



RESOLUTION No. _____

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF NEVADA

RESOLUTION DECLARING CERTAIN COUNTY-OWNED PARCEL LOCATED AT 15345 WASHINGTON ROAD (APN: 064-060-018), IN THE UNINCORPORATED LITTLE TOWN OF WASHINGTON, TO BE EXEMPT SURPLUS LAND PURSUANT TO THE SURPLUS LAND ACT, DECLARING THE COUNTY-OWNED PARCEL EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA), AND APPROVING THE AUTHORIZATION TO TRANSFER THE PROPERTY TO THE WASHINGTON COUNTY WATER DISTRICT (4/5 AFFIRMATIVE VOTE REQUIRED)

WHEREAS, the County of Nevada is the owner in fee simple of that certain real property located at 15345 Washington Road (APN: 064-060-018), in the unincorporated Little Town of Washington; and

WHEREAS, the property is undeveloped and not able to be developed, therefore the land will provide more public benefit under the Washington County Water District; and

WHEREAS, pursuant to Government Code 54221(f)(1)(B) and the Surplus Land Act Guidelines, Section 103(c)(3), 15345 Washington Road (APN: 064-060-018) is less than one-half acre in area and is not contiguous to land owned by a state or local agency that is used for open-space or low- and moderate-income housing purposes, therefore is eligible for exemption status; and

WHEREAS, pursuant to Government Code 54221(f)(1)(D) and the Surplus Land Act Guidelines, Section 103(c)(5), local agency to agency (local, state, federal, or federally recognized California Indian tribes) surplus land transfers are also eligible for exempt surplus declaration; and

WHEREAS, pursuant to CEQA Guidelines Section 15312(b)(1), Class 12, the sales of 15345 Washington Road is exempt from the California Environmental Quality Act due to the property's size, shape, or inaccessibility being incapable of independent development or use; and

WHEREAS, pursuant to Government Code Section 25526.6, notwithstanding any other provision of law, the Board of Supervisors may, convey or otherwise transfer to the State or to any Special District or any other public agency within the County any real property and may at any time hereinafter donate, or transfer for such consideration as it determines, lands owned by the County, which the board of supervisors deems is not required for other purposes and is in the public interest; and

WHEREAS, pursuant to California Code Section 25526.5, whenever the Board of Supervisors determines that any real property therein belonging to the county is no longer necessary for county or other public purposes, and its estimated value does not exceed twenty-five thousand dollars (\$25,000), the County may sell, exchange, quitclaim, or convey that real property upon the terms and conditions approved by the Board of Supervisors without complying with any other sections of Article 8 of Title 3, Division 2, Part 2, Chapter 5 of the Government Code; and

WHEREAS, the California Department of Housing and Community Development (HCD) is the State agency that oversees and approves surplus county land transfers.

NOW, THEREFORE, BE IT HEREBY RESOLVED by the Board of Supervisors of the County of Nevada, State of California, that:

1. County-owned parcel 15345 Washington Road (APN: 064-060-018) is declared exempt surplus land pending the California Department of Housing and Community Development (HCD) approval; and

2. Finds that County-owned parcel 15345 Washington Road (APN: 064-060-018) is not required for any County or other public purposes; and
3. Finds that the transfer of the County-owned parcel 15345 Washington Road (APN: 064-060-018) to the Washington County Water District is in the public interest; and
4. Authorizes the Facilities Director as the County Officer to execute the transfer of the real property located at 15345 Washington Road (APN: 064-060-018), to the Washington County Water District on behalf of the Board of Supervisors and execute all required documents to complete the transaction.