



A Tradition of Stewardship
A Commitment to Service

Agenda Date: 8/29/2017

Agenda Placement: 6M

NAPA COUNTY BOARD OF SUPERVISORS

Board Agenda Letter

TO: Board of Supervisors

FROM: Steven Lederer - Director of Public Works
Public Works

REPORT BY: Danielle Goshert, County Surveyor - 707.259.8380

SUBJECT: Accept Dedication of Right-of-Way for Road Purposes (Silverado Trail)

RECOMMENDATION

Director of Public Works requests approval of and authorization for the Chair to sign a Certificate of Acceptance for the County to accept the dedication of a strip of land for road purposes (Silverado Trail), over and across portions of the lands of Lee Titus and Sons, Ltd., said right of way offered for dedication to the County by Irrevocable Offer of Dedication recorded May 19, 2015 in Instrument Number 2015-0012595, Napa County Records.

EXECUTIVE SUMMARY

On May 15, 2015, Lee E. Titus and Sons, Ltd. executed an Irrevocable Offer of Dedication providing right-of-way for road purposes over their parcels, allowing for the widening of Silverado Trail as required for Use Permit P13-00367. A condition of approval for the construction of a new winery on Silverado Trail, north of Deer Park Road, was the installation of a left-turn pocket at the project access driveway on Silverado Trail.

The widening and improvements are now complete and the County may now accept this offer of dedication and incorporate this right-of-way into the County-maintained roads system.

FISCAL IMPACT

Is there a Fiscal Impact? No

ENVIRONMENTAL IMPACT

ENVIRONMENTAL DETERMINATION: A Negative Declaration was adopted at the time of approval of the Use Permit for the project and includes this requirement for road widening. According to the Negative Declaration, the project will have no potentially significant environmental impacts. This project site is not on any of the lists of hazardous waste sites enumerated under Government code section 65962.5.

BACKGROUND AND DISCUSSION

On May 15, 2015, Lee E. Titus and Sons, Ltd. executed an Irrevocable Offer of Dedication providing right-of-way for road purposes over their parcels, allowing for the widening of Silverado Trail as required for Use Permit P13-00367. A condition of approval for the construction of a new winery on Silverado Trail, north of Deer Park Road, was the installation of a left-turn pocket at the project access driveway on Silverado Trail. The widening and improvements are now complete and the County may now accept this offer of dedication and incorporate this right-of-way into the County-maintained roads system.

The property dedicated to the County shall be added to the existing Silverado Trail right of way. There is no change to the total mileage of the County road system, since Silverado Trail is already in the system. As such, there is no fiscal impact associated with this action, as we consider road maintenance expense to be determined by length of roads, and there is no change to the length of Silverado Trail being maintained. Therefore, the Director of Public Works recommends the Board of Supervisors adopt the Resolution accepting the offer of dedication, and authorize the Chair to sign the Certificate of Acceptance and whatever other documents necessary for the acceptance of the dedication.

SUPPORTING DOCUMENTS

- A . Irrevocable Offer of Dedication
- B . Certificate of Acceptance

CEO Recommendation: Approve

Reviewed By: Bret Prebula