

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVERSIDE, CALIFORNIA, DECLARING AS EXEMPT SURPLUS A CITY-OWNED PARCEL WITH APPROXIMATELY 8,948 SQUARE FEET, BEARING ASSESSOR'S PARCEL NUMBER 251-040-035, FORMERLY KNOWN AS THE SUGARLOAF BOOSTER STATION, PURSUANT TO ASSEMBLY BILL 1486.

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

WHEREAS, in 1968, the City-owned land located in the University Neighborhood on Spruce Street, identified as Assessor's Parcel Number 251-040-035, formerly known as Sugarloaf Booster Station, and as legally described and depicted on Exhibit "A" attached hereto and incorporated herein by reference ("Property"), was originally built and supplied water to the Blaine 1300 Pressure Zone; and

WHEREAS, many of the components and equipment in this booster station have exhausted their useful service life and are no longer manufactured or available; and

WHEREAS, of the six pumps that were originally installed, only one remained in operation and the booster station has experienced several leaks over the years; and

WHEREAS, on January 9, 2024, to address this aging booster station, the Riverside Board of Public Utilities approved the Sugarloaf Booster Station to Pressure Reducing Station Conversion Project; and

WHEREAS, this project involved decommissioning the Sugarloaf Booster Station on the Property with a new pressure-reducing station at the front of the Property by reservation of an easement; and

WHEREAS, the new pressure-reducing station has since been placed in service and the Property is no longer needed by the City; and

WHEREAS, the Property is being sold "as-is" and would require the buyer to remove or cap off any remaining equipment prior to any development; and

1 WHEREAS, the City has reserved an 843-square foot permanent easement at the front of the
2 Property to be used as a pressure reducing station, which will help meet the desired equipment
3 pressure; and

4 WHEREAS, per Government Code Section 54221(f)(1)(B), property may be declared “exempt
5 surplus property” if the property is “less than one-half acre in area and is not contiguous to land owned
6 by a state or local agency that is used for open-space or low- and moderate-income housing purposes;”
7 and

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

12 WHEREAS, on January 27, 2025, the Riverside Board of Public Utilities recommended the
13 Property be declared as exempt surplus as the Property use was discontinued; and

14 WHEREAS, the City has declared the Property to be exempt surplus property as it is no longer
15 needed.

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

18 Section 1: The foregoing recitals are true and correct and are adopted and incorporated
19 herein by reference as findings of fact of this Board.

20 Section 2. The City-owned land located in the University Neighborhood on Spruce Street,
21 identified as Assessor’s Parcel Number 251-040-035, formerly known as Sugarloaf Booster Station,
22 and as legally described and depicted on Exhibit “A” attached hereto and incorporated herein by
23 reference, is hereby declared to be exempt surplus property as it is no longer needed, is less than one-
24 half acre in area and is not contiguous to land owned by a state or local agency that is used for open-
25 space or low- and moderate-income housing purposes.

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