

**DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT
DIVISION OF HOUSING POLICY DEVELOPMENT**

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January 09, 2023

Manuel Pineda, Assistant City Manager
City of Santa Clara
1500 Warburton Avenue
Santa Clara, CA 95050

Dear Manuel Pineda:

RE: Written Comments Regarding the City of Santa Clara's Surplus Land Disposition Documentation for the Property at Loyaltan Ranch (APNs 147-040-002, 147-050-002, 147-050-003, 147-050-019, 147-050-020, 147-070-004, 147-070-005, 147-080-001, 147-080-003, 147-080-011, 147-080-014, 147-080-015, 016-070-012, 016-080-007, 016-080-008, 016-090-011, 016-090-059, 016-100-001, 016-100-004, 016-100-005, 016-100-006, 021-010-003, 021-010-006, 021-010-012, 021-010-013 and 021-020-001)

Thank you for submitting your surplus land documentation, on behalf of the City of Santa Clara (City), for review by the Department of Housing and Community Development (HCD). We received your complete documentation on December 23, 2022. This letter constitutes HCD's initial written comments pursuant to Government Code section 54230.5 of the Surplus Land Act (SLA), for the property located at APNs 147-040-002, 147-050-002, 147-050-003, 147-050-019, 147-050-020, 147-070-004, 147-070-005, 147-080-001, 147-080-003, 147-080-011, 147-080-014, 147-080-015, 016-070-012, 016-080-007, 016-080-008, 016-090-011, 016-090-059, 016-100-001, 016-100-004, 016-100-005, 016-100-006, 021-010-003, 021-010-006, 021-010-012, 021-010-013 and 021-020-001, including provisional permission to proceed with the sale or lease.

According to your letter and included documents, a conditional Resolution declaring the property to be surplus was issued on June 7, 2022 and Notices of Availability (NOA) were sent to all the required entities on June 22, 2022. During the required 60-day period, no affordable housing entity expressed interest in the properties. The City has also enclosed the appropriate draft affordability covenant, requiring 15 percent affordable housing, to be recorded against the property.

If the submitted documentation is complete and accurate, HCD determines that you have met all the requirements under the SLA for the purposes of disposing of the surplus land located at APNs 147-040-002, 147-050-002, 147-050-003, 147-050-019, 147-050-020, 147-070-004,

Manuel Pineda, Assistant City Manager

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147-070-005, 147-080-001, 147-080-003, 147-080-011, 147-080-014, 147-080-015, 016-070-012, 016-080-007, 016-080-008, 016-090-011, 016-090-059, 016-100-001, 016-100-004, 016-100-005, 016-100-006, 021-010-003, 021-010-006, 021-010-012, 021-010-013 and 021-020-001. The City is permitted to proceed with the sale or lease of the property.

The City or its representatives may send any questions to publiclands@hcd.ca.gov.

Sincerely,

A handwritten signature in black ink that reads "Laura Nunn". The signature is written in a cursive, flowing style.

Laura Nunn
Senior Manager, Housing Accountability Unit
Housing Policy Development