

RESOLUTION NO. 2023-020

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CORONA, CALIFORNIA, DECLARING THAT THE PROPERTY LOCATED AT 725 SOUTH MAIN STREET AND IDENTIFIED AS ASSESSOR'S PARCEL NUMBER 117-191-011 IS SURPLUS LAND AND IS NO LONGER NECESSARY FOR THE CITY'S USE AND DIRECTING THE CITY MANAGER TO FOLLOW THE PROCEDURES SET FORTH IN THE SURPLUS LAND ACT.

WHEREAS, Assembly Bill 1486 went into effect on January 1, 2020 and expanded the Surplus Land Act (Government Code section 54220 et seq.) requirements for local agencies prior to the disposition and disposal of any surplus land (collectively, the "Surplus Land Act"); and

WHEREAS, the City owns certain real property located at 725 South Main Street identified as APN 117-191-011, which consists of approximately 0.64 acres of land ("Subject Property"); and

WHEREAS, the Subject Property is developed with a commercial building that is currently occupied by the 99 Cent Only Store pursuant to that certain lease agreement between the City and 99 Cent Only Store LLC, a California limited liability company ("Lease Agreement"), which lease is set to expire on February 28, 2024 unless earlier terminated pursuant to the terms of the Lease Agreement; and

WHEREAS, the Subject Property is located within the Commercial land use district of the Downtown Revitalization Specific Plan (SP98-01) and its General Plan Land Use Designation is Mixed Use; and

WHEREAS, the City has determined that upon the expiration or earlier termination of the Lease Agreement, the Subject Property will no longer be needed for the City's use and the City desires to declare that the Subject Property is surplus land; and

WHEREAS, the Subject Property meets the definition of "surplus land," will no longer be necessary for the City's use upon the expiration or earlier termination of the Lease Agreement, and does not meet any of the applicable exemptions from the Surplus Land Act.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CORONA, CALIFORNIA, AS FOLLOWS:

SECTION 1. Findings. The City Council hereby finds and determines that the above stated recitals are true and correct.

SECTION 2. Surplus Property Declaration. The City Council hereby finds and declares that upon expiration or earlier termination of the Lease Agreement the Subject Property is no longer necessary for the City’s use and is surplus land, as defined in the Surplus Land Act, based on the evidence in the record and the true and correct written findings found in this Resolution and incorporated herein by reference.

SECTION 3. Notice of Availability. The City Manager or designee is hereby directed to send a notice of availability to the entities designated in the Surplus Land Act (“Designated Entities”) by electronic mail or by certified mail, to negotiate with any Designated Entities that respond to the notice of availability and to otherwise follow the procedures of the Surplus Land Act, as applicable to the sale of the Subject Property upon the expiration or earlier termination of the Lease Agreement.

SECTION 4. CEQA. The declaration of the Subject Property as surplus is exempt from environmental review under the California Environmental Quality Act (“CEQA”) pursuant to CEQA Guidelines section 15312 (Surplus Government Property Sales). However, any subsequent development of the Subject Property shall be reviewed further under CEQA and other applicable laws.

SECTION 5. Effective Date. This Resolution shall take effect immediately upon its adoption by the City Council, and the City Clerk shall attest to and certify the vote adopting this Resolution.

PASSED, APPROVED AND ADOPTED this 15th day of March 2023.

Mayor of the City of Corona, California

ATTEST:

City Clerk of the City of Corona, California

CERTIFICATION

I, Sylvia Edwards, City Clerk of the City of Corona, California, do hereby certify that the foregoing Resolution was regularly passed and adopted by the City Council of the City of Corona, California, at a regular meeting thereof held on the 15th day of March 2023 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAINED:

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the City of Corona, California, this 15th day of March 2023.

City Clerk of the City of Corona, California

[SEAL]