

**2019 SURPLUS REAL PROPERTY
ANNUAL REPORT TO
THE STATE LEGISLATURE**



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Asset Management Branch
Real Estate Services Division
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Overview

The Department of General Services (DGS) prepares the Surplus Real Property Annual Report to the State Legislature pursuant to Government Code Section 11011.

The 2019 Surplus Property Report contains a summary of the status of the following categories of surplus real properties:

- Properties that have been sold or otherwise removed from the state's property rolls since the 2018 report. There was one property sale with a total consideration of \$2.99 million.
- Properties that have been transferred between departments. There are three properties in this category.
- Properties that have been authorized as surplus and are pending disposition. There are currently 18 properties in this category. In addition, there are seven armory properties that have been authorized for disposition as excess, pursuant to special legislation.
- Properties that have been identified as excess and are pending surplus authorization. There are four properties in this category.
- Properties that had prior surplus authorization rescinded, or for which a rescission of the surplus authorization has been requested in response to a state need for the property. There are no properties in this category.

The Asset Enhancement and Surplus Sales Program

The DGS' Asset Management Branch (AMB) is responsible for the disposition of state-owned real property that has been declared surplus to future state needs. The Legislature must declare the real property to be surplus and must authorize the director of DGS to sell, exchange, lease, or transfer the surplus real property pursuant to Government Code Section 11011 et seq. The objective of the program is to sell or otherwise dispose of surplus property in the best interest of the state by achieving maximum value, maximizing job creation, creating affordable housing, facilitating historic preservation and reuse, and returning property to local tax rolls.

Executive Order N-06-19

On January 15, 2019, Governor Gavin Newsom signed Executive Order (EO) N-06-19 to address the acute affordable housing crisis in California. The EO directed DGS to inventory excess state real property, including property that had been authorized for disposition as surplus, that may be suitable for the development of affordable housing. Pursuant to the EO, the sale of surplus properties has been temporarily suspended to allow for screening of all excess and surplus property to determine its suitability for housing development.

For more information on surplus property, visit the [DGS surplus property website](#). Questions or comments regarding the 2019 Surplus Real Property Annual Report to the State Legislature can be directed to Robert W. McKinnon, Assistant Branch Chief, Asset Management Branch, at (916) 376-1814 or by email at Robert.McKinnon@dgs.ca.gov.

State Agency Abbreviations

CADA	Capitol Area Development Authority
CDCR	California Department of Corrections and Rehabilitation
CDF	California Department of Forestry and Fire Protection (CAL FIRE)
CHP	California Highway Patrol
CON	Department of Conservation
DDS	Department of Developmental Services
DGS	Department of General Services
EDD	Employment Development Department
MIL	Military Department

Section 1: Properties Sold or Removed from State Rolls in 2019 – Sales

County: Los Angeles

Agency: Military Department (MIL)

Property Name: Sylmar Armory

Acres: 6.231

Sale Amount: \$2,990,000

Authority: Chapter 726, Statutes of 2018

Assessor Parcel Number: 2525-017-901

Location of Property: 12860 Arroyo Street, Sylmar, CA

Comments: The property was sold to the Los Angeles Homeless Services Authority (LAHSA).

Section 1A: Transfer of Jurisdiction Properties 2019

County: San Joaquin

Agency: California Highway Patrol (CHP)

Property Name: Stockton Area Office

Acres: 1.3

Authority: Chapter 207, Statutes of 2016

Assessor Parcel Number: 87-100-03

Location of Property: 3330 North Ad Art Road, Stockton, CA

Comments: This property was transferred by a transfer of jurisdiction to Caltrans in April 2019.

County: Fresno

Agency: California Highway Patrol (CHP)

Property Name: Fresno Area Office

Acres: 3.13

Authority: Government Code Section 14673

Assessor Parcel Number: 00449-0070-003

Location of Property: 1382 West Olive Avenue, Fresno, CA

Comments: This property was transferred by a transfer of jurisdiction to Caltrans in April 2019.

County: Kern

Agency: California Highway Patrol (CHP)

Property Name: Bakersfield Field Office

Acres: 1.87

Authority: Chapter 337, Statutes of 2014

Assessor Parcel Numbers: 332-0100-029 and 332-0100-042

Location of Property: 4040 Buck Owens Boulevard, Bakersfield, CA

Comments: This property was transferred by a transfer of jurisdiction to Caltrans in August 2019.

Section 2: Properties Pending Disposition

Note: Some of these properties may also be candidates for affordable housing development pursuant to Executive Order N-06-19.

County: Amador

Agency: California Department of Corrections and Rehabilitation (CDCR)

Property Name: Preston Youth Correctional Facility

Acres: 82

Authority: Chapter 505, Statutes of 2013 and Chapter 815, Statutes of 2017

Assessor Parcel Numbers: 004-290-003-000 and 004-290-006-000 (portion of)

Location of Property: 201 Waterman Road, Lone, CA

County: Del Norte

Agency: California Highway Patrol (CHP)

Property Name: Crescent City Area Office

Acres: 0.75

Authority: Chapter 430, Statutes of 2018

Assessor Parcel Number: 117-030-016

Location of Property: 1444 Parkway Drive, Crescent City, CA

County: El Dorado

Agency: Military Department (MIL)

Property Name: Placerville Armory

Acres: 2.58

Authority: Chapter 726, Statutes of 2018

Assessor Parcel Number: 325-280-03-1

Location of Property: 100 Armory Drive, Placerville, CA

County: Fresno

Agency: Military Department (MIL)

Property Name: Reedley Armory

Acres: 2

Authority: Chapter 726, Statutes of 2018

Assessor Parcel Number: 370-122-03T

Location of Property: 601 11th Street, Reedley, CA

Section 2 (continued): Properties Pending Disposition

Note: Some of these properties may also be candidates for affordable housing development pursuant to Executive Order N-06-19.

County: Imperial

Agency: Military Department (MIL)

Property Name: Brawley Armory

Acres: 1.78

Authority: Chapter 382, Statutes of 2016

Assessor Parcel Number: 046-121-004-000

Location of Property: 650 North Second Street, Brawley, CA

County: Kings

Agency: Military Department (MIL)

Property Name: Hanford Armory

Acres: 1.99

Authority: Chapter 726, Statutes of 2018

Assessor Parcel Number: 010-490-018

Location of Property: 902 N. 11th Avenue, Hanford, CA

County: Los Angeles

Agency: Department of Conservation (CON)

Property Name: Beaudry Street Residential Lot, Los Angeles

Acres: 0.09

Authority: Chapter 761, Statutes of 2008

Assessor Parcel Number: 5406-027-900

Location of Property: 806 Beaudry Avenue, Los Angeles, CA

Comments: The property consists of a single-family lot and is being offered for sale to private entities or individuals.

County: Los Angeles

Agency: California Department of Corrections and Rehabilitation (CDCR)

Property Name: Southern Youth Correctional Reception Center & Clinic, Norwalk

Acres: 32

Authority: Chapter 342, Statutes of 2012

Assessor Parcel Number: 8045-008-902

Location of Property: 13200 South Bloomfield Avenue, Norwalk, CA

Section 2 (continued): Properties Pending Disposition

Note: Some of these properties may also be candidates for affordable housing development pursuant to Executive Order N-06-19.

County: Los Angeles

Agency: Employment Development Department (EDD)

Property Name: Office Building, Los Angeles

Acres: 1.68

Authority: Chapter 178, Statutes of 2011

Assessor Parcel Number: 5133-003-902

Location of Property: 1405 South Broadway and 1400 South Hill Street,
Los Angeles, CA

County: Los Angeles

Agency: Military Department (MIL)

Property Name: Pomona Park Armory

Acres: 0.635

Authority: Chapter 355, Statutes of 2015

Assessor Parcel Number: 8341-011-901

Location of Property: 600 South Park Avenue, Pomona, CA

County: Nevada

Agency: California Highway Patrol (CHP)

Property Name: Truckee Area Office

Acres: 1.33

Authority: Chapter 430, Statutes of 2018

Assessor Parcel Numbers: 18-621-005 and 18-621-006

Location of Property: 10077 State Route 89 South, Truckee, CA

County: Orange

Agency: Department of General Services (DGS)

Property Name: Santa Ana State Building

Acres: 0.95

Authority: Chapter 430, Statutes of 2018

Assessor Parcel Number: 008-067-36

Location of Property: 605 West Santa Ana Boulevard, Santa Ana, CA

Section 2 (continued): Properties Pending Disposition

Note: Some of these properties may also be candidates for affordable housing development pursuant to Executive Order N-06-19.

County: Sacramento

Agency: Capitol Area Development Authority (CADA)

Property Name: 1609 O Street

Acres: 0.59

Authority: Chapter 32, Statutes of 2012

Assessor Parcel Number: 006-0233-026

Location of Property: 1609 O Street, Sacramento, CA

Comments: Property is occupied on a long-term ground lease. Improvements are owned by the lessee. Underlying fee will be sold to the lessee in the first quarter of 2020.

County: San Diego

Agency: California Highway Patrol (CHP)

Property Name: San Diego Area Office

Acres: 1.85

Authority: Chapter 430, Statutes of 2018

Assessor Parcel Number: 436-740-01

Location of Property: 4902 Pacific Highway, San Diego, CA

Comments: The property has been leased to the Jewish Family Services nonprofit to provide services to migrants.

County: San Francisco

Agency: Department of General Services (DGS) and Employment Development Department (EDD)

Property Name: Golden Gate Avenue & Turk Street, San Francisco

Acres: 0.39, 0.29 and 0.43

Authority: Chapter 761, Statutes of 2008 and Chapter 337, Statutes of 2014

Assessor Parcel Number: 0761-062

Location of Property: 770 Golden Gate Avenue, San Francisco, CA

Assessor Parcel Numbers: 0761-022, 0761-003 and 0761-002

Location of Property: NWC of Golden Gate & Franklin Street, San Francisco CA

Assessor Parcel Number: 0744-006

Location of Property: Mid-block Turk Street between Franklin Street and Gough Street, San Francisco, CA

Section 2 (continued): Properties Pending Disposition

Note: Some of these properties may also be candidates for affordable housing development pursuant to Executive Order N-06-19.

County: San Luis Obispo

Agency: California Department of Corrections and Rehabilitation (CDCR)

Property Name: Estrella Youth Correctional Facility

Acres: 160

Authority: Chapter 505, Statutes of 2013

Assessor Parcel Number: 025-434-001

Location of Property: 4545 Airport Road, Paso Robles, CA

County: San Mateo

Agency: Military Department (MIL)

Property Name: Redwood City Armory

Acres: 1.68

Authority: Chapter 726, Statutes of 2018

Assessor Parcel Number: 058-221-090

Location of Property: 739 Valota Road, Redwood City, CA

County: Santa Clara

Agency: Military Department (MIL)

Property Name: Malech Road Property

Acres: 6

Authority: Chapter 726, Statutes of 2018

Assessor Parcel Number: 729-56-004

Location of Property: 9580 Malech Road, San Jose, CA

Comments: The property was acquired as an armory site. The Military Department determined that the site is excess to its needs. The property is being offered to Santa Clara County Department of Parks and Recreation.

Section 3: Properties Identified as Excess

County: Riverside

Agency: Department of Forestry and Fire Protection (CAL FIRE)

Property Name: CAL FIRE Southern Ops

Acres: 4.07

Authority: Pending

Assessor Parcel Number: 209-130-003

Location of Property: 2524 Mulberry Street, Riverside, CA

Comments: A transfer of jurisdiction to the California Conservation Corps is in process.

County: San Bernardino

Agency: Department of General Services (DGS)

Property Name: Vacant Parcel

Acres: 1.94

Authority: Pending

Assessor Parcel Number: 134-0141-035

Location of Property: 303 West 3rd Street, San Bernardino, CA

Comments: The parcel is adjacent to the Caltrans District 8 headquarters building. Several agencies are evaluating this site for possible state reutilization.

County: Orange

Agency: Department of Developmental Services (DDS)

Property Name: Fairview Developmental Center

Acres: 109

Authority: Pending

Assessor Parcel Numbers: 420-012-16; 420-041-03; and 420-041-02

Location of Property: 2501 Harbor Boulevard, Costa Mesa, CA

Comments: DDS officially closed the Fairview Developmental Center on December 31, 2019. Reuse of the property is currently being evaluated.

Section 3 (continued): Properties Identified as Excess

County: Sonoma

Agency: Department of Developmental Services (DDS)

Property Name: Former Sonoma Developmental Center

Acres: 945

Authority: Pending

Assessor Parcel Numbers: 054-150-013-000; 054-150-005-001; 054-150-010-002; 054-090-001-000 and 054-080-001-000 (portion)

Location of Property: 15000 Arnold Drive, Eldridge, CA

Comments: The state and Sonoma County have agreed to prepare a Specific Plan for the property, which will provide the basis for reuse decisions. The planning effort is anticipated to take two to three years to complete.

Section 4: Properties Rescinded or Identified for Rescission of Surplus Authorization

No properties were identified for rescission of surplus designation.