

# ATTACHMENT 1

**RESOLUTION NO. 2022-XX**

**A RESOLUTION OF THE CITY OF LAKE FOREST  
AUTHORIZING APPROVAL OF THE PURCHASE OF THAT  
CERTAIN PROPERTY LOCATED NORTH OF EL TORO RD.,  
AND SOUTH OF JERONIMO RD., (APN: 614-021-31) AND  
ACCEPTING THE PROPERTY FROM THE HOUSING  
AUTHORITY VIA CERTIFICATE OF ACCEPTANCE, AND  
TAKING RELATED ACTIONS.**

**WHEREAS**, the Housing Authority for the City of Lake Forest (the “Authority” and the city, “City”) owns and controls certain vacant property located north of El Toro Rd. and east of Jeronimo Rd. (APN: 614-021-31), which consists of approximately 7,000 square feet of land (the “Property”); and

**WHEREAS**, the Authority has the power to sell the Property pursuant to Health and Safety Code section 34312.3(b) without regard to the Surplus Land Act (Government Code section 54220 et seq.); and

**WHEREAS**, based on an appraisal of the Property, dated May 20, 2022, the Property’s as-is fair market value is \$310,000; and

**WHEREAS**, the City approves the purchase of the Property from the Authority for \$310,000; and

**WHEREAS**, the City has agreed to accept title to the Property via Quitclaim Deed and by Certificate of Acceptance, pursuant to Section 27281 of the California Government Code.

**NOW, THEREFORE, BE IT RESOLVED, DETERMINED, AND ORDERED BY THE CITY COUNCIL FOR THE CITY OF LAKE FOREST, AS FOLLOWS:**

**SECTION 1.** The recitals set forth above are true and correct and are incorporated into this Resolution by reference.

**SECTION 2.** The City hereby approves the purchase of the Property from the Authority via Quitclaim Deed (the “Quitclaim Deed”); and authorizes the City Manager or her designee to transfer the purchase price of \$310,000 from the City’s accounts to the Authority’s Housing Asset Fund; accept the executed Quitclaim Deed from the Authority and record it in the Official Records of Orange County; and to take all other actions necessary to accomplish the purpose of this Resolution.

**SECTION 3.** The City will accept the Property via Certificate of Acceptance, a form

of which is attached hereto as Exhibit B.

**SECTION 4.** This Resolution shall take effect immediately upon its adoption by the City, and the City Clerk shall attest to and certify the vote adopting this Resolution.

**PASSED, APPROVED AND ADOPTED** this \_\_ day of August, 2022.

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ROBERT PEQUEÑO  
MAYOR

**ATTEST:**

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XXX  
CITY CLERK

STATE OF CALIFORNIA            )  
COUNTY OF LOS ANGELES    ) ss.  
CITY OF LAKE FOREST         )

**I HEREBY CERTIFY** that the foregoing Resolution No. 2022-XXX was duly adopted by the City of Lake Forest, at a regular meeting held on the 16<sup>th</sup> day of August 2022, by the following vote, to wit:

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

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XXX  
CITY CLERK

**APPROVED AS TO FORM:**

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MATTHEW RICHARDSON  
CITY ATTORNEY

## Exhibit B

THE CITY OF LAKE FOREST

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Quitclaim Deed to which this Certificate of Acceptance is attached

from: **THE LAKE FOREST HOUSING AUTHORITY**, as successor in interest to the **LAKE FOREST REDEVELOPMENT AGENCY**, a California public body, corporate and politic ("**Grantor**")

to: **THE CITY OF LAKE FOREST**, a California municipal corporation ("**Grantee**")

Said Quitclaim Deed is hereby accepted by the undersigned officer on behalf of Grantee pursuant to authority conferred by the Grantee's governing body, and Grantee hereby consents to recordation of said Quitclaim Deed.

Dated: \_\_\_\_\_

CITY OF LAKE FOREST,

By: \_\_\_\_\_  
Debra D. Rose, City Manager