



Surplus Property Process

Real Property & Asset Management Committee
Item 6a
November 8, 2016

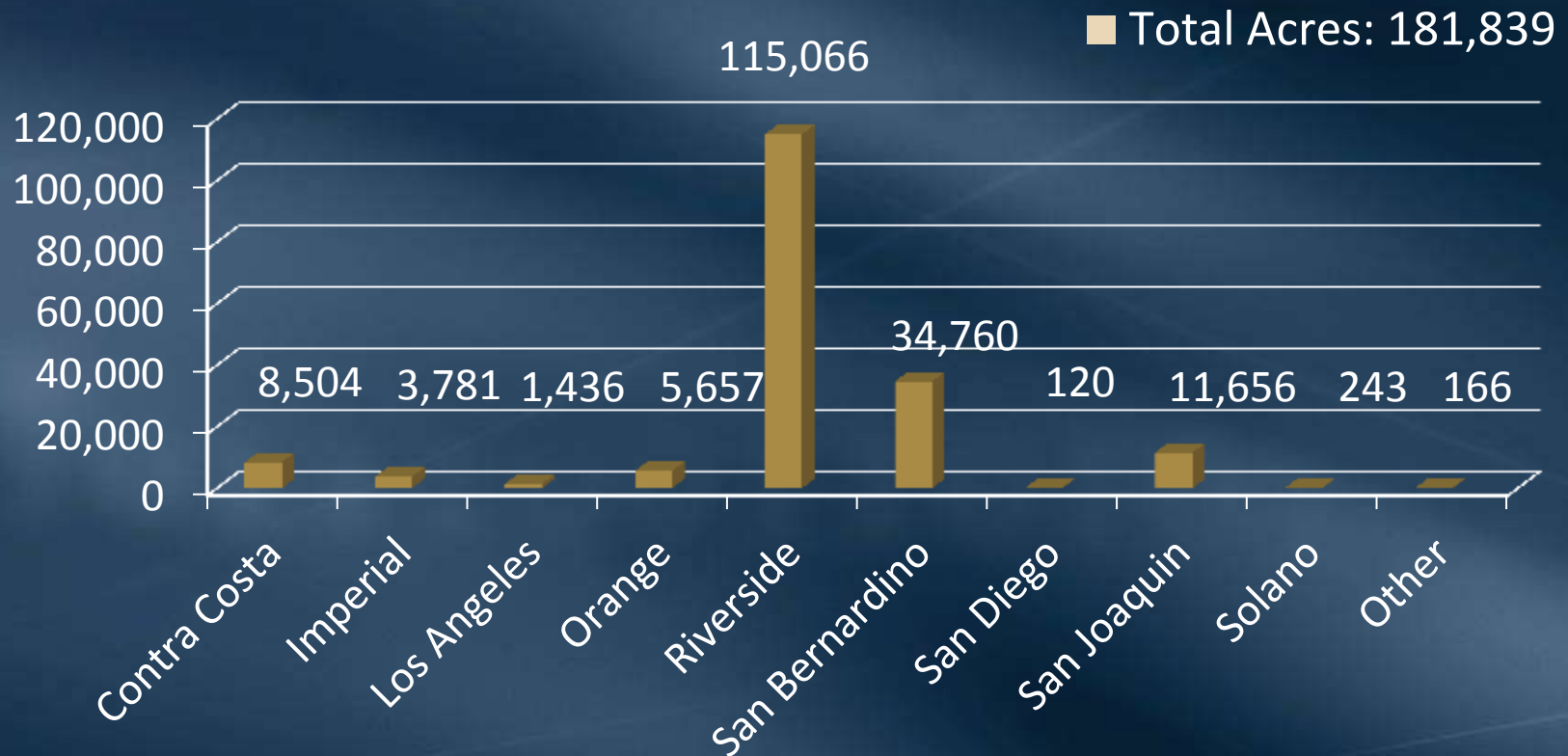
Life Cycle of Property

- Acquire property when Metropolitan identifies an operational need
- Metropolitan manages property assets cooperatively
- If no further need is identified, property is considered for surplus
- Board declares property surplus

Property Summary

Acres By County

Fee Simple



Real Property Use Classifications

1. In-Use

- Plants, Reservoirs and Surface Facilities: Colorado River Aqueduct
- Underground Pipelines Rights-of-Way: Foothill Feeder
- Reserve/Mitigation Lands: Lake Mathews

2. In-Line

- Future Facilities: Eagle Valley
- Resources Management: Palo Verde Irrigation District

Real Property Use Classifications cont.

3. In-Excess

- No need by WSO/WRM/ES/EPT
- No current/future use

4. In-Surplus

- Confirmed by Board: Gilman Springs
- Available for disposition

Surplus Property Review Criteria

- Staff periodic review of land holdings for “in-excess” land
 1. Are there existing facilities on property?
 2. Has property been identified for planned or future facilities?
 3. Is property needed for core business?
 4. Does property have value to Metropolitan for mitigation or as set-aside reserve?
 5. Other potential worth to Metropolitan?

Surplus Property Policies

- Policy Documents
 - Government Code, Surplus Lands Act Section 54222 *et seq.*
 - Metropolitan Administrative Code (Sec. 8240-8258)
 - Metropolitan Act (Sec. 140)
- GM shall notify committee when:
 - Property is determined to be excess
 - Estimated value is greater than \$75,000
- Board has authority over surplus action

Methods for Sale

- Auction by Staff (Sec. 8244)
- Open Listing (Sec. 8245)
- Exclusive Listing (Sec. 8246)
- Sale by Auctioneers (Sec. 8247)

Surplus Property Sales

- Revenues from Surplus Properties
 - 11 Single Family Residences: \$4,921,000
 - 512 Acres: \$27,612,000
 - Total Revenues: \$32,533,000

