



THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

Board Report

Office of Sustainability, Resilience and Innovation

• Real Property Quarterly Report (Q4 - April 1 to June 30, 2025)

Summary

This report provides an update on real estate activities for the period of April 1, 2025, through June 30, 2025. During this reporting period, five (5) transactions were executed, including two (2) transactions for the acquisition of real property interests for Metropolitan use, three (3) transactions for the issuance of rights to use Metropolitan land by others, and zero (0) transactions for the disposition of Property and/or Property Rights by Metropolitan. These transactions include secondary compatible uses on Metropolitan property and the acquisition of property and/or property rights for construction and operational purposes.

Purpose

Metropolitan Water District Administrative Code Section 2720: General Manager's Quarterly Reports

Metropolitan Water District Administrative Code Section 8257: Quarterly Report

Attachments

Attachment 1 Fee properties, easements, leases, licenses, and permits acquired for Metropolitan use

Attachment 2 Easements, leases, licenses, and permits issued to others by Metropolitan

Attachment 3 Disposition of Property and/or Property Rights by Metropolitan

Detailed Report

Fee Properties, Easements, Leases, Licenses and Permits acquired by Metropolitan

An entry permit was acquired from County Sanitation District No. 2 of Los Angeles County (LACSD), to temporarily access a portion of LACSD-owned property in Carson. The purpose is to drill a bore hole for soil sampling and install a monitoring well on the property for the purpose of geological investigations and groundwater characterization. This is to support preliminary and final design and the potential construction of the Pure Water Southern California conveyance pipeline.

A ten-month extension of the Property Access and Use Agreement was obtained from the United States Department of Veteran Affairs (VA) to complete the connection of the existing Perris Valley Pipeline across the I-215 highway in Riverside County. This Amendment provides access and use of the VA property for the installation of a temporary discharge pipeline for the project.

Easements, Leases, Licenses, and Permits issued to others by Metropolitan

Certified Credit Union and Metropolitan have entered into a new, five-year lease to replace the existing lease pursuant to new terms authorized by the Board. The Credit Union housed at Headquarters will continue to serve staff, retirees, and their families.

The agriculture lease with D&L Farms, Inc., comprising Bacon Island, was amended to extend the term for one additional year. Staff has commenced the RFP process to select potential tenants for a long-term lease.

Date of Report: July 8, 2025

Board Report Real Property Quarterly Report (Q4 - April 1 to June 30, 2025)

Orange County and Metropolitan have entered into a new, ten-year license agreement to replace the existing lease pursuant to new terms authorized by the Board. Orange County's Coroner and Sheriff's Departments will continue to operation a telecommunication site at the Lower Feeder right-of-way in Yorba Linda.

Disposition of Property and/or Property Rights by Metropolitan

None

Annexations

None

**Fee Properties, Easement, Leases, Licenses and Permits acquired for Metropolitan Use
During 4th Quarter of FY 2024/25
April 1, 2025 through July 31, 2025**

[illegible]

⁽¹⁾ No compensation due to the mutual benefits derived by both parties.

(2) No compensation required by the property owner.

(3) Transaction not reported in previous quarter due to timing of report deadline or executed contrac

Easements, leases, licenses, and permits issued to others by Metropolitan
During 4th Quarter of FY 2024/25
April 1, 2025 through July 31, 2025

Grantee/Lessee/Licensee	ACREAGE	TYPE	TERM	USE	EXECUTION DATE	REVENUE
Certified Credit Union	0.38	Lease	5 Years	Office	4/1/2025	\$30,000 Annually
D and L Farms, Inc.	5,603	Lease Amendment	1 Year	Agriculture	3/26/2025	\$168,827 Annually
County of Orange	0.1	License	10 Years	Telecommunication	6/10/2025	\$33,600 Annually

* Transaction not reported in previous quarter due to timing of report deadline or executed contract
n/a = Not Applicable

Disposition of Property and/or Property Rights by Metropolitan
During 4th Quarter of FY 2024/25
April 1, 2025 through July 31, 2025

GRANTEE	AREA	TYPE	TERM	USE	EXECUTED DATE	SALES PRICE
NOTHING TO REPORT						