

RESOLUTION NO. 2025-_____

RESOLUTION OF THE BOARD OF SUPERVISORS OF SAN BERNARDINO COUNTY DECLARING THAT THE CONVEYANCE OF A NON-EXCLUSIVE UNDERGROUND ELECTRICAL EASEMENT OVER A PORTION OF SAN BERNARDINO COUNTY OWNED REAL PROPERTY (PORTION OF ASSESSOR'S PARCEL NUMBER 0234-231-03), CONSISTING OF APPROXIMATELY 546 SQUARE FEET, LOCATED AT 14605 ½ WASHINGTON DRIVE IN THE CITY OF FONTANA TO SOUTHERN CALIFORNIA EDISON COMPANY TO PROVIDE POWER TO CELL TOWER IMPROVEMENTS IS IN THE PUBLIC INTEREST; DECLARING THAT THE INTEREST CONVEYED WILL NOT SUBSTANTIALLY CONFLICT OR INTERFERE WITH THE USE OF THE PROPERTY BY THE COUNTY; AND AUTHORIZING THE CONVEYANCE OF GRANT OF EASEMENT TO SOUTHERN CALIFORNIA EDISON COMPANY PURSUANT TO GOVERNMENT CODE SECTION 25526.6

On Tuesday, August 5, 2025, on motion of Supervisor _____, duly seconded by Supervisor _____ and carried, the following resolution is adopted by the Board of Supervisors of San Bernardino County, State of California.

WHEREAS, San Bernardino County (County) is the fee owner of certain real property, commonly known as Assessor's Parcel Number (APN) 0234-231-03 located at 14605 ½ Washington Drive in the City of Fontana (Property); and

WHEREAS, the County's Board of Supervisors (Board) approved Amendment No. 3 to Revenue Lease Agreement No. 12-738 (Lease) with NCWPCS MPL 24 Year Sites Tower Holdings, LLC (Tenant) for a portion of the Property (Leased Premises) to confirm the Tenant's concurrent exercise of its three existing 5-year extension options, resulting in a term that commenced on November 1, 2018 and is scheduled to expire on October 31, 2033; and

WHEREAS, Tenant subsequently subleased a portion of the Leased Premises to DISH Network (DISH) for cell tower use; and

WHEREAS, the Real Estate Services Department (RESD) was advised that DISH wanted to make improvements to the existing cell tower on the subleased premises, which requires a non-exclusive underground electrical easement, totaling approximately 546 square feet, (Easement) on the County Property be granted to Southern California Edison (SCE) to install underground conduits and a meter to provide electric power to DISH's cell tower improvements; and

WHEREAS, RESD has reviewed the easement request and determined that the conveyance of the Easement to Edison is in the public's interest and the easement conveyed will not substantially conflict or interfere with the County's use of the Property; and

WHEREAS, the County can convey the Easement to Edison in accordance with California Government Code Section 25526.6 at no cost; and

WHEREAS, the conveyance of the Easement was reviewed pursuant to the California Environmental Quality Act (CEQA) and was determined to be categorically exempt from further environmental review under CEQA Guidelines Section 15301(b), Class 1 (Minor alterations of existing utility service) and Section 15061(b)(3) – Common sense exemption.

NOW, THEREFORE, BE IT RESOLVED the Board hereby declares and resolves as follows:

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

SECTION 2. The Board hereby declares that the conveyance of the non-exclusive Easement over a portion of the County's Property, consisting of approximately 546 square feet, to Edison to provide electric power to DISH's cell tower improvements is in the public interest and that the Easement conveyed will not substantially conflict or interfere with the use of the Property by the County and authorizes the conveyance by Grant of Easement to Edison in accordance with Government Code section 25526.6 at no cost.

PASSED AND ADOPTED by the Board of Supervisors, by the following vote:

AYES: SUPERVISORS:

NOES: SUPERVISORS:

ABSENT: SUPERVISORS:

* * * * *

STATE OF CALIFORNIA)
) ss.
SAN BERNARDINO COUNTY)

I, **LYNNA MONELL**, Clerk of the Board of Supervisors, 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 August 5, 2025.

LYNNA MONELL
Clerk of the Board of Supervisors

By _____
Deputy