

RESOLUTION NO. _____

A RESOLUTION OF THE COUNCIL OF THE CITY OF FRESNO, CALIFORNIA DECLARING A 9,650.1 SQUARE FOOT PORTION OF PUBLIC STREET RIGHT OF WAY LOCATED ON THE WEST SIDE OF SOUTH GOLDEN STATE BOULEVARD NORTH OF EAST JENSEN AVENUE, FRESNO, CALIFORNIA TO BE EXEMPT SURPLUS LAND

WHEREAS, the City of Fresno currently owns a vacant strip of land identified as a 9,650.1 square foot portion of land, located on the west side of South Golden State Boulevard, north of East Jensen Avenue, in Fresno, California, contiguous to Assessor's Parcel Number 479-071-36 (Property), as described and depicted on the attached exhibits hereto as Exhibits "A" and "B;" and

WHEREAS, the Surplus Land Act (California Government Code sections 54220 through 54234) is generally intended to make a local agency's surplus land (i.e., land not needed for the agency's use) available for potential acquisition by affordable housing sponsors for affordable housing purposes or by other local public entities; and

WHEREAS, California Government Code section 54221(b) and the August 2024 Surplus Land Act Guidelines (SLA Guidelines) published by the California Department of Housing and Community Development (HCD) require that prior to taking any action to dispose of land that is subject to the Surplus Land Act, the City Council must, at public meeting, declare the land either surplus land or exempt surplus land, as each are defined in California Government Code section 54221; and

WHEREAS, under the Surplus Land Act, land shall be declared either "surplus land" or "exempt surplus land" as supported by written findings, before a local agency may take any action to dispose of it consistent with the agency's policies or procedures; and

WHEREAS, the Property is a portion of abandoned Golden State Boulevard, owned in fee by the City; and

WHEREAS, the Property is no longer used by the City as a city street or right-of-way; and

WHEREAS, the City does not intend to use the Property for any future purposes; and

WHEREAS, the City has sought concurrence with the State of California Housing and Community Development Department (HCD), and on December 30, 2024, HCD has concurred that the Property is deemed exempt surplus land; and

WHEREAS, the Property is exempt surplus land pursuant to California Government Code section 54221(f)(1)(B) because the Property is a 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; and

WHEREAS, the Property is exempt surplus land pursuant to California Government Code section 54221(f)(1)(E) because the Property is a former street, right of way, or easement, and will be conveyed to the owner of an adjacent property; and

WHEREAS, in accordance with the Government Code Section 54221(b)(1), the land is owned in fee simple by the City for which the governing body takes formal action in a regular public meeting declaring that the land is surplus and is not necessary for the agency's use.

WHEREAS, the Property is not a property defined by California Government Code section 54221(f)(2), because the Property is not within a coastal zone, is not adjacent to a historical unit of the State Parks System, is not listed on, or determined by the State Office of Historic Preservation to be eligible for, the National Register of Historic Places, and is not located within the Lake Tahoe region as defined in Section 66905.5 of the Government

Code.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Fresno
as follows:

1. The Property shall be declared exempt surplus land pursuant to California Government Code section 54221(f)(1)(B) and (E) as the Property is a 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, and the Property is a former street, right of way, or easement, and will be conveyed to the owner of an adjacent property.
2. This resolution shall be effective upon final approval.

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STATE OF CALIFORNIA)
COUNTY OF FRESNO) ss.
CITY OF FRESNO)

I, TODD STERMER, City Clerk of the City of Fresno, certify that the foregoing resolution was adopted by the Council of the City of Fresno, at a regular meeting held on the _____ day of _____ 2025.

AYES :
NOES :
ABSENT :
ABSTAIN :

Mayor Approval: _____, 2025
Mayor Approval/No Return: _____, 2025
Mayor Veto: _____, 2025
Council Override Vote: _____, 2025

TODD STERMER, CMC
City Clerk

By: _____
Date

Deputy

APPROVED AS TO FORM:
ANDREW JANZ
City Attorney

By: _____
Kelsey Seib Date
Deputy City Attorney

Attachments:
Exhibit "A," Legal Description of Property
Exhibit "B," Legal Depiction of Property

EXHIBIT "A"

GRANT DEED

THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 14 SOUTH, RANGE 20 EAST, MOUNT DIABLO BASE & MERIDIAN, FRESNO COUNTY, STATE OF CALIFORNIA, ACCORDING TO THE UNITED STATES GOVERNMENT TOWNSHIP PLATS THEREOF, SAID PORTION ALSO BEING ADJACENT TO LOTS 1 AND 3 OF TRACT No. 2135, RECORDED IN VOLUME 23 OF PLATS PAGE 94, FRESNO COUNTY RECORDS, AND REAL PROPERTY QUITCLAIMED PER DOCUMENT No. 94164819, RECORDED ON OCTOBER 25, 1994, OFFICIAL RECORDS OF FRESNO COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST SOUTHEASTERLY CORNER OF LOT 1 OF SAID TRACT No. 2135; THENCE NORTH 38°57'34" WEST, A DISTANCE OF 660.74 FEET; THENCE NORTH 68°55'23" EAST, A DISTANCE OF 27.32 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF GOLDEN STATE BOULEVARD, ALSO BEING THE **TRUE POINT OF BEGINNING**; THENCE SOUTH 38°57'34" EAST PARALLEL WITH AND 74.00 FEET SOUTHWESTERLY FROM THE CENTERLINE OF SAID GOLDEN STATE BOULEVARD, A DISTANCE OF 402.35 FEET; THENCE SOUTH 51°02'26" WEST, A DISTANCE OF 2.00 FEET; THENCE SOUTH 38°57'34" EAST PARALLEL WITH AND 76.00 FEET SOUTHWESTERLY FROM THE CENTERLINE OF SAID GOLDEN STATE BOULEVARD, A DISTANCE OF 250.00 FEET; THENCE NORTH 51°02'26" EAST, A DISTANCE OF 5.00 FEET; THENCE NORTH 38°57'34" WEST PARALLEL WITH AND 71.00 FEET SOUTHWESTERLY FROM THE CENTERLINE OF SAID GOLDEN STATE BOULEVARD, A DISTANCE OF 128.08 FEET; THENCE NORTH 38°50'49" WEST, A DISTANCE OF 150.26 FEET; THENCE NORTH 38°57'34" WEST PARALLEL WITH AND 55.00 FEET SOUTHWESTERLY FROM THE CENTERLINE OF SAID GOLDEN STATE BOULEVARD, A DISTANCE OF 374.87 FEET; THENCE SOUTH 51°02'26" WEST, A DISTANCE OF 19.00 FEET TO THE **TRUE POINT OF BEGINNING**.

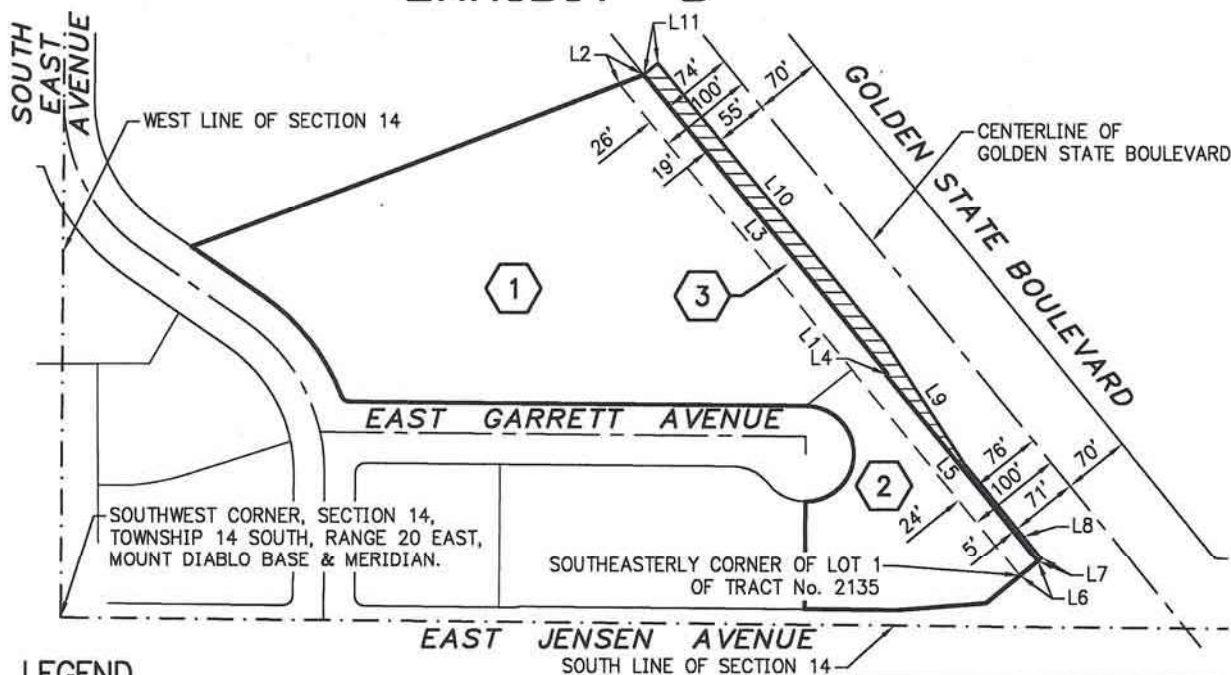
CONTAINS 9,650.1 SQUARE FEET, MORE OR LESS.

2025-027
15-A-10732
PLAT: 3058
PWF# 13360
P21-06618

MWG/pwl
17070 Grant Deed Exhibit A.doc



EXHIBIT "B"



LEGEND

- ① PARCELS A AND B OF PARCEL MAP NO. 76-51, IN THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA, RECORDED IN BOOK 25 PAGE 76 OF PARCEL MAPS, FRESNO COUNTY RECORDS.
- ② LOT 1 OF TRACT NO. 2135, IN THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF RECORDED IN BOOK 23 PAGE 94 OF PLATS, FRESNO COUNTY RECORDS.
- ③ THAT PORTION OF ABANDONED GOLDEN STATE BOULEVARD ADJACENT TO THE NORTHEASTERLY LINE OF SAID LOTS, SAID LAND HAVING BEEN ABANDONED BY THE CITY OF FRESNO BY INSTRUMENT RECORDED OCTOBER 25, 1994 AS DOCUMENT NO. 94164816 OF OFFICIAL RECORDS, WHICH WOULD ACCRUE BY OPERATION OF LAW.

INDICATES AREA OF RIGHT-OF-WAY TO BE VACATED.
RETURNED TO APN 479-071-36
CONTAINS 9,650.1± SQUARE FEET

SOURCE OF DATA

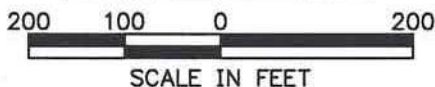
(...) QUITCLAIM DEED RECORDED AS DOCUMENT No. 94164819 ON OCTOBER 25, 1994, OFFICIAL RECORDS OF FRESNO COUNTY.

OWNER/APPLICANT:

CALIFORNIA-FRESNO INVESTMENT COMPANY
405 N. PALM AVENUE
FRESNO, CA 93701
FAX: (559) 266-3115



SCALE: 1" = 200'



LINE TABLE		
L#	BEARING	DISTANCE
L1	(N 38°57'34"W)	(660.74')
L2	(N 68°55'23"E)	(27.32')
L3	(S 38°57'34"E)	(402.35')
L4	(S 51°02'26"W)	(2.00')
L5	(S 38°57'34"E)	(250.00')
L6	(S 51°02'26"W)	(24.00')
L7	N 51°02'26"E	5.00'
L8	N 38°57'34"W	128.08'
L9	N 32°50'49"W	150.26'
L10	N 38°57'34"W	374.87'
L11	S 51°02'26"W	19.00'



PLOT VIEW: VAC 1
AUTOCAD ID: 17070.DWG

R.W.GREENWOOD ASSOCIATES, INC.

CIVIL ENGINEERING — LAND SURVEYING
2558 E. OLIVE AVE. — FRESNO, CALIFORNIA 93701 — Tel. (559) 268-7831

W.O. No. D-17070 AUGUST 27, 2024

REF. & REV. 2025-027 PLAT: 3058 PWF# 13360 P21-06618	CITY OF FRESNO DEPARTMENT OF PUBLIC WORKS GRANT DEED A PORTION OF GOLDEN STATE BOULEVARD, LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 14 SOUTH, RANGE 20 EAST, M.D.B.&M.	PROJ. ID. _____ FUND NO. _____ ORG. NO. _____ DR. BY <u>PWL</u> CH. BY _____ DATE _____ SCALE <u>AS SHOWN</u>	SHEET NO. <u>1</u> OF <u>1</u> SHEETS 15-A-10732
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