



Legislation Details (With Text)

File #: 21-693 **Version:** 1 **Name:**
Type: Action Item **Status:** Agenda Ready
File created: 7/20/2021 **In control:** BOARD OF SUPERVISORS
On agenda: 7/20/2021 **Final action:**
Title: Extra Item - (a) Consideration of an Extra Item; and (b) Consideration of Purchase Agreement Between the County of Lake and Valley Oaks Land and Development, Inc. for Surplus Property Located at Arabian Lane, Hidden Valley Lake, California
Sponsors: Water Resources
Indexes:
Code sections:
Attachments: 1. Arabian Lane Purchase Agreement with recitals final, 2. Arabian Lane Exhibit A

Date	Ver.	Action By	Action	Result
7/20/2021	1	BOARD OF SUPERVISORS		

Memorandum

Date: July 20, 2021
To: The Honorable Bruno Sabatier, Chair, Lake County Board of Supervisors
From: Scott De Leon, Public Works/Water Resources Director
Subject: Extra Item - (a) Consideration of an Extra Item; and (b) Consideration of Purchase Agreement Between the County of Lake and Valley Oaks Land and Development, Inc. for Surplus Property Located at Arabian Lane, Hidden Valley Lake, California

Executive Summary: (include fiscal and staffing impact narrative):

This item is being submitted as an “extra” agenda item. The justification for this request to consider an item not on the posted agenda is as follows:

- The need to take action came to the attention of this department subsequent to the posting of the current agenda.

The Department was notified late Friday by Caltrans that they need this document in order to complete an agenda package for the upcoming California Transportation Commission (CTC) meeting in August.

- There is a need to take immediate action before the next available agenda.

Caltrans has been working with the property owner who intends to purchase the Arabian Lane

property and in order to complete their work they need approval by the CTC. If we don't have this agreement to them by July 23rd, Caltrans will miss the August deadline and will be forced to wait until the October meeting. Development permits and other agreements are dependent upon this agreement.

Staff requests that the Board of Supervisors concur that justification exists to consider this for an extra agenda item.

In 2020, your Board approved a Resolution that declared a small parcel of land surplus, and you directed staff to prepare a Purchase Agreement to transfer the land to the adjacent property owner. The County of Lake obtained ownership of the land through a relinquishment from the State of California in 1959. The land covers what is known as Arabian Lane, a County maintained road that is approximately 400 feet in length and ends with a cul-de-sac. The only property that the road serves is that owned by Valley Oaks Land and Development, Inc.

As required by the aforementioned Resolution, the sale of this surplus property was subject to the conveyance being determined to be in conformance with the General Plan. This action was completed by the Community Development Department and approved by the Planning Commission on November 5th, 2020. Following that action, your Board took action in early 2021 to vacate the roadway, and most recently, an Assessor's Parcel Number and address have been assigned which ultimately cleared the way for the sale of the property.

Pursuant to the Board's decision to transfer the land located at "Arabian Lane", Hidden Valley Lake as described above, together with the Planning Commission's determination the sale in in conformance with the General Plan, and the Board's decision to vacate the public roadway, staff recommends approval of the attached Purchase Agreement.

If not budgeted, fill in the blanks below only:

Estimated Cost: _____ Amount Budgeted: _____ Additional Requested: _____ Future Annual Cost: _____

Consistency with Vision 2028 and/or Fiscal Crisis Management Plan (check all that apply):

- | | | | |
|--|--|---|---|
| <input type="checkbox"/> Well-being of Residents | <input type="checkbox"/> Public Safety | <input type="checkbox"/> Infrastructure | <input type="checkbox"/> Not applicable |
| <input type="checkbox"/> Economic Development | <input type="checkbox"/> Disaster Recovery | <input type="checkbox"/> County Workforce | <input type="checkbox"/> <i>Technology Upgrades</i> |
| <input type="checkbox"/> Community Collaboration | <input type="checkbox"/> Business Process Efficiency | <input type="checkbox"/> Clear Lake | <input type="checkbox"/> <i>Revenue Generation</i> |
| | | | <input checked="" type="checkbox"/> <i>Cost Savings</i> |

If request for exemption from competitive bid in accordance with County Code Chapter 2 Sec. 2-38, fill in blanks below:

Which exemption is being requested?

How long has Agreement been in place?

When was purchase last rebid?

Reason for request to waive bid?

Recommended Action: Extra Item - (a) Approve taking up this item as an Extra Item; and (b) Approve Purchase Agreement Between the County of Lake and Valley Oaks Land and Development, Inc. for Surplus Property Located at Arabian Lane, Hidden Valley Lake, California