
From: Krause, Lisa@HCD
Sent: Tuesday, August 15, 2023 2:40 PM
To: Anguiano, Melissa
Cc: Mandell, Joseph
Subject: RE: Surplus Land Act: Possible Surplus Land Disposition-6382 Phillip Road

Hi Melissa,

Thank you for gathering the requested documents so we could get a better picture of where the site is at in terms of the Surplus Land Act and current requirements.

Based on the information provided, it appears the proposed disposition of the site may be in conflict with the SLA, but I'd like to set up a meeting with you and your team to discuss where this project currently stands (you mentioned it was on hold) and so we can provide guidance.

Could you provide a few days and times that would work for your team?

Thanks,



Lisa Krause

Senior Housing Policy Specialist
Housing Accountability Unit
Housing Policy Development Division
Phone: (916) 820-1283

From: Anguiano, Melissa <MVAnguiano@roseville.ca.us>
Sent: Tuesday, August 8, 2023 9:53 AM
To: Wahid, Imaez@HCD <Imaez.Wahid@hcd.ca.gov>; Krause, Lisa@HCD <Lisa.Krause@hcd.ca.gov>
Cc: Mandell, Joseph <JMandell@roseville.ca.us>
Subject: RE: Surplus Land Act: Possible Surplus Land Disposition-6382 Phillip Road

Good morning Imaez and Lisa,

Per your request below, please find attached a summary of the background regarding the 6382 Phillip Road property and several documents relevant to your inquiry. Thank you and have a nice day.

Melissa Anguiano

Economic Development Director
Economic Development Department

o: (916) 774-5284

Civic Center | 311 Vernon Street | Roseville, CA | 95678



From: Wahid, Imaez@HCD <Imaez.Wahid@hcd.ca.gov>
Sent: Thursday, July 27, 2023 11:52 AM
To: Anguiano, Melissa <MVAnguiano@roseville.ca.us>
Cc: Mandell, Joseph <JMandell@roseville.ca.us>; PublicLands@HCD <publiclands@hcd.ca.gov>; Krause, Lisa@HCD <Lisa.Krause@hcd.ca.gov>
Subject: RE: Surplus Land Act: Possible Surplus Land Disposition-6382 Phillip Road

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Good morning, Melissa.

Thank you for your reply. I apologize for the delay in my response. My colleague Lisa Krause (cc'd) will be reviewing the information for the 6382 Phillip Road. Could you please send the documents to Lisa.

Thank you,



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Imaez Wahid

Senior Housing Policy Specialist
Housing Accountability Unit
Housing Policy Development Division
2020 W. El Camino Avenue, Suite 500 | Sacramento, CA 95833
Phone: 916.776.7496

From: Anguiano, Melissa <MVAnguiano@roseville.ca.us>
Sent: Wednesday, July 19, 2023 11:22 AM
To: Wahid, Imaez@HCD <Imaez.Wahid@hcd.ca.gov>
Cc: Mandell, Joseph <JMandell@roseville.ca.us>; PublicLands@HCD <publiclands@hcd.ca.gov>
Subject: RE: Surplus Land Act: Possible Surplus Land Disposition-6382 Phillip Road

Good morning Imaez,

Thank you for your email. The City of Roseville acknowledges receipt of your inquiry regarding 6382 Phillip Road. The proposed project at this site is currently on hold and we will need to gather the various documents that are relevant to your request. This property was declared surplus by the City in 2019, so give us a few weeks to pull together the information and we will be in touch with a more substantive response.

Thank you.

Melissa Anguiano

Economic Development Director
Economic Development Department

o: (916) 774-5284

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From: Wahid, Imaez@HCD <Imaez.Wahid@hcd.ca.gov>
Sent: Monday, July 17, 2023 9:09 AM
To: City Manager- Mail <CityManager@roseville.ca.us>; City Atty Admin <cityattyadmin@roseville.ca.us>
Cc: PublicLands@HCD <publiclands@hcd.ca.gov>
Subject: Surplus Land Act: Possible Surplus Land Disposition-6382 Phillip Road

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To whom it may concern:

It is the California Department of Housing and Community Development (HCD) staff’s understanding that the City of Roseville (City) intends to dispose of the property located at [6382 Phillip Road](#) [[roseville.novusagenda.com](#)] [[protect.checkpoint.com](#)], referred to as the Roseville Industrial Park and is an approximately 236.26-acre (APN: 017-101-008-00) (Property). The disposition (sale/lease) of the Property may be subject to the Surplus Land Act.

Government Code section 54221(b)(1) requires that a local agency declare land as either “surplus land” or “exempt surplus land,” as supported by written findings, before a local agency may take any action to dispose of it.

Pursuant to Government Code 54222 (a)(1), any local agency disposing of surplus land shall send, prior to disposing of that property or participating in negotiations to dispose of that property with a prospective transferee, a written notice of availability to certain local public entities (including HCD), CalHFA certified housing sponsors, and other local agencies.

Pursuant to Government Code 54230.5 (b) (1), “Prior to agreeing to terms for the disposition of surplus land, a local agency shall provide to the Department of Housing and Community Development a description of the notices of availability sent, and negotiations conducted with any responding entities, in regard to the disposal of the parcel of surplus land and a copy of any restrictions to be

recorded against the property... in a form prescribed by the Department of Housing and Community Development.”

HCD does not have a record of receiving a Notice of Availability for the Property from the City. HCD also does not have a record of receiving written findings (post-notice surplus land disposition package) demonstrating that the City has completed the standard Surplus Land Act process for the Property. The attached document provides additional information on the standard SLA process.

Is the City available for a call with HCD staff/counsel to discuss the applicability of the Surplus Land Act as it relates to the Property? Could you please put me in contact with the department or staff that can provide information on the subject Property.

Please feel free to reach out to me if you have any questions.

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