

**ALAMEDA UNIFIED SCHOOL DISTRICT**  
**Alameda, California**  
**Resolution**

August 10, 2021

Resolution No. 2021-2022.07

**Selecting Proposal to Purchase Former Maintenance Yard Property and Approving  
Purchase and Sale Agreement**

*WHEREAS*, the Alameda Unified School District (“District”) currently owns property located at 2615 Eagle Avenue, Alameda, CA 94501, APN 070-0161-055-02 (the “Property”). The Property has been used as the District’s Maintenance Yard for several decades. However, the Property is no longer suited for this purpose and maintenance services have been relocated to a different District site. The District appointed a surplus property advisory committee to review the property, and said committee found that the Property is not needed for District purposes. Thus, the District wishes to arrange for the sale of the Property;

*WHEREAS*, the District has received a waiver from the State Board of Education pursuant to Education Code sections 33050 through 33053, allowing the District to issue a Request for Proposals (“RFP”) for the sale of the Property;

*WHEREAS*, the property is, and has been declared by the District’s Board to be, “Exempt Surplus” as defined by Government Code section 54221(f);

*WHEREAS*, in response to the RFP issued by the District, the Housing Authority of the City of Alameda (“HACA”) submitted a proposal to purchase the Property;

*WHEREAS*, the proposal from Buyer is the only proposal the District has received for the Property, and said proposal is consistent with the fair market value of the Property;

*WHEREAS*, the District and HACA have negotiated a Purchase and Sale Agreement (the “Agreement”) which is being presented to the Board with this resolution;

*NOW, THEREFORE, BE IT RESOLVED* that:

1. the above recitals are true and correct, and are incorporated herein by reference;
2. the Board selects the proposal submitted by HACA, based on the fact that it is the only proposal received, and it is consistent with the fair market value of the Property. The Board reserves the right, if for any reason the anticipated transaction with HACA does not close, to select a different buyer, or discontinue pursuing the sale of the property;
3. the Board approves the Purchase Agreement in the form presented, subject to any changes needed to finalize the agreement as may be approved by staff and legal counsel.
4. the Board authorizes District staff to finalize and execute the Purchase Agreement, and to execute such documents and take such actions as necessary to complete the transaction.

*PASSED AND ADOPTED* by the following called vote this 10th day of August, 2021:

AYES: \_\_\_\_\_ MEMBERS: \_\_\_\_\_

NOES: \_\_\_\_\_ MEMBERS: \_\_\_\_\_

ABSENT: \_\_\_\_\_ MEMBERS: \_\_\_\_\_

\_\_\_\_\_  
Mialisa Bonta, President Board  
of Education  
Alameda Unified School District

ATTEST:

By: \_\_\_\_\_  
Pasquale Scuderi, Superintendent  
Secretary of the Board of Education  
Alameda Unified School District