

CITY OF FAIRFIELD
RESOLUTION NO. 2020-27

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FAIRFIELD AUTHORIZING
EXECUTION OF A PURCHASE AND SALE AGREEMENT WITH HOSPITALITY
MANAGEMENT AND APRR MANAGEMENT, LLC FOR THE TRANSFER OF TWO
INDIVIDUAL LOTS TOTALING ±2.43 ACRES OF LAND, COMMONLY REFERRED
TO AS 3365 NORTH TEXAS STREET, FAIRIFELD, CA**

WHEREAS, the City of Fairfield (the “City”) owns undeveloped land consisting of APN 0167-110-220 and APN 0167-110-140 (collectively the “Property”); and

WHEREAS, the City desires to sell the Property to Hospitality Management and APRR Managements, LLC (collectively the “Buyer”) for a hotel project on the terms and subject to the conditions in the form of the Purchase and Sale Agreement (the “PSA”), as attached hereto; and

WHEREAS, the Buyer will also pay approximately \$199,702.49 to the City as reimbursement for off-site improvements constructed by the City for the benefit of the Property and will be deposited into the Intergovernmental Loan Fund (the “Fund”); and

WHEREAS, the Buyer will also pay approximately \$166,075.18 to the owner of the adjacent property located at 3350 N Texas Street more commonly known as APN 0167-110-040 (the “Trusts”) as reimbursement for off-site improvements constructed by the Trusts for the benefit of the Property and will be deposited into escrow and the City will disburse to the Trusts; and

WHEREAS, the close of escrow for this transaction triggers the repayment of \$99,862 plus interest that is owed to the City as repayment for off-site improvements constructed by the City for the benefit of North Texas, LLC and will be deposited into the Fund; and

WHEREAS, the proceeds of the sale of this property will be deposited in the Intergovernmental Loan Fund (551-99-203) and used for economic development projects; and

WHEREAS, in accordance with Fairfield Municipal Code Section 2.25.1, the Community Development Director has determined that the disposition of property described in the PSA is consistent with the applicable general plan; and

WHEREAS, the City Council has determined that the project is Categorically Exempt from the requirements of the California Environmental Quality Act pursuant to CEQA Guidelines, Section 15332 (Infill Projects).

NOW, THEREFORE, THE COUNCIL OF THE CITY OF FAIRFIELD HEREBY RESOLVES:

Section 1. The City Manager is hereby authorized and directed to execute the PSA on behalf of the City of Fairfield, with such changes as deemed necessary by the City Manager.

Section 2. The City Manager is hereby authorized to do all things necessary and proper to implement the executed PSA.

PASSED AND ADOPTED this 18th day of February, 2020, by the following vote:

AYES: COUNCILMEMBERS: PRICE / BERTANI / MOY / TIMM / VACCARO

NOES: COUNCILMEMBERS: _____

ABSENT: COUNCILMEMBERS: _____

ABSTAIN: COUNCILMEMBERS: _____

MAYOR

ATTEST:

CITY CLERK