



# Greater Vallejo Recreation District

GVRD promotes wellness and healthy lifestyles  
by providing safe parks and innovative and fun  
recreation programs for all residents.

## BOARD OF DIRECTORS

Rizal Aliga  
Robert Briseño  
Thomas Judt  
Stacey Kennington  
Tom Starnes

## GENERAL MANAGER

Gabe Lanusse

December 13, 2023

To All Interested Parties:

### **RE: Notice of Availability of Surplus Property**

As required by Government Code Section 54220 of the State of California, the Greater Vallejo Recreation District (“GVRD”) is providing notification that the GVRD may sell or lease the surplus property listed in the accompanying document. The GVRD Board of Directors declared the listed property to be surplus at its November 9, 2023, regular board meeting.

In accordance with Government Code Section 54222, you have sixty (60) days from the date this offer was sent via electronic mail to notify the GVRD of your interest in acquiring the property. However, this offer shall not obligate the GVRD to sell the property to you. Instead, the GVRD would enter into at least ninety (90) days of negotiations with you pursuant to Government Code Section 54223. If no agreement is reached on sales price and terms, or lease terms, the GVRD may market the property to the general public.

As required by Government Code Section 54227, if the GVRD 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 percent 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.

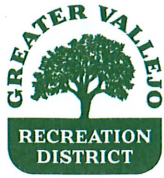
In the event your agency or company is interested in purchasing the property, you must notify the GVRD in writing within sixty (60) days of the date this notice was sent via electronic mail. Notice of your interest in acquiring the property shall be delivered to Gabe Lanusse, at [glanusse@gvrd.org](mailto:glanusse@gvrd.org). You may also direct your questions to Kim Pierson, at [kpierson@gvrd.org](mailto:kpierson@gvrd.org) or by calling (707) 648-4600.

Entities proposing to submit a letter of interest are advised to review the requirements set forth in the Surplus Land Act (Government Code Section 54220-54234).

## Surplus Land Property Description

<b>Jurisdiction name:</b>	Greater Vallejo Recreation District
<b>Jurisdiction type:</b>	Special Recreation and Park District
<b>Site Address/intersection:</b>	1 St. John's Mine Road (McIntyre Ranch)
<b>City:</b>	Vallejo, California
<b>Zip code:</b>	94591
<b>County:</b>	Solano
<b>Assessor Parcel Number:</b>	0182040050
<b>Consolidated sites:</b>	N/A
<b>General Plan Designation:</b>	Parks, Recreation and Open Space
<b>Zoning Designation:</b>	Parks, Recreation and Open Space
<b>Minimum density allowed:</b>	N/A
<b>Maximum density allowed:</b>	N/A
<b>Parcel size:</b>	approximately 22 acres
<b>Existing use:</b>	recreation and open space
<b>Minimum sales price:</b>	unknown
<b>Last appraised value:</b>	N/A
<b>Last appraised date:</b>	N/A





## RESOLUTION NUMBER 2023-04

### RESOLUTION 2023-04 OF THE BOARD OF DIRECTORS OF THE GREATER VALLEJO RECREATION DISTRICT DECLARING MCINTRYE RANCH AS SURPLUS LAND AND DIRECTING STAFF TO EXPLORE OPPORTUNITIES TO DECLARE MCINTYRE RANCH AS EXEMPT SURPLUS LAND

BE IT RESOLVED by the Board of Directors of the Greater Vallejo Recreation District as follows:

WHEREAS, the Surplus Land Act (Government Code sections 54220 – 54234) governs the disposal of “surplus land” by local agencies, including Greater Vallejo Recreation District (“GVRD”);

WHEREAS, GVRD currently owns, in fee simple, an approximately 22-acre park site (known as the McIntyre Ranch) located at 1 St. John’s Mine Road, Vallejo, California, and although GVRD has conducted some limited activities on the property, it has never used or developed the property to its full potential;

WHEREAS, the principal reason for this lack of development has been the absence of clearly defined legal access to the property and despite its best efforts, GVRD has been unable to reach an agreement with the neighboring property owners regarding a potential grant of easement that would explicitly authorize regular public access to McIntyre Ranch; and

WHEREAS, GVRD expends a significant amount of ongoing staff time and funds to maintain McIntyre Ranch that diverts resources from the other parks and facilities that GVRD must maintain for the public;

WHEREAS, declaring McIntyre Ranch to be surplus land would allow the Board of Directors to explore options for disposing or selling the property; and

WHEREAS, GVRD staff can also explore options to declare McIntyre Ranch to be “exempt” surplus land, such as an exchange for another property necessary for the GVRD’s use or a transfer of the property to another local, state, or federal agency.

NOW, THEREFORE, the Board of Directors hereby RESOLVES and DECLARES as follows:

1. McIntyre Ranch is surplus and not necessary for GVRD’s use; and
2. Staff should explore opportunities to declare McIntyre Ranch as exempt surplus land.

PASSED AND ADOPTED by the Board of Directors of the Greater Vallejo Recreation District on November 9, 2023, by the following vote:

Ayes: *Aliga, Briseño, Kennington, Quigley*

Noes: *0*

Absent: *0*

Attest: *Kimberly Pierson*  
\_\_\_\_\_  
Kimberly Pierson, Board Clerk

*[Signature]*  
\_\_\_\_\_  
Robert Briseño, Board Chairperson