

# MEMORANDUM

DEPARTMENT OF PUBLIC WORKS  
County of Placer

TO: BOARD OF SUPERVISORS                      DATE: August 28, 2007  
FROM: <sup>kb</sup> KEN GREHM / KEVIN ORDWAY  
SUBJECT: **ABANDONMENT OF A PORTION OF SCHAFFER MILL ROAD –  
LAHONTAN SUBDIVISION.**

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## **ACTION REQUESTED / RECOMMENDATION**

Adopt a Resolution to abandon a portion of Schaffer Mill Road due to a realignment of the road.

## **BACKGROUND / SUMMARY**

In 1996, a portion of Schaffer Mill Road was dedicated to and accepted by the County on the map of Lahontan Unit No. 1, and served as access to the entrance of the Lahontan subdivision. In 2006, a traffic circle was designed for the entrance to the Lahontan and Martis Camp developments, and alternate road right-of-way was offered for dedication to Placer County. A remnant of the original roadway configuration, prior to the design and construction of the roundabout, is no longer useful for road purposes, and the property owner, Lahontan LLC, has requested the County abandon its interest in the property. A 30' wide Drainage Easement and a 12.5' wide Public Utility Easement will be reserved from the abandonment.

All processing fees have been paid, the proposed easement abandonment has been distributed for comment and no objections have been received. The proposed abandonment qualifies for Summary Vacation and therefore, does not require posting or scheduling of a separate public hearing.

## **ENVIRONMENTAL CLEARANCE**

This action is categorically exempt from the provisions of CEQA Class 5 (Guideline 15305); minor alterations to land use limitations.

## **FISCAL IMPACT**

Fair market value for the easement proposed for abandonment is offset by the alternate easements previously dedicated. Therefore, there is no fiscal impact anticipated to result from this action.

Attachments: Resolution  
                    Legal Description  
                    Exhibit Map

**Before the Board of Supervisors  
County of Placer, State of California**

In the matter of: A RESOLUTION ABANDONING  
A PORTION OF SCHAFFER MILL ROAD -  
LAHONTAN SUBDIVISION.

Resol. No:.....

Ord. No:.....

First Reading:.....

The following RESOLUTION was duly passed by the Board of Supervisors  
of the County of Placer at a regular meeting held \_\_\_\_\_,  
by the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Attest:  
Clerk of said Board

\_\_\_\_\_  
Chairman, Board of Supervisors

\_\_\_\_\_  
\_\_\_\_\_  
WHEREAS, a portion of Schaffer Mill Road was dedicated to and accepted by Placer County on the map of Lahontan Unit No. 1, filed for record in 1996 in Book T of Maps at Page 63; and

WHEREAS, it has been determined that the portion of Schaffer Mill Road, as described in the attached Exhibit "A" and shown on the attached Exhibit "B" is no longer necessary for present or prospective public use; and

WHEREAS, summary vacation of this portion of Schaffer Mill Road is permissible pursuant to Chapter 4 of Part 3, Division 9 of the Streets and Highways Code, commencing with Section 8330.

Resolution No. \_\_\_\_\_

Abandonment of a Portion of Schaffer Mill Road – Lahontan Subdivision.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Supervisors of Placer County that from and after the date this Resolution is recorded, the portion of Schaffer Mill Road, as described in the attached Exhibit “A” and shown on the attached Exhibit “B”, shall be vacated and abandoned, and shall thereafter not constitute a public road easement.

**RESERVING THEREFROM** a 30’ wide Drainage Easement and a 12.5’ wide Public Utility Easement, as described and shown on the attached Exhibits.

**BE IT FURTHER RESOLVED** by the Board of Supervisors of Placer County that the above-described easement, as shown and described on the attached Exhibits, is not useful as a nonmotorized transportation facility.

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## EXHIBIT "A"

### LEGAL DESCRIPTION

#### ABANDONMENT OF ROADWAY

The land described herein is situated in the County of Placer, State of California, and described as follows:

All that portion of Section 26, Township 17 North, Range 16 East, M.D.B.&M., also being a portion of Schaffer Mill Road granted as an I.O.D. to the County of Placer as shown and so designated on that certain map of Tract No. 794 entitled "Lahontan Unit No. 1", filed for record in the office of the Recorder of Placer County in Book T of Maps, at Page 63, more particularly described as follows:

**BEGINNING** at the point of intersection of the westerly boundary line of said Unit No. 1 with the northwesterly right-of-way line of said Schaffer Mill Road which bears South  $00^{\circ}35'48''$  East 120.89 feet from the northwest corner of said Unit No. 1; thence from said **POINT OF BEGINNING** along said northwesterly right-of-way line curving to the right on an arc of a 1882.00 foot radius curve, said arc having an interior angle of  $00^{\circ}57'16''$ , an arc length of 31.35 feet and being subtended by a chord bearing North  $40^{\circ}46'11''$  East 31.35 feet; thence leaving said right-of-way line curving to the right on an arc of a 100.00 foot radius curve, said arc having an interior angle of  $50^{\circ}43'51''$ , an arc length of 88.54 feet and being subtended by a chord bearing South  $69^{\circ}15'26''$  East 85.68 feet to a point on the southeasterly right-of-way line of said Schaffer Mill Road; thence along said southeasterly right-of-way line curving to the left on an arc of a 1802.00 foot radius curve, said arc having an interior angle of  $04^{\circ}56'25''$ , an arc length of 155.38 feet and being subtended by a chord bearing South  $39^{\circ}43'51''$  West 155.33 feet to a point on said westerly boundary line; thence along said westerly boundary line North  $00^{\circ}35'48''$  West 126.07 feet to the **POINT OF BEGINNING**, containing 0.183 acres, more or less.

**RESERVING** therefrom a twelve and one half (12.50) foot wide public utility easement adjoining the northerly line of the parcel described hereinabove and lying southerly of the above described 100 foot curve to the right.

**ALSO RESERVING** therefrom a thirty foot wide drainage easement, measured at right angles, lying 15 feet on either side of the following described centerline:

**BEGINNING** at a point on the above described westerly boundary line of said Lahontan Unit No. 1 which bears North  $00^{\circ}35'48''$  West 36.80 feet from the most southerly point of the above described Schaffer Mill Road right-of-way; thence from said **POINT OF BEGINNING** curving to the left on an arc of a 240.00 foot radius curve, said arc having an interior angle of  $30^{\circ}06'35''$ , an arc length of 126.12 feet and being subtended by a

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chord bearing North 32°15'48" East 124.68 feet to a point on the northerly line of the above described parcel of land also being the point of terminus of the hereinabove described easement.

The sidelines of both said hereinabove easements shall be lengthened or shortened so as to commence and terminate on the property lines of the grantor.

(Sheet 2 of 2)



*William F. McKinney*  
JUN 18, 2007

