

112TH CONGRESS
1ST SESSION

S. 1302

AN ACT

To authorize the Administrator of General Services to convey
a parcel of real property in Tracy, California, to the
City of Tracy.

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

1 **SECTION 1. CONVEYANCE OF PARCEL, TRACY, CALIFORNIA.**

2 (a) DEFINITIONS.—In this section:

3 (1) ADMINISTRATOR.—The term “Adminis-
4 trator” means the Administrator of General Serv-
5 ices.

6 (2) CITY.—The term “City” means the city of
7 Tracy, California.

8 (3) PARCEL.—

9 (A) IN GENERAL.—The term “Parcel”
10 means the approximately 150 acres conveyed to
11 the City for educational or recreational pur-
12 poses pursuant to section 140 of division C of
13 Public Law 105–277 (112 Stat. 2681–599; 113
14 Stat. 104; 118 Stat. 335).

15 (B) EXCLUSIONS.—The term “Parcel”
16 does not include the approximately 50 acres
17 conveyed to the City for economic development,
18 in which the United States retains no rever-
19 sionary interest, pursuant to section 140 of di-
20 vision C of Public Law 105–277 (112 Stat.
21 2681–599; 113 Stat. 104; 118 Stat. 335).

22 (b) CONVEYANCE.—

23 (1) IN GENERAL.—Notwithstanding subsections
24 (c) through (f) of section 140 of division C of Public
25 Law 105–277 (112 Stat. 2681–599; 113 Stat. 104;
26 118 Stat. 335) and subject to subsection (c), the

1 Administrator may offer to enter into a binding
2 agreement with the City, as soon as practicable, but
3 not later than 180 days after the date of enactment
4 of this Act, under which the Administrator may con-
5 vey to the City, through a deed of release or other
6 appropriate instrument, any reversionary interest re-
7 tained by the United States in the Parcel, and all
8 other terms, conditions, reservations, and restric-
9 tions imposed, in connection with the conveyance of
10 the Parcel.

11 (2) SURVEY.—For purposes of paragraph (1),
12 the exact acreage and legal description of the Parcel
13 shall be determined by a survey that is satisfactory
14 to the Administrator.

15 (c) CONSIDERATION.—

16 (1) IN GENERAL.—As consideration for the con-
17 veyance under subsection (b), the City shall pay to
18 the Administrator an amount not less than the ap-
19 praised fair market value of the Parcel, as deter-
20 mined by the Administrator pursuant to an ap-
21 praisal conducted by a licensed, independent ap-
22 praiser, based on the highest and best use of the
23 Parcel, as determined by the Administrator.

1 (2) TREATMENT.—The determination of the
2 Administrator under paragraph (1) regarding the
3 fair market value of the Parcel shall be final.

4 (d) COST OF CONVEYANCE.—The City shall be re-
5 sponsible for reimbursing the Administrator for the costs
6 associated with implementing this section, including the
7 costs of each applicable appraisal and survey.

8 (e) PROCEEDS.—

9 (1) DEPOSIT.—The net proceeds from the con-
10 veyance under this section shall be deposited in the
11 Federal Buildings Fund established by section
12 592(a) of title 40, United States Code.

13 (2) EXPENDITURE.—The amounts deposited in
14 the Federal Buildings Fund under paragraph (1)
15 shall be available to the Administrator, in amounts
16 specified in appropriations Acts, for expenditure for
17 any lawful purpose consistent with the authority of
18 the Administrator.

19 (f) ADDITIONAL TERMS AND CONDITIONS.—The Ad-
20 ministrator may establish such additional terms and con-
21 ditions in connection with the conveyance under subsection
22 (b) as the Administrator considers to be appropriate to
23 protect the interests of the United States.

24 (g) NO EFFECT ON COMPLIANCE WITH ENVIRON-
25 MENTAL LAWS.—Nothing in this Act or any amendment

1 made by this Act affects or limits the application of or
2 obligation to comply with any environmental law, including
3 section 120(h) of the Comprehensive Environmental Re-
4 sponse, Compensation, and Liability Act of 1980 (42
5 U.S.C. 9620(h)).

Passed the Senate August 2, 2011.

Attest:

Secretary.

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