



Item Number: 9

City Council / Board of Directors

Written Communications

Meeting of: March 4, 2025

Submitted By:

Tony Camargo, Deputy City Manager
C. Eric Ray, Airport Director

Subject:

Transfer of Rail-Related Property Owned by the City of Victorville to the Southern California Logistics Airport Authority; Declaration of Exempt Surplus Land

Recommendation:

That the Honorable City Council/Board of Directors:

- (1) Adopt Resolution No. 25-016 declaring City-owned Properties as “Exempt Surplus Land” pursuant to Government Code Section 54221(f)(1)(D), and authorizing the disposition of such properties to the Southern California Logistics Airport Authority (“SCLAA”), and
- (2) Authorize the transmittal of a certified copy of Resolution No. 25-016 to the Housing and Community Development (“HCD”) Department, as specified in Section 400(e) of the Surplus Land Act Guidelines; and
- (3) Authorize the City Manager, or his designee, to sign all documents necessary and appropriate to carry out and implement the transfer of Properties to the SCLAA; and
- (4) Adopt Resolution No. SCLAA 25-005 accepting the transfer of City-owned Properties and authorizing the Executive Director to sign all documents necessary to solidify the transfer of the Properties to the SCLAA.

Fiscal Impact:

There is no fiscal impact associated with this item.

Strategic Plan Goal:

This item aligns with Strategic Plan Goal A, Financial Sustainability, by overseeing and maintaining real property assets in a manner that aligns with the strategies and long-term planning of the City and SCLA.

Background:

In 2001, the City of Victorville (the “City”), the SCLAA and the Former Victorville Redevelopment Agency entered into a Joint Exercise of Powers Agreement to form the Southern California Logistics Rail Authority (“SCLRA”). Since its establishment, the SCLRA had been essentially dormant and was subsequently terminated and dissolved in 2023.

As the SCLRA had been formed to facilitate the development of rail facilities and related improvements adjacent to Southern California Logistics Airport (“SCLA”), the City on behalf of the former SCLRA, previously initiated and completed the acquisition of 32 properties adjacent and in proximity to the SCLA, hereinafter referred to as “Properties” and depicted on Attachment A. The majority of these Properties were purchased using SCLAA 2003 and SCLAA 2005 Series Bond proceeds to fund the acquisition; however, the Properties were all improperly vested in the City’s name. Separately, one property was acquired using City Road Development Impact Fees (“Road DIF”) and is further discussed in a companion staff report.

Discussion:

As the SCLRA is non-existent, as well as announcements made by BNSF Railways indicating its desire to develop an intermodal facility in Barstow, and because SCLAA Bond proceeds were used to fund the acquisitions, staff has prepared Resolution No. 25-016 authorizing the transfer of these Properties to the SCLAA, and Resolution No. SCLAA 25-005 accepting the transfer of these Properties vested in the City’s name by the SCLAA.

In accordance with the Surplus Land Act (Government Code Section 54220-54234), property not necessary for a local agency’s use must be deemed “surplus land” or “exempt surplus land” prior to a local agency disposing or transferring of said land. Declarations of “surplus” or “exempt surplus” must be made by an adopted resolution that is provided to the Department of Housing and Urban Development (“HCD”), to which HCD can raise an objection within thirty (30) days of receipt. Under the SLA Section 54221(f)(1)(D) surplus properties can be exempt if the property is transferred to another local, state, or federal agency for the agency’s use. The attached Resolution No. 25-016 declares all the Properties depicted on Attachment A as “exempt surplus” land as the Properties will be used for airport operations and purposes by the SCLA.

If Resolution No. 25-016 is approved, the transfer of the Properties to SCLAA will occur no sooner than 30 days after the resolution is transmitted to HCD.

Staff seeks Your Honorable Council and Board’s approval and adoption of Resolution No. 25-016 and Resolution No. SCLAA 25-005 and authorization for the City Manager, or his designee, and SCLAA’s Executive Director to execute related transactional documents as a corrective action to ensure proper vesting.

Staff remains available for any questions you may have.

Attachments:

- A. Map of Properties
- B. Resolution No. 25-016
- C. Resolution No. SCLAA 25-005

