



Agenda Date: 12/6/2005
Agenda Placement: 6P

NAPA COUNTY BOARD OF SUPERVISORS Board Agenda Letter

TO: Board of Supervisors
FROM: Michael Stoltz for Robert Peterson - Director
Public Works
REPORT BY: Michael Shepherd, Road Maintenance Coordinator, 944-0196
SUBJECT: Resolution to Vacate a Portion of Rosedale and Pickett Roads

RECOMMENDATION

Director of Public Works requests adoption of a resolution summarily vacating an 8 foot strip of right of way no longer needed for roadway or drainage purposes along Rosedale Road and Pickett Road.

EXECUTIVE SUMMARY

This abandonment returns an 8 foot strip of land to Assessor Parcel 020-310-005. This right of way is not needed by the County for current or future roadway or drainage purposes. The abandonment will result in reducing the entire roadway width to 40 feet matching the existing right of way of the majority of Rosedale and Pickett Roads consistent with the specifications in the County Road and Street Standards.

FISCAL IMPACT

Is there a Fiscal Impact? No

ENVIRONMENTAL IMPACT

ENVIRONMENTAL DETERMINATION: The proposed action is not a project as defined by 14 California Code of Regulations 15378 (State CEQA Guidelines) and therefore CEQA is not applicable.

BACKGROUND AND DISCUSSION

The County of Napa obtained an additional 8 foot strip of right of way as a condition of a Record of Survey (now

known as a Parcel Map) recorded November 21, 1961. This strip of land which fronts Assessor Parcel 020-310-005 has increased a portion of right of way along Rosedale and Pickett Roads from 20 feet to 28 feet from the centerline of the above referenced roads for a total right of way width of 48 feet. Staff has received a request from the owner's representative asking the County to abandon that 8 foot strip of land reducing the total right of way width to 40 feet. The owners of Assessor Parcel 020-310-005 desire to reduce this right of way to reduce setback requirements for planned minor improvements to their property. A reduction in the right of way will still maintain a safe distance from any future property improvements and the County's road and drainage facilities.

This reduction of the right of way would not affect the maintenance of the roadway or drainage ditch along those portions of Rosedale and Pickett Roads. It reduces the right of way to match the majority of the remaining right of way widths of both roadways. The County has no plans nor foresees any future need to widen these two roadways beyond their current widths eliminating the need for this 8 foot strip. 40 feet of right of way is consistent with the County Road and Street Standards for a general minor roadway without parallel parking lanes in a low density area with low design speeds consistent with Rosedale and Pickett Roads.

The resolution also provides that the County reserves its right to reacquire the 8 foot strip of right of way at no cost to the County if for some unanticipated reason the right of way becomes necessary in the future for drainage or other utility purposes.

SUPPORTING DOCUMENTS

- A . Resolution
- B . Exhibit 'A'

CEO Recommendation: Approve

Reviewed By: Andrew Carey