

Resolution No.

**2025-09-23-1208****STOCKTON CITY COUNCIL**

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**RESOLUTION DECLARING A PORTION OF REAL PROPERTY LOCATED AT 6461 BROOKSIDE ROAD AS EXEMPT SURPLUS LAND UNDER THE SURPLUS LAND ACT AND FINDING THAT SUCH DECLARATION IS EXEMPT FROM ENVIRONMENTAL REVIEW UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT**

The City of Stockton ("City") is the fee owner of real property located at 6461 Brookside Road (APN 071-140-17) consisting of 114.39-acres, and the portion of real property to be declared as exempt surplus land consists of 73.84-acres as described in Exhibit 1 and shown in Exhibit 2 (the "Property"); and

The City has no present or future use for the Property and the City Council desires to declare it surplus land and not necessary for the City's use; and

The Surplus Land Act, Government Code sections 54220 *et. seq.*, establishes procedures for the disposition of "surplus land" owned by a "local agency" which generally requires said "surplus land" to be made available for affordable housing purposes, park and recreation purposes or open-space purposes before disposition; however, as provided by Government Code section 54222.3, these procedures do not apply to the disposal of "exempt surplus land" as defined in section 54221 (f)(1)(A) through 54221 (f)(1)(S); and

The Surplus Land Act, Government Code sections 54220 *et seq.*, and the Department of Housing and Community Development's Surplus Land Act Guidelines ("SLA Guidelines") require local agencies to take formal action to declare land "surplus land" or "exempt surplus land" before disposing of the land; and

The SLA Guidelines state that the governing board of a local agency must declare property to be "exempt surplus land" at a regular public meeting and that the declaration must be supported by written findings. The SLA Guidelines further require a local agency to provide the determination of exemption with written findings to the California Department of Housing and Community Development ("HCD") at least thirty (30) days prior to disposition; and

Government Code section 54221(f)(1)(D) provides that "exempt surplus land" includes "land that a local agency is transferring to another local, state, or federal agency, or to a third-party intermediary for future dedication for the receiving agency's use..."; and

The Property is "exempt surplus land" under the Act because the City, a local agency, intends to dispose of the property to the San Joaquin Flood Control Agency

(SJAFC), another local agency, for SJAFC's use to complete a levee improvement project; and

Approval of this Resolution will confirm the City Council's declaration that the Property is exempt surplus land consistent with Government Code section 54221(f)(1)(D) and SLA Guideline section 103(c)(5); and

After approval of this Resolution, staff will submit a copy of this Resolution to HCD pursuant to SLA section 400(e) of the SLA Guidelines; now, therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF STOCKTON, AS FOLLOWS:

1. The City Council hereby declares that the portion of real property located at 6461 Brookside Road consisting of 73.84-acres, more particularly described in Exhibit 1 & Exhibit 2, attached hereto, and incorporated by this reference, is exempt surplus land pursuant to Government Code section 54221(f)(1)(D) because the Property is being transferred to another local agency, namely SJAFC, and therefore as provided by Government Code section 54222.3 the provisions of the Surplus Land Act do not apply to the disposition of the Property.

2. Staff is hereby authorized to proceed with negotiations with SJAFC regarding the disposition of the Property.

3. The adoption of this Resolution, which relates to the City Council's determination that the Property is "exempt surplus land" pursuant to Government Code section 54221 (f)(1)(D), is categorically exempt from the requirements of the California Environmental Quality Act pursuant to CEQA Guidelines section 15061(B)(3).

4. The City Manager, or designee, is hereby authorized to take all the necessary and appropriate actions to carry out the purpose and intent of this resolution.

PASSED, APPROVED, and ADOPTED September 23, 2025.

ATTEST:



CHRISTINA FUGAZI  
Mayor of the City of Stockton

KATHERINE ROLAND, CMC, CPMC  
City Clerk of the City of Stockton

**EXHIBIT "A"**  
**SAN JOAQUIN AREA FLOOD CONTROL AGENCY**  
**MITIGATION PARCEL**  
**APN 071-140-17**

**LEGAL DESCRIPTION**

All that property situate in Section 24, Township 2 North, Range 5 East, Mount Diablo Meridian, County of San Joaquin, State of California, being a portion of that certain GRANT DEED to the CITY OF STOCKTON recorded April 10, 1958, in Book 2058, at Page 393, Official Records of San Joaquin County, more particularly described as follows:

**COMMENCING** at a found 3/4" iron rod with cap stamped L.S. 7269 being a witness corner for the most easterly corner of PARCEL 2 as shown on that certain Record of Survey filed December 16, 2022 in Book 40 of Surveys, at Page 122, Official Records of San Joaquin County;

thence along the southerly line of said PARCEL 2, North 60°31'49" East, 25.00 feet to the most easterly corner of said Parcel 2, also being the most southerly corner of "CAMP 4" as shown on that certain map titled "MAP OF SURVEY DIVISION OF VIGNOLO & CORTOPASSI PROPERTY ON THE WRIGHT TRACT" filed January 22, 1957, in Book of Surveys, Volume 10 at Page 173, Official Records of San Joaquin County;

thence along the southerly line of said "CAMP 4", North 60°30'09" East, 4438.50 feet to the most southerly corner of said GRANT DEED;

thence along the westerly line of said GRANT DEED, North 28°48'27" West, 102.28 feet to the **POINT OF BEGINNING**;

thence continuing along said westerly line North 28°48'27" West, 2268.94 feet to a point on the left bank of Fourteen Mile Slough as shown on said map titled "MAP OF SURVEY DIVISION OF VIGNOLO & CORTOPASSI PROPERTY ON THE WRIGHT TRACT" ;

thence along said left bank the following twenty one (21) courses:

- 1) North 79°09'32" East, 63.11 feet;
- 2) North 69°15'08" East, 91.47 feet;
- 3) North 59°44'25" East, 67.96 feet;

- 4) North  $55^{\circ}23'17''$  East, 81.94 feet;
- 5) North  $52^{\circ}49'58''$  East, 135.44 feet;
- 6) North  $49^{\circ}18'35''$  East, 74.03 feet;
- 7) North  $52^{\circ}57'49''$  East, 76.16 feet;
- 8) North  $61^{\circ}51'56''$  East, 23.01 feet;
- 9) North  $67^{\circ}59'36''$  East, 21.70 feet;
- 10) North  $74^{\circ}22'10''$  East, 46.81 feet;
- 11) North  $84^{\circ}15'45''$  East, 122.25 feet;
- 12) South  $79^{\circ}53'48''$  East, 87.90 feet;
- 13) South  $77^{\circ}56'53''$  East, 75.07 feet;
- 14) South  $83^{\circ}28'12''$  East, 89.53 feet;
- 15) South  $88^{\circ}27'48''$  East, 44.44 feet;
- 16) North  $83^{\circ}28'07''$  East, 68.01 feet;
- 17) North  $79^{\circ}48'28''$  East, 140.90 feet;
- 18) North  $88^{\circ}43'12''$  East, 14.89 feet;
- 19) North  $77^{\circ}11'43''$  East, 136.48 feet;
- 20) North  $85^{\circ}07'31''$  East, 45.74 feet;
- 21) North  $80^{\circ}20'30''$  East, 70.05 feet;

thence leaving said left bank the following seven (7) courses:

- 1) South  $0^{\circ}47'08''$  East, 231.80 feet to the beginning of a curve to the left, having a radius of 340.00 feet;
- 2) Along said curve southeasterly, through a central angle of  $60^{\circ}47'43''$ , and an arc distance of 360.77 feet, having a chord bearing of N $31^{\circ}11'00''$  and a chord length of 344.08 feet.
- 3) South  $61^{\circ}34'51''$  East, 844.59 feet;
- 4) South  $0^{\circ}37'13''$  East, 561.13 feet;
- 5) South  $17^{\circ}11'12''$  East, 60.98 feet;
- 6) South  $60^{\circ}31'25''$  West, 1465.88 feet;
- 7) South  $24^{\circ}50'00''$  West, 110.89 feet to the **POINT OF BEGINNING**.

Subject to easements and rights of way per record.

Containing 73.84 acres, more or less.

The Basis of Bearings for this description is based upon the California Coordinate System of 1983, CCS(2011 adjustment), Zone III, Epoch 2017.50, in accordance with the California Public Resources Code §§ 8801-8819 . All distances cited hereon are grid distances in US Survey Feet. Divide grid distances by the combined scale factor of 0.9999442 to obtain ground level distances.

Shown graphically on Exhibit B, attached hereto and made a part hereof.

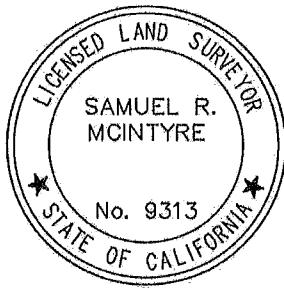
This real property description was prepared at Mark Thomas & Company Inc. by me or under my direction in conformance with the Professional Land Surveyors Act.

Mark Thomas & Company, Inc.



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Samuel R. McIntyre, LS 9313



September 3, 2025

Date

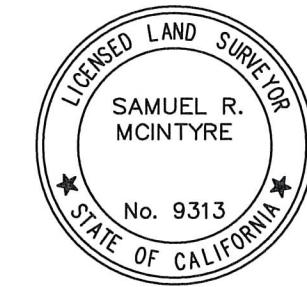
## PORTION OF SECTION 24, T2N, R5E M.D.B.M.

LINE TABLE

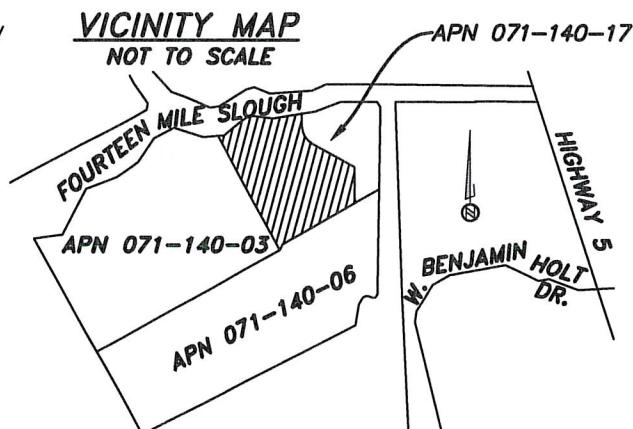
L1	N60°31'49"E 25.00'	L21	N79°48'28"E 140.90'
L2	N60°30'09"E 4438.50'	L22	N88°43'12"E 14.89'
L3	N28°48'27"W 102.28'	L23	N77°11'43"E 136.48'
L4	N28°48'27"W 2268.94'	L24	N85°07'31"E 45.74'
L5	N79°09'32"E 63.11'	L25	N80°20'30"E 70.05'
L6	N69°15'08"E 91.47'	L26	S00°47'08"E 231.80'
L7	N59°44'25"E 67.96'	L27	S61°34'51"E 844.59'
L8	N55°23'17"E 81.94'	L28	S00°37'13"E 561.13'
L9	N52°49'58"E 135.44'	L29	S17°11'12"E 60.98'
L10	N49°18'35"E 74.03'	L30	S60°31'25"W 1465.88'
L11	N52°57'49"E 76.16'	L31	S24°50'00"W 110.89'
L12	N61°51'56"E 23.01'		
L13	N67°59'36"E 21.70'		
L14	N74°22'10"E 46.81'		
L15	N84°15'45"E 122.25'		
L16	S79°53'48"E 87.90'		
L17	S77°56'53"E 75.07'		
L18	S83°28'12"E 89.53'		
L19	S88°27'48"E 44.44'		
L20	N83°28'07"E 68.01'		

CURVE TABLE

$R=340.00'$   
 $\Delta=060°47'43"$   
 C1  $L=360.77'$   
 $CB=N31°11'00"W$   
 $CH=344.08'$

LEGEND

POB POINT OF BEGINNING  
 POC POINT OF COMMENCEMENT  
 ● FOUND MONUMENT AS NOTED  
 ○ DIMENSION POINT  
 □ PARCEL TO BE TRANSFERRED  
 RS RECORD OF SURVEY  
 O.R. OFFICIAL RECORDS  
 APN ASSESSORS PARCEL NUMBER



THE BASIS OF BEARINGS FOR THIS DESCRIPTION IS BASED UPON THE CALIFORNIA COORDINATE SYSTEM OF 1983, CCS(2011 ADJUSTMENT), ZONE III, EPOCH 2017.50, IN ACCORDANCE WITH THE CALIFORNIA PUBLIC RESOURCES CODE §§ 8801-8819. ALL DISTANCES CITED HEREON ARE GRID DISTANCES IN US SURVEY FEET. DIVIDE GRID DISTANCES BY THE COMBINED SCALE FACTOR OF 0.9999442 TO OBTAIN GROUND LEVEL DISTANCES.

SHEET 1 OF 2

 <b>MARK THOMAS</b>	Exhibit B San Joaquin Area Flood Control Agency Mitigation Parcel Portion of APN 071-140-17 Plat to Accompany Legal Description City of Stockton San Joaquin County, California	
Date AUG. 2025 Drawn By BK Checked By SM		

## PORTION OF SECTION 24, T2N, R5E M.D.B.M.

