

RESOLUTION NO. RES-2025-174

RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA SUPERSEDING AND REPLACING RESOLUTION NO. 2023-213 AND DECLARING PURSUANT TO GOVERNMENT CODE SECTION 54221 THAT REAL PROPERTY OWNED BY THE CITY LOCATED AT 1942 ROSE AVENUE, SANTA ROSA, CALIFORNIA IS EXEMPT SURPLUS LAND

WHEREAS, the City of Santa Rosa (the "City") is the owner in fee simple of that certain real property known as Assessor Parcel Number 125-191-001, and located at 1942 Rose Avenue ("Property"); and

WHEREAS, the Property is an unimproved 10,385 square feet site which is a remnant portion of a larger site that was acquired for the Stony Point Widening Project ("Project") and not all the property included within the larger site was required for the Project; and

WHEREAS, on December 12, 2023, pursuant to Resolution 2023-213, the City declared the Property to be "non-exempt surplus land" pursuant to Government Code section 54221; and

WHEREAS, following the surplus action in December 2023, but before the City disposed of the Property, the threshold for an exempt surplus property under the Surplus Land Act ("SLA") was changed; and

WHEREAS the SLA now exempts certain surplus land from its requirements, including "surplus land that (i) is less than 21,780 square feet 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" pursuant to Government Code section 54221 (f)(1)(B); and

WHEREAS, the Property is less than 21,780 square feet 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, to the best of the City's knowledge, none of the characteristics listed under Government Code section 54221(f)(2) apply to the Property; and

WHEREAS, City desires to dispose of the Property to an adjacent property owner to better maximize its value in furtherance of the City's land use and policy goals; and

WHEREAS, to obtain a Findings Letter from the California Department of Housing and Community Development ("HCD") confirming compliance with the SLA, the City must take formal action in a regular public meeting to declare the Property as exempt surplus and confirm that it is no longer needed for City use.

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Santa Rosa hereby finds and declares the Property is "exempt surplus land" as defined by the SLA, because the Property is owned in fee simple by the City, and fits within the definition of "exempt surplus land" as set forth in the SLA, and is not necessary for the City's use and directs staff to convey the Property to an adjacent property owner.

BE IT FURTHER RESOLVED that the Council hereby declares this resolution to supersede Resolution No. 2023-213, dated December 12, 2023.

BE IT FURTHER RESOLVED that the Council hereby authorizes the City Manager or their designee to take all necessary actions to fully comply with the Act and carry out the City Council's direction as set forth herein.

IN COUNCIL DULY PASSED this 4th day of November, 2025.

AYES: (5) Mayor Stapp, Council Members Bañuelos, MacDonald, Okrepkie, Rogers

NOES: (0)

ABSENT: (2) Vice Mayor Alvarez, Council Member Fleming

ABSTAIN: (0)

RECUSE: (0)

ATTEST: _____ APPROVED: _____
City Clerk Mayor

APPROVED AS TO FORM: _____
Chief Assistant City Attorney