

RESOLUTION NO. 2023-102

RESOLUTION OF THE BOARD OF SUPERVISORS OF SAN BERNARDINO COUNTY, STATE OF CALIFORNIA, ACTING IN ITS CAPACITY AS THE GOVERNING BODY OF COUNTY SERVICE AREA 70-J (OAK HILLS) DECLARING THE CONVEYANCE OF AN EASEMENT OVER A PORTION OF COUNTY SERVICE AREA 70-J (OAK HILLS)-OWNED PROPERTY (PORTION OF ASSESSOR'S PARCEL NUMBER 0405-383-11), CONSISTING OF APPROXIMATELY 29,012 SQUARE FEET, LOCATED NORTH OF RANCHERO ROAD BETWEEN FIR STREET AND MAPLE AVENUE IN THE CITY OF HESPERIA TO THE CITY OF HESPERIA FOR ROADWAY PURPOSES IS IN THE PUBLIC INTEREST AND WILL NOT SUBSTANTIALLY CONFLICT OR INTERFERE WITH THE USE OF THE PROPERTY BY THE COUNTY SERVICE AREA 70-J (OAK HILLS); AND AUTHORIZING THE CONVEYANCE OF THE EASEMENT TO THE CITY OF HESPERIA PURSUANT TO GOVERNMENT CODE SECTION 25526.6

On Tuesday June 13, 2023, on motion of Supervisor Baca, Jr., duly seconded by Supervisor Hagman and carried, the following resolution is adopted by the Board of Supervisors of San Bernardino County, State of California, acting in its capacity as the governing body of County Service Area 70-J (Oak Hills).

WHEREAS, County Service Area 70-J (Oak Hills) (CSA 70-J) is the fee owner of certain real property, commonly known as Assessor's Parcel Number (APN) 0405-383-11, located north of Ranchero Road between Fir Street and Maple Avenue in the City of Hesperia (Property); and

WHEREAS, Frontier Communities (Frontier) is developing a new residential community of 121 single-family homes to the west and northwest of the CSA 70-J Property; and

WHEREAS, the City of Hesperia (City) imposed a development condition on Frontier to obtain a road easement over a portion of the CSA 70-J Property in favor of the City. The easement will allow Frontier to make road improvements on the easement area in connection with its proposed development; and

WHEREAS, CSA 70-J has reviewed the easement request and determined that the conveyance of said roadway easement to the City will not substantially conflict or interfere with CSA 70-J's use of the Property and the conveyance is in the public interest; and

WHEREAS, the fair market value of the proposed easement was appraised at \$17,600, using a commonly used and acceptable method of valuation, as verified by RESD; and

WHEREAS, Frontier has agreed to pay the fair market value of the easement, plus reimburse CSA 70-J for administrative processing costs; and

WHEREAS, CSA 70-J can convey the easement to the City in accordance with California Government Code Section 25526.6; and

NOW, THEREFORE, BE IT RESOLVED the Board of Supervisors of the Board Governed County Service Area 70-J (Oak Hills) hereby finds, determines and orders as follows: declares, and resolves as follows:

SECTION 1. The above recitals constitute the findings and are incorporated herein.

SECTION 2. CSA 70-J hereby declares that the conveyance of the easement over a portion of the CSA 70-J Property, consisting of approximately 29,012 square feet, to the City for roadway purposes is in the public interest and will not substantially conflict or interfere with the use of the CSA 70-J Property by CSA 70-J and authorizes the conveyance by grant of easement to the City in

accordance with Government Code section 25526.6 upon payment of \$17,600 as the fair market value of the easement plus reimbursement of administrative processing costs in the amount of \$4,940.00.

PASSED AND ADOPTED by the Board of Supervisors of the Board Governed County Service Area 70-J (Oak Hills), by the following vote:

AYES: SUPERVISORS: Col. Paul Cook (Ret.), Jesse Armendarez, Dawn Rowe
Curt Hagman, Joe Baca, Jr.

NOES: SUPERVISORS: None

ABSENT: SUPERVISORS: None

* * * * *

STATE OF CALIFORNIA)
) ss.
SAN BERNARDINO COUNTY)

I, **LYNNA MONELL**, Clerk of the Board of Supervisors of the Board Governed County Service Area 70-J (Oak Hills), State of California, hereby certify the foregoing to be a full, true and correct copy of the record of the action taken by the Board of Supervisors, by vote of the members present, as the same appears in the Official Minutes of said Board at its meeting of June 13, 2023. Item #80
JLL

LYNNA MONELL
Clerk of the Board of Supervisors

By _____
Deputy