBITRATION BOARD

4 SEC. 7. (a) There shall from time to time be established  
5 a Professional Sports Team Relocation Arbitration Board to  
6 carry out the activities of this section. The Board shall be  
7 composed of three members, who shall be appointed as fol-  
8 lows:

9 (1) One member shall be appointed by the current  
10 owner of the professional sports team involved in a pe-  
11 tition for relocation or offer of sale.

12 (2) One member shall be appointed by the govern-  
13 mental authority that regulates the operation of the  
14 stadium in which the professional sports team plays.

15 (3) One member shall be appointed by the Secre-  
16 tary of Commerce.

17 (b) The Board shall be appointed within thirty days after  
18 notice is delivered pursuant to section 6(a)(1) or (b)(2) of this  
19 Act. The members shall select a chairman from among its  
20 members. Any member of the Board who is not an officer or  
21 employee of the Federal Government shall be entitled to re-  
22 ceive compensation at a rate not to exceed the daily equiva-  
23 lent of the annual rate of basic pay in effect for grade GS-18  
24 of the General Schedule under section 5332 of title 5, United  
25 States Code, for each day (including traveltime) during which

1 the member is engaged in the actual performance of the  
2 duties of the Board. No individual who has (or as a result of  
3 sale or relocation, might have) a financial or other pecuniary  
4 interest in any professional sports team which engages in the  
5 same sport as the professional sports team involved in a peti-  
6 tion for relocation or offer for sale may serve on the Board.

7 (c) All notices of relocation or offers of sale regarding  
8 the involved professional sports teams shall be referred to the  
9 Board. Within six months after the establishment of the  
10 Board, the Board shall conduct a formal hearing on the  
11 record to consider all such notices of relocation or offers of  
12 sale.

13 (d) The Board shall, within seven months after the es-  
14 tablishment of the Board, determine if any such offers of sale  
15 would ensure that the team would remain in the metropolitan  
16 area in which it plays, and are equal to or greater in value  
17 than the value of the relocation of the involved professional  
18 sports team. The Board shall, to the extent provided in ad-  
19 vance by appropriation Acts, contract with an independent  
20 actuary for all such valuations. In making any such valua-  
21 tion, projected revenues arising out of the broadcasting of any  
22 game engaged in or conducted by each team in either its  
23 current or future territory shall not be considered, unless  
24 such team meets the grounds for relocation specified in sec-  
25 tion 5(b)(2)(B) of this Act.

1 (e) The Board shall determine whether the involved pro-  
2 fessional sports team meets any of the grounds for relocation  
3 specified in section 5(b) of this Act, as appropriate.

4 (f) The Board may not approve any offer for sale or  
5 notice of relocation which would result in the involved profes-  
6 sional sports team no longer playing in the metropolitan area  
7 where it plays if an offer of greater or equal value is received  
8 which would continue to locate such team in such area.

9 (g) If the Board determines that—

10 (1) any offer for sale or notice for relocation which  
11 has been received regarding the involved professional  
12 sports team equals or exceeds the value of the original  
13 offer or petition for relocation; or

14 (2) none of the grounds for relocation specified in  
15 section 5(b), as appropriate, is met.

16 the owner of such team may not sell or relocate such team  
17 without a written commitment, enforceable through specific  
18 performance, from any purchaser to continue to locate such  
19 team in the metropolitan area in which it plays. The Board  
20 shall have no jurisdiction with respect to any other terms of  
21 the sale of such team, including the selection of the  
22 purchaser.

23 (h) All determinations of the Board shall be final and  
24 binding on all parties involved in such arbitration.

1 (i) The provisions of this section shall not apply to any  
 2 notice for relocation or offer of sale regarding any profes-  
 3 sional sports team if, within six months after the establish-  
 4 ment of the Board—

5 (1) the Board has not received any offer to pur-  
 6 chase such team which would ensure that the team  
 7 would remain in the metropolitan area in which it  
 8 plays; and

9 (2) the Board has not received any objection to  
 10 the relocation of such team from any appropriate gov-  
 11 ernmental entity.

12 (j) The Board shall not carry out the provisions of this  
 13 section in any situation in which a judge is performing the  
 14 functions of the Board, as specified in section 5(c) of this Act.

#### 15 CIVIL ACTIONS

16 SEC. 8. Any governmental entity in a metropolitan area  
 17 from which a professional sports team relocates may bring a  
 18 civil action in any appropriate United States district court for  
 19 damages and relief, including injunctive relief, on the grounds  
 20 that such relocation did not comply with the provisions of this  
 21 Act, including the grounds that any owner or other party did  
 22 not comply with the arbitration procedure or decision pursu-  
 23 ant to section 7 of this Act.



## 1                    AUTHORIZATION OF APPROPRIATIONS

2            SEC. 9. There are authorized to be appropriated to the  
3 Secretary of Commerce, for purposes of section 7 of this Act,  
4 such sums as may be necessary for fiscal year 1985. Such  
5 sums shall remain available until expended.

## 6                    APPLICABILITY

7            SEC. 10. The provisions of this Act shall generally  
8 apply to any proposed relocation or sale of any professional  
9 sports team which occurs or is intended to occur after Janu-  
10 ary 1, 1984. In addition, this Act shall apply to any reloca-  
11 tion or sale of a professional sports team which is the subject  
12 of an eminent domain action or in which eminent domain  
13 action has been filed and a final determination against the  
14 right to acquire the professional sports team has not been  
15 made.

○