

DEPARTMENT: Administration

BY: Rick Benson  
PHONE: 966-3222

**RECOMMENDED ACTION AND JUSTIFICATION:**

Approve the purchase of real property located at 5101 Bullion Street, Mariposa (APN #013-125-001 and #013-125-002); Authorize the County Administrative Officer to sign any and all documents necessary to complete the purchase; Authorize the Auditor to draw a warrant for the purchase price and escrow costs in the amount of \$245,296.74 from the Courthouse Construction fund.

Property is available for the possible construction of a new courthouse and the Board of Supervisors has indicated that it is interested in purchasing this property. The property is in close proximity to other local government offices and is suitable for this type of use.

**BACKGROUND AND HISTORY OF BOARD ACTIONS:**

On December 21, 2010, the Board adopted Resolution 10-577, approving intent to purchase property located at 5101 Bullion Street (APN #013-125-001 and #013-125-002) as a potential site for a future courthouse.

**ALTERNATIVES AND CONSEQUENCES OF NEGATIVE ACTION:**

Do not approve the purchase the property. The County may forfeit the \$10,000 deposit on the property.

Financial Impact? ( X ) Yes ( ) No	Current FY Cost: \$	Annual Recurring Cost: \$
Budgeted In Current FY? ( X ) Yes ( ) No ( ) Partially Funded		
Amount in Budget: \$463,358		List Attachments, number pages consecutively
Additional Funding Needed: \$-0-		Buyer Statement
Source:		
Internal Transfer		
Unanticipated Revenue	4/5's vote	
Transfer Between Funds	4/5's vote	
Contingency	4/5's vote	
( ) General ( ) Other		

**CLERK'S USE ONLY:**

Res. No.: 11-55 Ord. No. \_\_\_\_\_  
Vote - Ayes: 5 Noes: \_\_\_\_\_  
Absent: \_\_\_\_\_  
Approved  
Minute Order Attached ( ) No Action Necessary

**COUNTY ADMINISTRATIVE OFFICER:**

Requested Action Recommended  
 No Opinion  
Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

The foregoing instrument is a correct copy of the original on file in this office.

Date: \_\_\_\_\_  
Attest: MARGIE WILLIAMS, Clerk of the Board  
County of Mariposa, State of California  
By: \_\_\_\_\_  
Deputy

CAO: RB



# COUNTY of MARIPOSA

P.O. Box 784, Mariposa, CA 95338 (209) 966-3222

JIM ALLEN, CHAIR  
JANET BIBBY, VICE-CHAIR  
LEE STETSON  
LYLE TURPIN  
KEVIN CANN

DISTRICT V  
DISTRICT III  
DISTRICT I  
DISTRICT II  
DISTRICT IV



## MARIPOSA COUNTY BOARD OF SUPERVISORS

### MINUTE ORDER

TO: RICHARD J. BENSON, CAO  
FROM: MARGIE WILLIAMS, Clerk of the Board *MW*  
SUBJECT: Approve the Purchase of Real Property Located at 5101 Bullion Street in Mariposa (APN# 013-125-001 & 013-125-002), and Authorize the County Administrative Officer to Sign any other Documents Necessary to Complete the Purchase; Authorize the Auditor to Draw a Warrant for the Purchase Price and Escrow Costs in the Amount of \$245,296.74 from the Courthouse Construction Fund

RES. 11-55

THE BOARD OF SUPERVISORS OF MARIPOSA COUNTY, CALIFORNIA

ADOPTED THIS Order on February 15, 2011

#### ACTION AND VOTE:

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#### **Administration**

Approve the Purchase of Real Property Located at 5101 Bullion Street in Mariposa (APN# 013-125-001 & 013-125-002), and Authorize the County Administrative Officer to Sign any other Documents Necessary to Complete the Purchase; Authorize the Auditor to Draw a Warrant for the Purchase Price and Escrow Costs in the Amount of \$245,296.74 from the Courthouse Construction Fund

**BOARD ACTION:** Rick Benson advised that approval has been given by the Judges to use the Courthouse Construction Fund for this purchase; however, there are no immediate plans to build a Courthouse, but the property would be available for that. He advised of a revision in the escrow costs for taxes, so the total for the warrant is \$245,100.92. An item will come back to the Board with plans and provisions for removal of the structures from the property. Supervisor Bibby asked for clarification that any maintenance costs would come from the Courthouse Funds.

Input from the public was provided by the following:

Brad Aborn commended everyone that was involved to make this purchase happen.

Ron Iudice, 7<sup>th</sup> Street Properties, stated he would like to see some of the building materials recycled/re-used.

Ruth Sellers, member of the Historical Sites and Records Preservation Commission, stated the Commissioners have concerns with the white house and feel we should try and preserve it.

Discussion was held, including the request for preservation of the white house. Rick Benson stated it was his understanding that it was determined that the buildings were not salvageable. Supervisor Bibby stated she wants to make sure that General

Fund dollars are not used. (M)Cann, (S)Turpin, Res. 11-55 was adopted approving the recommended actions/Ayes: Unanimous.

Cc: Bill Davis, Auditor  
File

**BUYER'S STATEMENT**

**Buyer:** Mariposa County  
**Seller:** Society for the Prevention of Cruelty to animals of Mariposa County  
**Settlement Agent:** Inter-County Title Co.  
 (209)966-3653  
**Place of Settlement:** P.O. Box 838  
 Mariposa, CA 95338  
**Settlement Date:** February 15, 2011  
**Property Location:** 5099 & 5101 Bullion Street  
 Mariposa, CA 95338  
 Mariposa County, California

**DEBITS**

Contract sales price		250,000.00
Title Fees	Inter-County Title Co.	425.00
Escrow Fees	Inter-County Title Co.	350.00
Abestos Survey	Leon Environmental Service	1,800.00
Phase 1 Environmental Report	HerSchy Environmental, Inc.	3,000.00
<b>Gross Amount Due From Buyer</b>	<b>TOTAL DEBITS</b>	<b>255,575.00</b>

**CREDITS**

Deposit or earnest money		10,000.00
County Taxes	01/01/11 to 02/16/11 Mariposa County Tax Collector	474.08
<b>Less Total Credits to Buyer</b>	<b>TOTAL CREDITS</b>	<b>10,474.08</b>

**BALANCE**

**From Buyer**

245,100.92

APPROVED:  
Mariposa County

BY: \_\_\_\_\_

\_\_\_\_\_  
Inter-County Title Co.