

**SUBMITTAL TO THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

614



**FROM:** Economic Development Agency

**SUBMITTAL DATE:**  
October 14, 2004

**SUBJECT:** Adoption of Resolution No. 2004-488, Authorization to Enter into an Option to Purchase a 2,668 Acre Property in the Badlands Area

**RECOMMENDED MOTION:** That the Board of Supervisors:

- (1) Approve attached Resolution Number 2004-488, which authorizes an option to purchase real property;
- (2) Approve the attached option agreement between the County of Riverside and Lockheed Martin Corporation, and authorize the Chairman to sign the agreement and any related documents necessary to complete the acquisition of the subject property;
- (3) Authorize the Assistant County Executive Officer of the Economic Development Agency, or his designee, to administer all actions necessary and to sign any related escrow documents, to complete the acquisition of the subject property; and
- (4) Direct the Clerk of the Board to notarize and record the option agreement in the Office of the Riverside County Recorder.

Departmental Concurrence

**BACKGROUND:** On October 5, 2004 the Board of Supervisors approved Resolution Number 2004-453, giving Notice of Intention to acquire approximately 2,668 acres for habitat acquisition in the Badlands area, at a unit price of roughly \$750/acre. The option deposit of \$500,000 is for an option term of 18 months and is refundable. (Continued on next page)

BJH:RZ:BB:kh S:\RealProperty\Real Property\MSHCP\04-H-156.frm11.doc

Bradley J. Hudson  
Assistant County Executive Officer/EDA

<b>FINANCIAL DATA</b>	Current F.Y. Total Cost:	\$ 2,000,000 plus escrow fees	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	2004-2005

**COMPANION ITEM ON BOARD OF DIRECTORS AGENDA:** No

<b>SOURCE OF FUNDS:</b> SCCP funds earmarked for MSHCP Acquisitions	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

**C.E.O. RECOMMENDATION:** **APPROVE**

**County Executive Office Signature** *Bronda King*

- Policy
- Consent
- Dep't Recomm.:
- Per Exec. Ofc.:

**Prev. Agn. Ref.:** 10/5/04, 3.8

**District:** 5

**Agenda Number:**

**3.5**

**ATTACHMENTS FILED  
WITH THE CLERK OF THE BOARD**

Background (Continued)

The purpose of the option is to allow the County additional time to evaluate environmental testing results on the property. The subject property is located south of Jack Rabbit Trail and east of Gilman Springs Road in the Badlands area. The proposed purchase will be paid from SCCP funds previously earmarked by the Board of Supervisors for MSHCP land acquisitions on May 14, 2002, Item 3.30b. The Parks District has estimated that the annual property management costs for the subject property will be approximately \$18,000 per year. The County has appropriated funding to the Parks District for annual management costs.

The Western Riverside County Regional Conservation Authority is aware of the proposed option agreement and recommends approval. Staff recommends approval of the four motions in this Form 11.

2 **RESOLUTION NO. 2004-488**  
3 **AUTHORIZATION TO ENTER INTO AN OPTION TO PURCHASE A 2,668 ACRE**  
4 **PROPERTY IN THE BADLANDS AREA (Fifth Supervisorial District)**

5 **WHEREAS**, Lockheed Martin Corporation has offered, for the sum of  
6 \$2,000,000, the property shown on Attachment "A" attached to this resolution, located in  
7 the Badlands area; and

8 **WHEREAS**, the County has agreed to accept this offer, and has given notice of  
9 its intention to enter into an option to purchase the property, pursuant to Government  
10 Code Section 25350, on October 5, 2004; and

11 **WHEREAS**, the Clerk of the Board of Supervisors was directed to give notice  
12 thereof as provided in Section 6063 of the Government Code and said notice has been  
13 given; and

14 **WHEREAS**, the acquisition of this property will assist the County in providing  
15 open space for preservation of wildlife and plant life.

16 **NOW THEREFORE, BE IT RESOLVED, DETERMINED, AND ORDERED** by the  
17 Board of Supervisors of the County of Riverside, State of California, in regular session  
18 assembled on November 2, 2004, as follows:

19 1. That the Board of Supervisors hereby finds and declares that the above  
20 recitals are true and correct.

21 2. That the County of Riverside is authorized to enter into an option to purchase  
22 and subsequently acquire real property in the Badlands area for the sum of \$2,000,000.

23 3. That the Chairman of the Board of Supervisors is hereby authorized to execute  
24 any and all documents necessary to enter into an option to purchase and subsequently  
25 acquire the real property from Lockheed Martin Corporation.

26 4. That the Assistant County Executive Officer of the Economic Development  
27 Agency, or his designee, is hereby authorized to take the necessary actions and  
28 execute any related documents to complete this acquisition.

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FORM APPROVED  
COUNTY COUNSEL


OCT 18 2004

BY   
ASSISTANT COUNTY COUNSEL

# Attachment "A"

## Proposed Lockheed Acquisition



-  Major roads.shp
-  Lockheed.shp
-  Parcels in 5th district.shp



This map was made by the Riverside County EDA utilizing Geographic Information System (GIS) technology. Data and information represented on this map is subject to update and modification.

