

**Property Description****Address:** Civic Center

150 Hacienda Blvd., # 19 on Property List (B of A)  
220 Hacienda Blvd., # 20 on Property List (One West Bank)  
244 Hacienda Blvd., # 21 on Property List (vacant)  
242 Hacienda Blvd., # 50 on Property List (vacant)  
Parking and Common Areas, # 47 on Property List

**Size:** 11.33 acres**Date Purchased:** 1975, 1980 & February and August 2009**IUDA Purchase Price:** \$12,325,000**Estimated Current Value:** Office Buildings \$6 million @ \$213 SF, vacant land \$3.5 million @ \$30 SF Total \$9.5 million**Reason Acquired:** Part of the acquisition that included a new City Hall and surrounding uses**Plan and Zoning:** Institutional**Lease Revenue:** \$33,275 (Bank Leases)**Environmental:** Phase I**Potential for Transit-Oriented Development:** None**History of Development Proposals:** A proposal was being developed by the IUDA to sell a part of # 50 on the property list to the owner of the property at 255 Hacienda Blvd. for the construction of a new 20,000 square foot office building.**Staff Recommendation:** The staff recommends that the properties be combined for sale and made available through direct contact or through brokers. The portion of the property serving City Hall as parking would be turned over to the City as part of a sale.



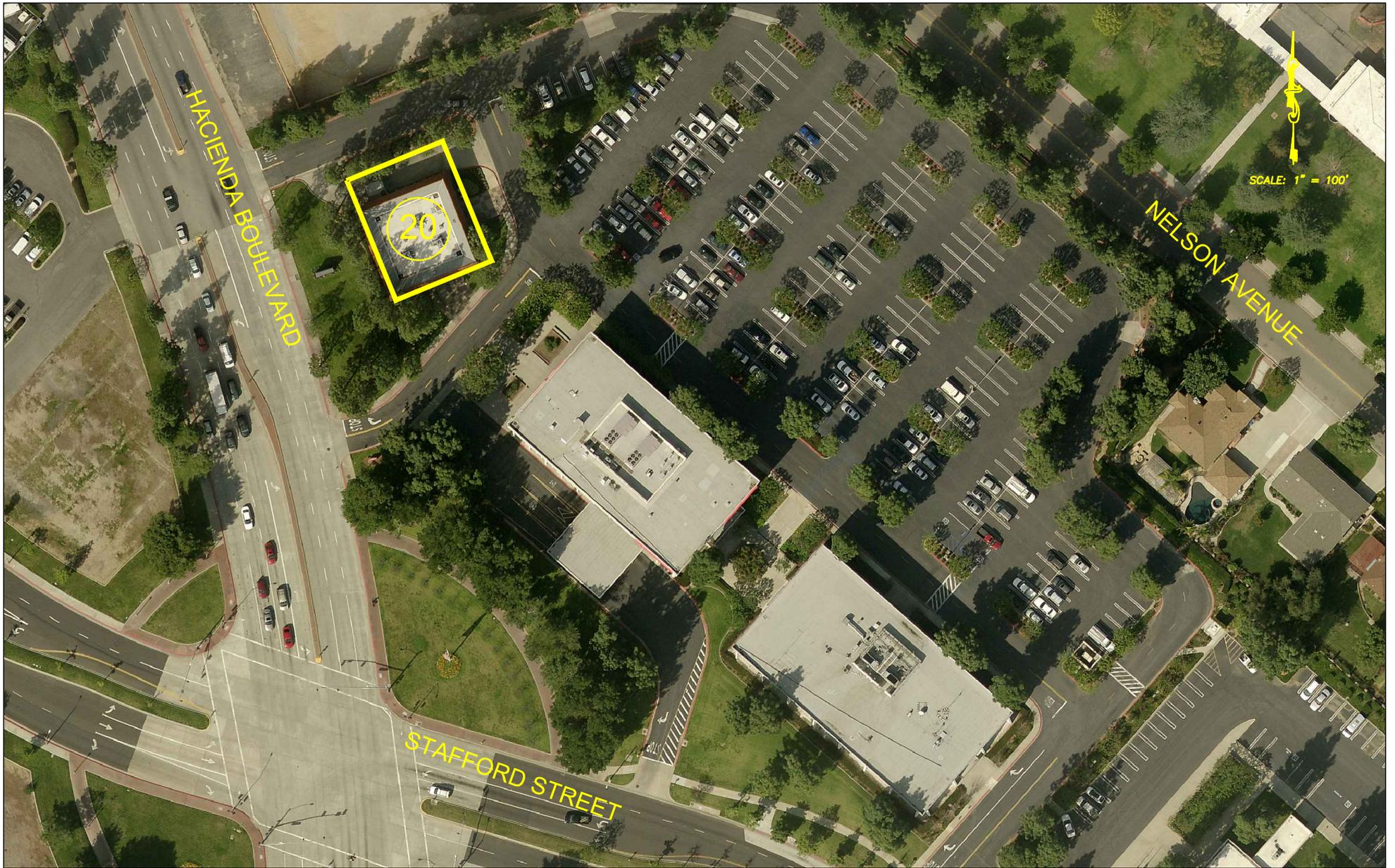
19 Address : 150 Hacienda Blvd  
 City : City of Industry  
 APN : 8208-025-951  
 Acre : 0.59 Ac.

Prepared by  
**CNC**  
 ENGINEERING  
 Consulting Civil Engineers • Surveyors  
 255 N. Hacienda Blvd., Ste. 222  
 City of Industry, Ca. 91744  
 Phone (626) 333-0336  
 Fax (626) 336-7076

**CITY OF INDUSTRY**  
**SUCCESSOR AGENCY OF THE INDUSTRY**  
**URBAN-DEVELOPMENT AGENCY**  
**PROPERTY LIST ITEM #19**

|                    |                    |             |
|--------------------|--------------------|-------------|
| CHECKED BY: D.T.M. | JOB No. MP 12-03#3 | SHT. 1 OF 1 |
| DATE: OCTOBER 2012 |                    |             |

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| DESIGN BY: V.S. | DRAWN BY: V.S. |
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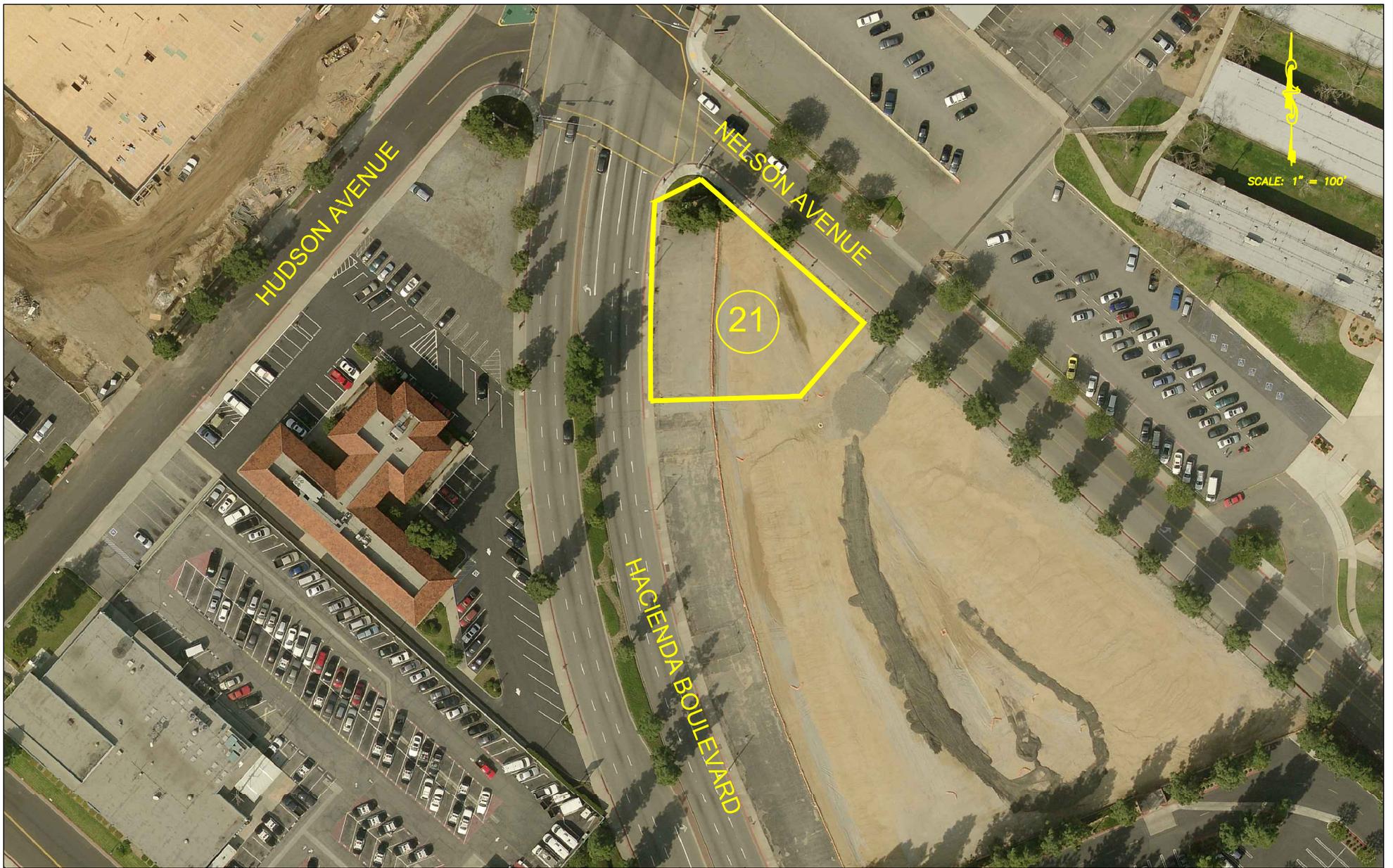
② Address : 220 S. Hacienda Blvd  
 City : City of Industry  
 APN : 8208-025-952  
 Acre : 0.15 Ac.

Prepared by  
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**CITY OF INDUSTRY**  
**SUCCESSOR AGENCY OF THE INDUSTRY**  
**URBAN-DEVELOPMENT AGENCY**  
**PROPERTY LIST ITEM # 20**

|                    |                    |             |
|--------------------|--------------------|-------------|
| CHECKED BY: D.T.M. | JOB No. MP 12-03#3 | SHT. 1 OF 1 |
| DATE: OCTOBER 2012 |                    |             |

|                 |                |
|-----------------|----------------|
| DESIGN BY: V.S. | DRAWN BY: V.S. |
|-----------------|----------------|



21 Address : 244 Hacienda Blvd  
 City : City of Industry  
 APN : 8208-025-923  
 Acre : 0.39 Ac.

Prepared by  
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 ENGINEERING  
 Consulting Civil Engineers • Surveyors

255 N. Hacienda Blvd., Ste. 222  
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 Fax (626) 336-7076

**CITY OF INDUSTRY**  
**SUCCESSOR AGENCY OF THE INDUSTRY**  
**URBAN-DEVELOPMENT AGENCY**  
**PROPERTY LIST ITEM # 21**

CHECKED BY: V.S.  
 DRAWN BY: V.S.

CHECKED BY: D.T.M.  
 DATE: OCTOBER 2012

JOB No. MP 12-03#3  
 SHT. 1 OF 1



SCALE: 1" = 150'

50 Address : 242 Hacienda Blvd.  
 City : City of Industry  
 APN : 8208-025-954  
 Acre : 2.46 Ac.

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 Fax (626) 336-7076

**CITY OF INDUSTRY**  
 SUCCESSOR AGENCY OF THE INDUSTRY  
 URBAN-DEVELOPMENT AGENCY  
 PROPERTY LIST ITEM # 50

DESIGN BY: V.S. DRAWN BY: S.C.

CHECKED BY: D.T.M.  
 DATE: OCTOBER 2012

JOB No. MP 12-03#3

SHT. 1 OF 1



④7 Address : Common Area for Parcels 19 & 20 & other Civic Center Parcels  
 City : City of Industry  
 APN : 8208-025-907  
       8208-025-908  
       8208-025-909  
       8208-025-926  
 Acre : 5.55 Ac.

Prepared by:  
**CNC**  
 ENGINEERING  
 Consulting Civil Engineers - Surveyors

288 N. Hacienda Blvd., Ste. 222  
 City of Industry, Ca. 91744  
 Phone: (909) 338-0200  
 Fax: (909) 338-7076

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|---|----------------|--------------------|--------------------|
| <b>CITY OF INDUSTRY</b>                 |                |                    |                    |
| <b>SUCCESSOR AGENCY OF THE INDUSTRY</b> |                |                    |                    |
| <b>URBAN-DEVELOPMENT AGENCY</b>         |                |                    |                    |
| <b>PROPERTY LIST ITEM # 47</b>          |                |                    |                    |
| DESIGN BY: V.S.                         | DRAWN BY: S.C. | CHECKED BY: D.T.M. | JOB No. MP 12-03#3 |
| DATE:                                   | DATE:          | DATE: OCTOBER 2012 | SHT. 1 OF 1        |