



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

Department Name: General Services  
Department No.: 063  
For Agenda Of: June 21, 2011  
Placement: Administrative  
Estimated Tme:  
Continued Item: No  
If Yes, date from:  
Vote Required: Majority

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TO: Board of Supervisors

FROM: Bob Nisbet, Director (560-1011)  
General Services Department  
Contact Info: Paddy Langlands, (568-3096)  
Assistant Director, Support Services Division

SUBJECT: **Jalama Road at Mile Post 4.4 Project, Third Supervisorial District, County Project  
No. 862258; ORES 003621**

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**County Counsel Concurrence**

As to form: Yes

Other Concurrence: Risk Management

As to form: Yes

**Auditor-Controller Concurrence**

As to form: Yes

**Recommended Actions:**

That the Board of Supervisors:

- a) Approve and execute the attached original and duplicate original Real Property Purchase Contract and Escrow Instructions with William H. Pata and Ruth A. Pata, as Trustees of the William H. Pata and Ruth A. Pata Trust of 1992, as to an undivided one half interest, and Alfred H. Pata and Florence A. Pata, Trustees of the Pata Inter Vivos Trust of 1990, as to an undivided one half interest, for purchase of a permanent road easement and temporary construction easement over a portion of the owner's property known as County Assessor Parcel Number 083-460-013, in the amount of \$10,000, in connection with the Jalama Road at Mile Post 4.4 Project, County Project No. 862258; and
- b) Accept the Planning Commission's report showing that the acquisition of the easement is consistent with the Comprehensive Plan of the County of Santa Barbara pursuant to Government Code 65402.

**Summary Text:**

On October 20, 2009, the Board of Supervisors heard and approved a number of items relating to the Jalama Road at Mile Post 4.4 Project. For the purposes of this hearing, staff recommendations relates to prior authorizations to proceed with negotiations for the acquisition of a permanent easement and

temporary construction easement with affected property owners. The property owners have executed the attached Real Property Purchase Contract and Escrow Instructions, for the purpose of conveying to the County of Santa Barbara that an easement and entry is necessary for the road improvement project related to Jalama Road at Mile Post 4.4 Project.

**Background:**

The project is located on Jalama Road at Mile Post 4.4, south of Highway 1. This project involves the repair of approximately 400 feet of roadway and earth road embankment, and repair of the underlying culvert pipe. These facilities were damaged by the January 2005 storm events. The repair will involve selective removal and re-compaction of the existing roadway embankment to create a flatter, more stable fill slope; replacement of the damaged 30-inch diameter culvert; miscellaneous repair of other drainage facilities; erosion control; and reconstruction of the damaged asphalt concrete pavement.

During the January 2005 storm event, heavy rains fell on the already saturated ground. This led to slope movement and a sinkhole at the edge of the pavement. The damage further progressed to berm failure and embankment settlement extending to the roadway centerline, with displacements in excess of 4 inches in the center of the road. Embankment movement extends about 400 feet along the roadway shoulder and 75 feet along the centerline. To protect the traveling public, temporary safety railing was placed to close the damaged south bound lane, reducing the traveled width to a single lane. The traffic is controlled by stop signs at each end of the one lane segment.

As previously discussed in the Board actions taken in October 20, 2009, the project was approved by the Board as part of the County of Santa Barbara 2009-2014 Five Year Capital Improvement Program. Also on October 20, 2009, the Board adopted and approved the Notice of Exemption and CEQA related matters. The acquisition of easements for this project was determined to be consistent with the Comprehensive Plan by the Planning Commission at its regularly scheduled meeting of December 8, 2010.

The current construction schedule for this project is summer 2011.

**Fiscal and Facilities Impacts:**

Budgeted: Yes

**Fiscal Analysis:**

<u>Funding Sources</u>	<u>Current FY Cost:</u>	<u>Annualized On-going Cost:</u>	<u>Total One-Time Project Cost</u>
Local			
State: CalEMA	\$8,258.00		
Federal: FHWA-ER	\$63,742.00		
Total	\$72,000.00		

**Narrative:**

The Federal Highway Administration Emergency Relief program (FHWA-ER) will fund 88.53% of the project, and the remaining 11.47% will be provided by the California Emergency Management Agency (CalEMA). The right-of-way costs are estimated to be \$72,000. Funds needed for this Fiscal Year expenditures have been budgeted in Department 054, Fund 0017, Org. Unit 0600, Program 2920, Accounts 7460 and 8100

**Special Instructions:**

After Board action, distribute as follows:

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|-------------------------------------|--|
| 1. Original Pata Purchase Contract  | Clerk of the Board files                         |
| 2. Duplicate Original Pata Contract | Real Estate Svcs, Attn S. Dickinson              |
| 3. Minute Order                     | Public Works 123 E. Anapamu<br>Attn: Sarah Craig |
| 4. Minute Order                     | Real Estate Svcs, Attn S. Dickinson              |

**Attachments:**

Original and Duplicate Original Real Property Purchase Contract and Escrow Instructions (Pata)

**Authored by:**

Office of Real Estate Services, Scott Dickinson

**cc:**

Sarah Craig, Civil Engineer, 568-3060