



NOTICE OF AVAILABILITY OF SURPLUS LAND

April 30, 2024

Via Electronic Mail

TO: Whom It May Concern

RE: **Notice of Availability of Surplus Land in the City of Adelanto
Pursuant to Government Code §§ 54220, et seq.**

Pursuant to the provisions of California Government Code section 54220,¹ et seq., (the "Act"), the City of Adelanto ("City") hereby notifies those entities designated in Section 54222 of the availability for disposition of the following City-owned land identified below (collectively, "Property") for the purposes authorized in the Act:

The Property is located at 11555 and 11565 Cortez Avenue and a portion of 11600 Air Expressway, Adelanto, CA (APN 0459-221-06). The Property totals approximately 10.82 acres, and is improved with a Community Center, Senior Center, City Hall and surrounding fields. The Property is currently zoned Mixed Use. See Attachment 1 for an overhead photo and map of the Property.

The City has declared the above-identified Property surplus and will take action to dispose of it consistent with the Act and the City's policies or procedures.

In accordance with section 54222, you have sixty (60) days from the date of this letter sent via electronic mail to notify the City of your interest in acquiring the Property. However, this offer shall not obligate the City to dispose of the Property to you. Instead, the City would enter into at least ninety (90) days of negotiations with you pursuant to section 54223. If no agreement is reached on price and terms of the disposition, the City may market the Property to the general public.

As required by section 54227, if the City receives more than one letter of interest during this 60-day period, it will give first priority to entities proposing to develop housing where at least 25% of the units will be affordable to lower income households. If more than one such proposal is received, priority will be given to the proposal with the greatest number of affordable units. If more than one proposal specifies the same number of affordable units, priority will be given to the proposal that has the lowest average affordability level.

¹ Undesignated statutory citations are to the Government Code.



In the event your agency or company is interested in acquiring the Property, you must notify the City in writing within sixty (60) days of the date of this Notice. Written notice of your interest in acquiring the Property shall be delivered to:

Brenda Lopez
City Clerk
11600 Air Expressway
Adelanto, CA 92301

Please direct your questions to Brenda Lopez via email at Blopez@adelantoca.gov or by phone at 760-246-2300 ext. 11123.

Entities proposing to submit a letter of interest are advised to review the requirements set forth in the Act (Gov. Code §§ 54220, *et seq.*).

Sincerely,



Jessie Flores
City Manager
City of Adelanto

**Attachment 1
Map of Property**

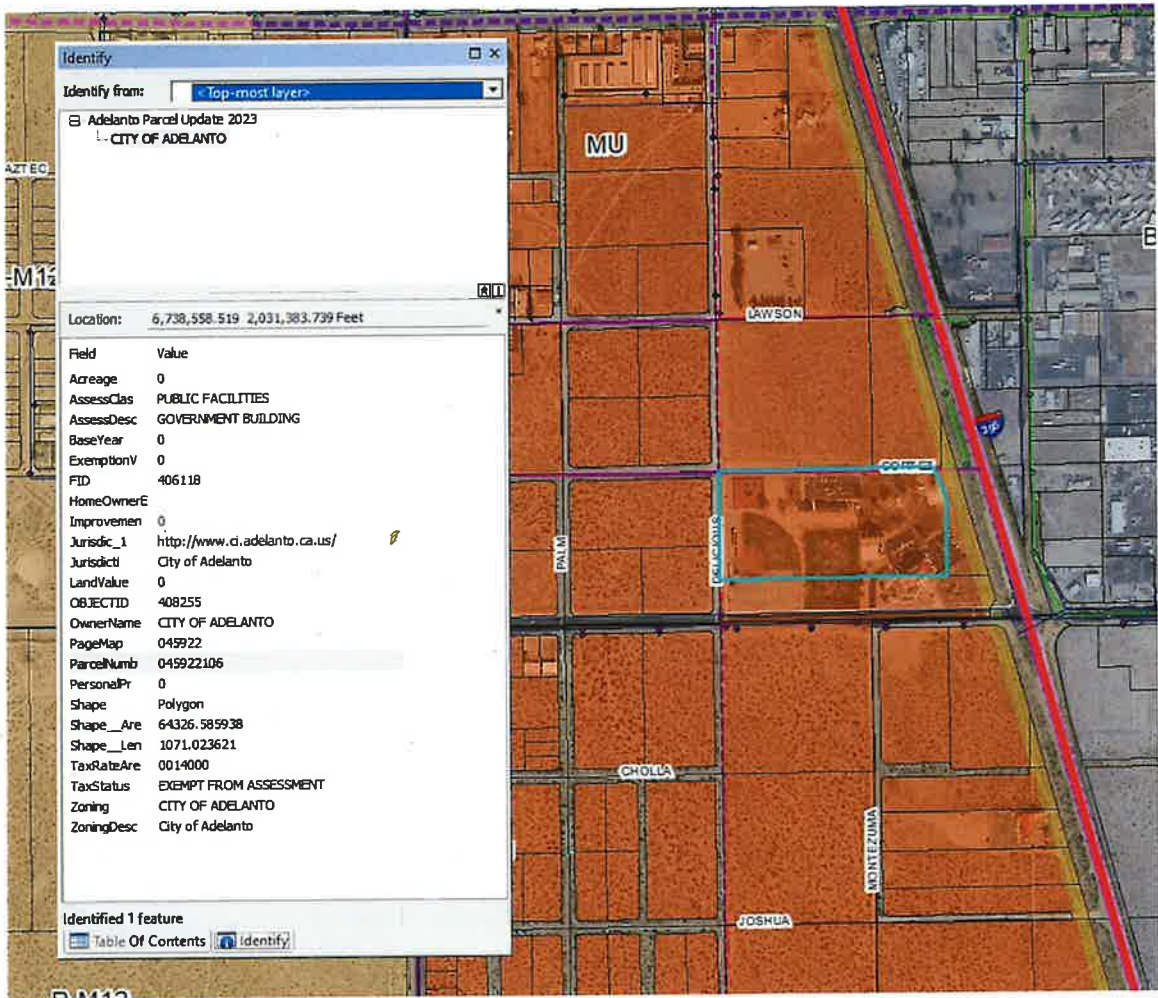


Table A. Notice of Availability of Surplus Land Property Description

Jurisdiction Name	Jurisdiction Type	Site Address/Intersection	City	Code	County	Assessor Parcel Number	Consolidated Sites	General Land Designation (Current)	General Land Designation (Current)	Currently Allowed on each parcel expressed as units per acre. This is the density allowed after all relevant zoning amendments, incentive	Allowed on each parcel expressed as units per acre. This is the density allowed after all relevant zoning amendments, incentive	Parcel Size (Gross Acres)	Existing Use/Vacancy	Minimum Sales Price	Last Assessed Value	Last Appraisal Date	Outlook Information1	Outlook Information2
City of Adelanto	City	11555 Cortez 11565 Cortez	Adelanto	92301	San Bernardino	0429-221-04	11560-04 Canyonway 11555 Cortez 11565 Cortez	Commercial	Commercial	No Minimum Density	No Maximum Density	0 TO 4,999 Sq. Feet	government building	Based on Proposed Use	unknown	unknown		