



## CITY OF MURRIETA

March 27, 2023

The Honorable Philip Ting  
State Capitol, Ste. 8230  
Sacramento, CA 95814

Dear Assemblymember Ting,

On behalf of the City of Murrieta, we respectfully must **Oppose** AB 480, which undermines the ability of local agencies to conduct appropriate economic development activities on properties they acquire or otherwise own, by expanding the scope of authority for Department of Housing and Community Development (HCD) to review "*any action to dispose of land*," which would include properties retained for agency use, properties declared "exempt surplus," and properties that local agencies are authorized by other laws to acquire and dispose of for economic development purposes.

The implementation of the Surplus Lands Act (SLA), including HCD's recent guidelines, have created immense delays and difficulties for local government agencies dealing with the control and disposal of their local properties. Regrettably, AB 480 would compound those difficulties by expanding state reviews and delays affecting properties retained for agency use and declared exempt surplus.

Rather than expanding the scope of the SLA, the law instead requires significant reform. The Legislature should thoroughly evaluate the difficulties, bureaucratic delays and unintended consequences caused by implementation of the existing law on local agency activities, including addressing unresolved conflicts with other laws and state policy priorities the Legislature has enacted that affect the disposal of local agency property.

For these reasons, the City of Murrieta, respectfully must **Oppose** AB 480. Should you have any questions, feel free to contact me at (951) 461-6003 or [sagajanian@murrietaca.gov](mailto:sagajanian@murrietaca.gov).

Sincerely,

Scott Agajanian  
Economic Development Director  
City of Murrieta, California

Cc: Cecilia Aguiar Curry, Chair, Assembly Local Government Committee  
Buffy Wicks, Chair, Assembly Committee on Housing and Community Development  
Members, Assembly Committee on Local Government  
Members, Assembly Committee on Housing and Local Government  
Gurbax Sahota, Chief Executive Officer, California Association for Local Economic Development