

**SANTA BARBARA COUNTY
BOARD AGENDA LETTER**



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

Agenda Number:
Prepared on: 2/5/03
Department Name: Public Works
Department No.: 054
Agenda Date: 2/25/03
Placement: Administrative
Estimate Time:
Continued Item: NO
If Yes, date from:

TO: Santa Barbara County Board of Supervisors

FROM: Phillip M. Demery, Director
Public Works Department

STAFF CONTACT: Dace Morgan
Engineering Section Manager, telephone: 568-3047

Harrison Heyl
Real Property Agent, telephone: 568-3072

SUBJECT: Isla Vista Sidewalk Project
County Project Number 310300 (Real Property Folio No. YS 3354)
Third Supervisorial District

Recommendation(s):

That the Board of Supervisors:

1. Execute the attached original and duplicate original Real Property Purchase Contract and Escrow Instructions for the acquisition of a permanent easement for sidewalk, roadway and public utility purposes at 6595 Cordoba Road, Isla Vista (APN 075-111-008) in the amount of \$9,480 from F. Brian Rapp et al.
2. Execute the attached original and duplicate original Real Property Purchase Contract and Escrow Instructions for the acquisition of a permanent easement for sidewalk, roadway and public utility purposes at 6599 Sabado Tarde Road, Isla Vista (APN 075-212-001) in the amount of \$12,780 from F. Brian Rapp et al.
3. Execute the attached original and duplicate original Real Property Purchase Contract and Escrow Instructions for the acquisition of a permanent easement for sidewalk, roadway and public utility purposes at 6598 Trigo Road, Isla Vista (APN 075-162-009) in the amount of \$80 from Ed St. George.

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Alignment with Board Strategic Plan:

The recommendation is primarily aligned with Goal No. 1. An Efficient Government Able to Respond Effectively to the Needs of the Community.

Executive Summary and Discussion:

The County has designed the plans and specifications to install and construct new sidewalk improvements on a number of the more heavily traveled streets and intersections in Isla Vista in connection with the Isla Vista Sidewalk Project (County Project No. 310300).

On January 22, 2002, the County Board of Supervisors adopted Resolution 02-031 establishing compensation for the Isla Vista Sidewalk Project of twenty dollars (\$20.00) per square foot of easement area conveyed (Clerk of the Board File No. 02-00103).

The property owners of 6595 Cordoba Road (F. Brian Rapp et al.) have offered to convey a permanent easement consisting of 474 square feet in exchange for \$9,480 of compensation.

The property owners of 6599 Sabado Tarde Road (F. Brian Rapp et al.) have offered to convey a permanent easement consisting of 639 square feet in exchange for \$12,780 of compensation. Please note that the property owners have installed the sidewalk improvements on the property in order to coincide with landscaping and other improvements the owners were making to the property. The improvements have been accepted by Public Works, and the County shall reimburse the property owners in the amount of \$7,725 for the sidewalk improvements that the owners constructed on behalf of the County.

The property owner of 6598 Trigo Road (Ed St. George) has offered to convey a permanent easement consisting of 4 square feet in exchange for \$80 of compensation.

Execution of these Purchase Contracts will provide the County with the easements necessary for construction of the sidewalk improvements. Escrows will be opened at Chicago Title Company, 1101 Anacapa Street, Santa Barbara. Permanent Easement Deeds executed by the property owners will be brought to the Board of Supervisors for acceptance prior to the close of escrow.

The Transportation Division has reviewed this request and concurs with these real property transactions.

Mandates and Service Levels:

No change in programs or service levels.

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Fiscal and Facilities Impacts:

Purchase of these easements will cost the County approximately \$25,000, which includes, in addition to the purchase price, expenses such as title insurance, escrow fees and other miscellaneous expenses.

The only impact to facilities will be the addition of the sidewalk improvements and required maintenance thereto.

Special Instructions:

After Board action, distribute as follows:

- | | |
|---------------------------------|---|
| 1. Original Contracts | Clerk of the Board Files |
| 2. Duplicate original Contracts | Facilities Services, Attn: Harrison Heyl |
| 3. Minute Order | Transportation Division, Attn: Ron Bensel |
| 4. Minute Order | Facilities Services, Attn: Harrison Heyl |

Real Property will deliver the duplicate original Purchase Contracts to the property owners and will save a photocopy of the Purchase Contracts in the Real Property files. The Office of the Clerk of the Board will keep a set of original Purchase Contracts for its files.

Concurrence:

Real Property (Public Works)
Auditor-Controller (approval as to form)
Risk Management (approval as to form)
County Counsel (approval as to form)