

RESOLUTION NO.

1
2 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERSIDE,
3 CALIFORNIA, PURSUANT TO ASSEMBLY BILL 1486 DECLARING AS
4 EXEMPT SURPLUS THE CITY PROPERTIES KNOWN AS THE FORMER
5 RIVERSIDE GOLF CLUB, AB BROWN SPORTS COMPLEX AND
6 PELLISSIER RANCH, AND IDENTIFIED AS ASSESSOR PARCEL
7 NUMBERS 206-070-002, 206-070-003, 246-060-011 AND 246-060-001,
8 RIVERSIDE, CALIFORNIA AND ASSESSOR PARCEL NUMBERS 0275-051-
9 19, 0277-011-26, 0277-011-27, 0277-022-71, 0277-022-73, 0277-022-74, 0277-
10 022-75, AND 1167- 021-24, COLTON, CALIFORNIA.

11 WHEREAS, effective January 1, 2020, Assembly Bill 1486 (“AB 1486”) expanded the Surplus
12 Land Act to provide that written findings are to be made and adopted declaring property as either
13 surplus property or exempt surplus property before a city may take any action to dispose of its
14 property; and

15 WHEREAS, the City of Riverside (“City”) owns approximately 129 acres of the former
16 Riverside Golf Club located in the City and identified as Assessor Parcel Numbers 206-070-002, 206-
17 070-003 and 246-060-011, and the approximately 56 acres of the AB Brown Sports Complex located
18 in the City and identified as Assessor Parcel Number 246-060-001, and Pellissier Ranch located in
19 Colton, California and identified as Assessor Parcel Numbers 0275-051-19, 0277-011-26, 0277-011-
20 27, 0277-022-71, 0277-022-73, 0277-022-74, 0277-022-75 and 1167-021-24 (collectively
21 “Property”); and

22 WHEREAS, the City has determined that the Property is no longer needed for any public
23 purpose; and

24 WHEREAS, the Riverside Public Utilities is the steward of a portion of the Property and on
25 April 12, 2021, the Board of Public Utilities considered the Property and determined it was no longer
26 need for its purposes; and

27 WHEREAS, the City will be seeking a master developer to provide for a comprehensive
28 development of the Property (“Project”); and

WHEREAS, pursuant to Assembly Bill 1486, specifically Government Code Section
54221(f)(1)(F), property may be declared exempt surplus property if the property is put out to open,
competitive bid, provided all housing entities identified in subdivision (a) of Section 54222 of the
Government Code will be invited to participate in the competitive bid process, for the following

1 purposes: “(ii) A mixed-use development that is more than one acre in area, that includes not less than
2 300 housing units, and that restricts at least 25 percent of the residential units to lower income
3 households, as defined in Section 50079.5 of the Health and Safety Code, with an affordable sales
4 price or an affordable rent, as defined in Sections 50052.5 and 50053 of the Health and Safety Code,
5 for a minimum of 55 years for rental housing and 45 years for ownership housing”; and

6 WHEREAS, the Property is vacant land and is no longer necessary for the City’s use and will
7 be put out to an open, competitive bid by the City, in compliance with the requirements of Government
8 Code Section 54221(f)(1)(F) noted above, and therefore the Property falls within the AB 1486
9 definition of “exempt surplus property.”

10 NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Riverside,
11 California, as follows:

12 Section 1. The above recitals are incorporated herein as if set forth herein in full.

13 Section 2. The Property known as the former Riverside Golf Club located in the City and
14 identified as Assessor Parcel Numbers 206-070-002, 206-070-003 and 246-060-011, the AB Brown
15 Sports Complex located in the City and identified as Assessor Parcel Number 246-060-001, and
16 Pellissier Ranch located in Colton, California and identified as Assessor Parcel Numbers 0275-051-
17 19, 0277-011-26, 0277-011-27, 0277-022-71, 0277-022-73, 0277-022-74, 0277-022-75 and 1167-
18 021-24 is no longer necessary for public use.

19 Section 3. The Property shall be disposed of pursuant to a competitive bid process, for the
20 development of a mixed-use project that will include not less than 300 housing units, and will restrict
21 at least 25 percent of the residential units to lower income households, as defined in Section 50079.5
22 of the Health and Safety Code, with an affordable sales price or an affordable rent, as defined in
23 Sections 50052.5 and 50053 of the Health and Safety Code, for a minimum of 55 years for rental
24 housing and 45 years for ownership housing.

25 Section 4. Pursuant to Government Code § 54221(f)(1)(F), the Property is hereby declared
26 to be exempt surplus property.

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1 ADOPTED by the City Council this ____ day of _____, 2021.

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PATRICIA LOCK DAWSON
Mayor of the City of Riverside

4 Attest:

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DONESIA GAUSE
City Clerk of the City of Riverside

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I, Donesia Gause, City Clerk of the City of Riverside, California, hereby certify that the
9 foregoing resolution was duly and regularly adopted at a meeting of the City Council of the City of
10 Riverside, at its meeting held on the ____ day of _____, 2021, by the following vote,

11

to wit:

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Ayes:

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Noes:

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Absent:

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Abstain:

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IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the
17 City of Riverside, California, this ____ day of _____, 2021.

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DONESIA GAUSE
City Clerk of the City of Riverside

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