

113TH CONGRESS
1ST SESSION

H. R. 2145

To provide for the conveyance of a small parcel of Natural Resources Conservation Service property in Riverside, California, and for other purposes.

IN THE HOUSE OF REPRESENTATIVES

MAY 23, 2013

Mr. CALVERT (for himself, Mr. RUIZ, and Mr. TAKANO) introduced the following bill; which was referred to the Committee on Agriculture

A BILL

To provide for the conveyance of a small parcel of Natural Resources Conservation Service property in Riverside, California, and for other purposes.

1 *Be it enacted by the Senate and House of Representa-*
2 *tives of the United States of America in Congress assembled,*

3 **SECTION 1. FINDINGS.**

4 Congress finds as follows:

5 (1) Since 1935, the United States has owned a
6 parcel of land in Riverside, California, consisting of
7 approximately 9.5 acres, more specifically described
8 in section 2(a) (in this section referred to as the
9 “property”).

1 (2) The property is administered by the Depart-
2 ment of Agriculture and has been variously used for
3 research and plant materials purposes.

4 (3) Since 1998, the property has been adminis-
5 tered by the Natural Resources Conservation Serv-
6 ice.

7 (4) Since 2002, the property has been co-man-
8 aged under a cooperative agreement between the
9 Natural Resources Conservation Service and the
10 Riverside Corona Resource Conservation District,
11 which is a legal subdivision of the State of California
12 under section 9003 of the California Public Re-
13 sources Code.

14 (5) The Conservation District wishes to acquire
15 the property and use it for conservation, environ-
16 mental, and related educational purposes.

17 (6) As provided in this Act, the conveyance of
18 the property to the Conservation District would pro-
19 mote the Conservation District's conservation edu-
20 cation and related purposes and result in savings to
21 the Federal Government.

1 **SEC. 2. LAND CONVEYANCE, NATURAL RESOURCES CON-**
2 **SERVATION SERVICE PROPERTY, RIVERSIDE**
3 **COUNTY, CALIFORNIA.**

4 (a) CONVEYANCE AUTHORIZED.—The Secretary of
5 Agriculture shall convey and quitclaim to the Riverside
6 Corona Resource Conservation District (in this section re-
7 ferred to as the “Conservation District”) all right, title,
8 and interest of the United States in and to a parcel of
9 real property, including improvements thereon, that is lo-
10 cated at 4500 Glenwood Drive in Riverside, California,
11 consists of approximately 9.5 acres, and is administered
12 by the Natural Resources Conservation Service of the De-
13 partment of Agriculture. As necessary or desirable for the
14 conveyance under this subsection, the Secretary or the
15 Conservation District may survey all or portions of the
16 property to be conveyed.

17 (b) CONSIDERATION.—

18 (1) VALUE IN USE.—Subject to paragraph (2),
19 the Conservation District shall pay to the Secretary
20 an amount equal to the value in use of the property
21 to be conveyed under subsection (a) as consideration
22 for the conveyance of the property.

23 (2) REQUIRED REDUCTIONS.—The amount oth-
24 erwise determined under paragraph (1) shall be re-
25 duced by—

1 (A) the value of the improvements on the
2 property provided for by non-Federal sources;
3 and

4 (B) the amount of any rental rate abate-
5 ments negotiated and agreed to by the Sec-
6 retary for the continued use of the property by
7 the Department during the 10-year period be-
8 ginning upon the conveyance of the property.

9 (c) DEPOSIT AND USE OF CONSIDERATION.—The
10 amounts received as consideration under subsection (b)
11 shall be credited to the applicable appropriation of the
12 Natural Resources Conservation Service for conservation
13 operations in California and shall remain available, with-
14 out further appropriation, until expended as the Secretary
15 may direct.

16 (d) PROHIBITION ON RESERVATION OF INTEREST.—
17 The Secretary shall not reserve any future interest in the
18 property to be conveyed under subsection (a), except that
19 which may be acceptable to the Conservation District.

20 (e) HAZARDOUS SUBSTANCES.—Notwithstanding
21 section 120(h) of the Comprehensive Environmental Re-
22 sponse, Compensation, and Liability Act of 1980 (42
23 U.S.C. 9620(h)) or the Solid Waste Disposal Act (42
24 U.S.C. 6901 et seq.), in the conveyance of the property
25 under subsection (a), the Secretary shall be only required

1 to meet the disclosure requirements for hazardous sub-
2 stances, pollutants, or contaminants, but shall otherwise
3 not be required to remediate or abate any such releases
4 of hazardous substances, pollutants, or contaminants, in-
5 cluding petroleum and petroleum derivatives.

6 (f) COOPERATIVE AUTHORITY.—

7 (1) LEASES, CONTRACTS, AND COOPERATIVE
8 AGREEMENTS AUTHORIZED.—In conjunction with, or
9 in addition to, the conveyance under subsection (a),
10 the Secretary may enter into leases, contracts and
11 cooperative agreements with the Conservation Dis-
12 trict.

13 (2) SOLE SOURCE.—Notwithstanding sections
14 3105, 3301, and 3303 to 3305 of title 41, United
15 States Code, or any other provision of law, the Sec-
16 retary may lease real property from the Conserva-
17 tion District on a noncompetitive basis.

18 (3) NON-EXCLUSIVE AUTHORITY.—The author-
19 ity provided by this subsection is in addition to any
20 other authority of the Secretary.

21 (g) ADDITIONAL TERMS AND CONDITIONS.—The
22 Secretary may require such reasonable terms and condi-
23 tions in connection with the conveyance under subsection
24 (a) as the Secretary considers appropriate to protect the
25 interests of the United States, except that the conveyance

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- 1 does not require further administrative or environmental
- 2 analyses or examination.

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