



**BOARD OF SUPERVISORS
AGENDA LETTER**

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Submitted on:
(COB Stamp)

Department Name:	General Services
Department No.:	063
Agenda Date:	July 15, 2025
Placement:	Administrative Agenda
Estimated Time:	
Continued Item:	No
If Yes, date from:	N/A
Vote Required:	Majority

DS
[Signature]

TO: Board of Supervisors
FROM: Department Director(s): Kirk Lagerquist, General Services Director
Contact: Ted Teyber, General Services Assistant Director
SUBJECT: **Summary Vacation of Unused Portion of County Road Easement and Right-of-way adjacent to 4880 Bethany Lane, Santa Maria; Fourth District (RP File #004055)**

County Counsel Concurrence

As to form: Yes

Other Concurrence:

As to form: N/A

Auditor-Controller Concurrence

As to form: Yes

Recommended Actions:

That the Board of Supervisors:

- a) Approve, adopt, and authorize staff to record a Resolution, Findings, and Summary Order to Vacate, thereby abandoning an unused approximate 30' x 130' County Road Easement and right-of-way (herein, ROW) for ingress and egress on Bethany Lane located to the south of 4880 Bethany Lane, being that portion of Assessor's Parcel Number 103-730-013 in the City of Santa Maria; and
- b) Determine that the recommended actions are exempt from environmental review by the California Environmental Quality Act (CEQA) Guidelines Section 15061(b)(3), No Possibility of Significant Effect.

Summary Text:

This item is before the Board in accordance with Sections 8334(a) and 8335 of the California Streets and Highway Code, to vacate a County right-of-way south of 4880 Bethany Drive in Assessor's Parcel Number 103-730-013 in the City of Santa Maria. This action will remove from the County inventory an unimproved and underdeveloped portion of the public right-of-way.

Discussion:

The project consists of a real property transaction to abandon and transfer the easement ownership of an approximate 30-foot by 130-foot portion of a right-of-way. Derrick Leon Beebe and Pamela Deana Beebe are the current fee owners of the property encumbered by the road right-of-way and have petitioned the County to vacate the unused portion of Bethany Lane in Santa Maria. The portion of Bethany Lane proposed for abandonment (herein "Portion") is in the south portion of County Assessor's Parcel Number 103-730-013 (herein the "Property"), which Portion is legally described and shown in Exhibits A and B attached hereto and incorporated herein by this reference.

In accordance with Section 8331 of the California Streets and Highways Code, a county may summarily vacate real property in the manner prescribed by law for such action by counties if the County Board of Supervisors for that county determines by resolution that the property has been impassable for vehicular travel for five consecutive years and no public money was expended for maintenance during said period.

Sections 8334(a) and 8335 of the California Streets and Highways Code provide that the County Board of Supervisors may summarily vacate an excess right-of-way of a street or highway that is not required for street or highway purposes by adopting a resolution of vacation.

The County Public Works Department has determined that, in accordance with Section 892(a) of the California Streets and Highways Code, the Portion is not useful as a bicycle path or route. The County's Public Works Department has also determined that the Portion is unnecessary for present or future public use, as portions of County Road are no longer required to be utilized by the traveling public or the County.

For a period of more than five (5) consecutive years preceding this proposed vacation, the Portion has not been used for the purpose for which the Road Easement was granted (emergency fire road access to Benji Lane by way of Bethany Drive for the planned development of Valley Care Center), has not been developed, is impassable for vehicular travel, and no public money has been expended for its maintenance. No parcels will be landlocked as a result of the proposed vacation.

At its regular meeting on June 4, 2025, the County's Planning Commission determined that the abandonment of the County's right-of-way conforms with the County's Comprehensive Plan pursuant to Government Code Section 65402(a).

All public utility providers were informed of the proposed summary vacation and asked if they maintain any facilities in the Portion. The public utility companies servicing the area do not have facilities in the Portion requested to be vacated. No County Departments have objected to the proposed summary vacation.

The proposed action is exempt from environmental review in accordance with California Environmental Quality Act (CEQA) Guidelines Section 15061(b)(3). The proposed action will have "No Possibility of Significant Effect".

Background:

From the original Parcel Plan drawing in 1977, there was only one emergency fire road access to Benji Lane by way of Bethany Drive for the planned development of Valley Care Center. Valley Care Center was never developed, so Benji Lane was continued straight through to Orcutt Road, and there was no longer a need for additional emergency road access.

On February 16, 1978, per Parcel Map 12478, a right-of-way was dedicated by then-owner, Rita C. Evert of 4880 Bethany Lane in Santa Maria, to Santa Barbara County. The right-of-way is no longer necessary, and the current owners of 4880 Bethany Lane, Derrick and Pamela Beebe, request that the forty-one (41) year old right-of-way be vacated. The current owners have maintained the right-of-way for the last twenty-six (26) years.

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Fiscal and Facilities Impacts:

None

Special Instructions:

1. Original Board of Supervisors Resolution, Findings and Summary Order to Vacate
2. Duplicate Original of Board of Supervisors Resolution, Findings and Summary Order to Vacate & Minute Order

Clerk of the Board

Real Property Division,
Attn: Debbie Hambleton

Attachments:

Attachment 1 – Resolution of the Board of Supervisors
of the County of Santa Barbara, State of California

Contact Information:

Debbie Hambleton
Real Property Agent
dhambleton@countyofsb.org