

Exempt Surplus Land Declaration/Disposition
City Council Meeting 10-10-23



Project Overview



Resolution declaring four small City-owned parcels as exempt surplus land and authorizing the disposition of those parcels

City owned parcel (APN)	City owned parcel size (acres/square feet)	Amount paid for property	Adjacent private property address
070-0092-007	0.03 ac/1,284 sf	0	1102 Mormon Street
070-0092- 009	0.04 ac/1,528 sf	0	404 Sibley Street
070-0092-010	0.01 ac/426 sf	0	410 Sibley Street
070-0094-011	0.13 ac/5,618 sf	0	1010 Figueroa Street



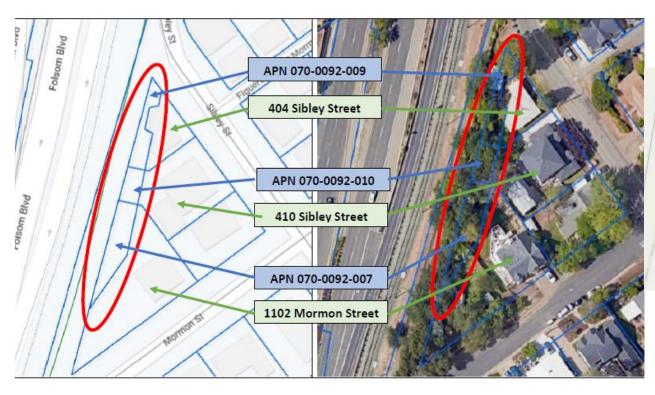
Background/History



- 4 subject parcels were originally acquired by the City in 1996 for grading and/or retaining for capital improvement projects (Lake Natoma Bridge Crossing, Folsom-Amtrak Light Rail, and potential for Excursion Rail)
 - > 4 parcels represent small portions of larger properties retained by adjoining property owners
 - > City prepared necessary documents and the parcels were transferred at no cost to the City
- 2003 City Council approved Sac RT changes to Glenn Drive Light Rail Station and deferred construction of the retaining wall at Sutter Street off ramp (Resolution 7225)
- 2004 City Council approved deferral of the construction of the retaining wall for Excursion Rail at the Sutter Street off ramp (Resolution 7255)
- Ultimately, City Council considered cost-benefit of track extension vs bike trail and approved construction of the current bike trail (no retaining wall required)

Subject Parcels







Surplus Land Act (AB1486)



- 2020 Amendments to Surplus Land Act (SLA) relative to affordable housing
- Subject parcels are exempt from standard SLA process under Government Code Section 54221(f)(1)(B) Land Not Suitable For Housing as follows:
 - 1. The surplus land is less than 5,000 sf, or less than 10,000 sf and has no record access;
 - 2. The surplus land is not contiguous to land owned by a state or local agency that is used for open space or low- and moderate- income housing; and
 - 3. The surplus land is being transferred to the owner of contiguous land.
- City Council must declare the land as exempt surplus and the State must verify the determination prior to land disposition

Considerations



- The City acquired the 4 subject parcels initially for grading/retaining associated with capital improvement projects at no cost to the City beyond the cost to prepare the necessary documents
- The City does not need the 4 subject parcels for any purpose in response to previous City Council cost-benefit determination to construct a bike trail rather than Excursion Rail along the subject parcels
- These 4 parcels qualify as Exempt Surplus Land under Government Code Section 54221(f)(1)(B) and CEQA Exempt for Surplus Government Property Sales
- The City would cover the consultant cost to prepare necessary documents (survey, title, deed) and transfer the land at no cost back to adjoining property owners

Recommendation



Adopt Resolution No. 11111- A Resolution of the City Council Declaring Parcels APN 070-0092-007, APN 070-0092-009, APN 070-0092-010, and APN 070-0094-011 as Exempt Surplus Land and Authorize Disposition of Said Parcels