

CITY OF SAN ANTONIO
Neighborhood Action Department
Interdepartmental Correspondence Sheet

TO: Mayor and City Council

THRU: Terry M. Brechtel, City Manager

FROM: David D. Garza, Neighborhood Action Director

COPIES: Jelynn LeBlanc Burley, Assistant City Manager; File

SUBJECT: DISCLAIMING ANY INTEREST IN CERTAIN REAL PROPERTY
INADVERTENTLY DEEDED TO THE CITY OF SAN ANTONIO BY THE
SAN ANTONIO HOUSING AUTHORITY

DATE: May 15, 2003

SUMMARY AND RECOMMENDATION

This ordinance would disclaim an interest in the properties legally described as NCB 2461, Block 3 (approximately 2.357 acres) and NCB 2463 Block 1 and NCB 2465 Block 3 (approximately 2.693 acres) as erroneously recorded by the San Antonio Housing Authority (SAHA) to the City of San Antonio in the Bexar County Official Public Records of Real Property. The street addresses are 1000 Colima, 1000 Vera Cruz and 1114 S. Brazos Streets and are indicated on the attached map.

BACKGROUND

During the summer of 2001, the City and the San Antonio Housing Authority discussed the conveyance of property formerly known as the Alazan Apache public housing project. The City had expressed an interest for housing development for this site in District 5 through the Affordable Showcase of Homes program.

During the due diligence process, the City commissioned an environmental assessment of the property. The report revealed some environmental concerns which staff discussed with SAHA officials. In November 2001, the San Antonio Housing Authority recorded deeds which purported to convey the above described tracts of property with the Bexar County Official Public Records of Real Property. The City did not accept the conveyance.

City staff informed SAHA that the City could not accept the property without a plan from SAHA for remediation of the environmental issues. SAHA did not respond to the letter sent by the City in July 2002. SAHA verbally indicated there were no funds to support any remediation for the site.

In January 2003, the City notified SAHA that the City would not accept title and that the official record should be corrected to reflect that fact. This ordinance will disclaim the City's interest in the property and direct City staff to take necessary actions to implement its purpose.

POLICY ANALYSIS

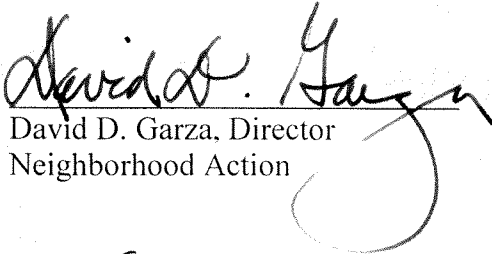
It is the City's policy to perform environmental reviews prior to the acquisition of property and not to accept property that fails to meet City standards.

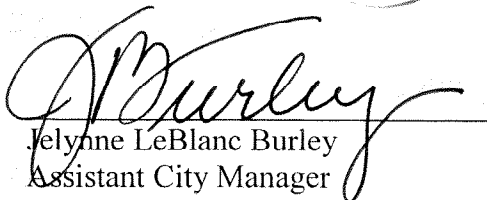
FINANCIAL IMPACT

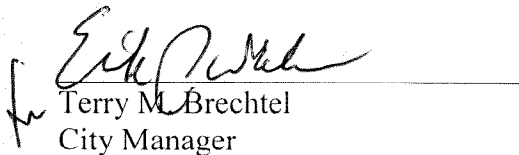
There is no financial impact with this ordinance.

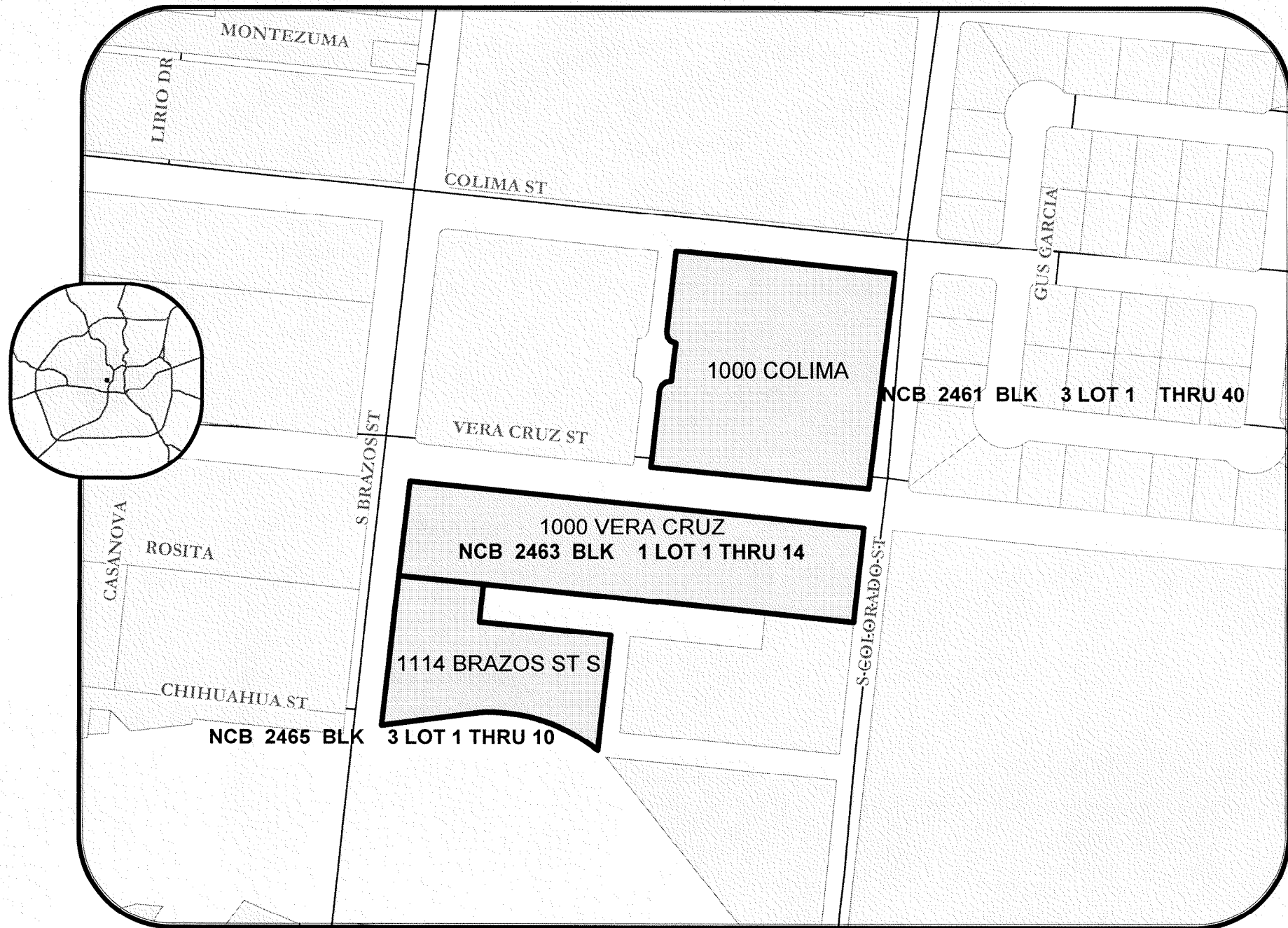
COORDINATION

This ordinance has been coordinated with the City Attorney's Office.


David D. Garza, Director
Neighborhood Action


Jelynn LeBlanc Burley
Assistant City Manager


Terry M. Brechtel
City Manager



This map was prepared for illustrative purposes only and the City of San Antonio does not guarantee the accuracy of its content.