



**COUNTY OF NEVADA**  
**COMMUNITY DEVELOPMENT AGENCY**  
**DEPARTMENT OF PUBLIC WORKS**  
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Sean Powers  
Community Development Agency Director

Trisha Tillotson  
Director of Public Works

File: PLN17-0072, MIS17-0008

**NEVADA COUNTY BOARD OF SUPERVISORS**  
**Board Agenda Memo**

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**MEETING DATE:** May 8, 2018  
**TO:** Board of Supervisors  
**FROM:** Jessica Hankins, Public Works Project Manager  
**SUBJECT:** **Approve Summary Vacation (Abandonment) of a Public Utility Easement near the rear (westerly) property line shown on Lot 49 of Book 3 of Subdivisions at Page 6, Assessor's Parcel Number 20-830-25 – District 2**

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**RECOMMENDATION:** Approve Resolution to abandon the existing 15-foot-wide Public Utility Easement near the rear (westerly) property line shown on Lot 49 of Book 3 of Subdivisions at Page 6, Assessor's Parcel Number 20-830-25, as shown on the attached Exhibit A.

**FUNDING:** There is no fiscal impact to the General Fund or other budgets.

**BACKGROUND:** Douglas and Karen Sowell, owners of Assessor's Parcel Number (APN) 20-830-25, have requested the abandonment of the Public Utility Easement (PUE) originally running along the rear property line of their parcel, Lot 49 of Book 3 of Subdivisions at Page 6 in Alta Sierra Estates #12. A lot line adjustment was recently recorded on the property which expanded the rear property line and placed the PUE largely outside building setbacks, as shown in the attached Exhibit A. The purpose of the easement abandonment is to remove the building and improvement restrictions associated with the PUE. The Nevada County Surveyor, Nevada County Sanitation District, Nevada Irrigation District, Pacific Gas and Electric Company, and AT&T have all consented to the vacation (abandonment) request as the PUE is not currently used nor is planned to be used. The Zoning Administrator has found the request to be in conformance with the Nevada County General Plan. The Department of Public Works has received no objections and recommends that the requested abandonment be approved.

**Item Initiated by:** Jessica Hankins, Public Works Project Manager  
**Approved by:** Trisha Tillotson, Director of Public Works

TT:JH:kw

Submittal Date: April 12, 2018