



COUNTY OF NEVADA
COMMUNITY DEVELOPMENT AGENCY

Building
Planning
Public Works
Sanitation
Environmental Health
Agricultural Commissioner

DATE: November 15, 2016 FILE: PLN16-0063

TO: Brian Foss, Zoning Administrator

FROM: Kevin J. Nelson, County Surveyor

SUBJECT: **Summary Vacation (Abandonment) of a 10-foot portion of the Public Right-of-Way on Nevada City Avenue and Charles Drive adjacent to Assessor's Parcel Number 06-370-44 and being Parcel B of the Parcel Map recorded in Book 9 of Parcel Maps at Page 173 and as shown on the attached Exhibit "A", Assessor's Parcel Numbers 06-370-44.**

Owners: Assessor's Parcel No. 06-370-44
John O'Shea – ResCom Steel, Inc.
235 Westlake Center, Suite 40
Daly City, CA 94015

AT&T, the Nevada Irrigation District, the Pacific Gas and Electric Company, and the Nevada County Public Works Department have been duly notified and do not object to the subject abandonment.

Enclosed is the exhibit map for the subject abandonment.

Before abandonment of any right-of-way, Government Code Section 65402 requires that the Planning Department review the above request for compliance with the General Plan. After the Zoning Administrator has completed the review, please fill out the statement below and return it to me so that I can continue with the processing of the subject easement abandonment.

On 11/23/16, the Nevada County Zoning Administrator reviewed this Abandonment of Easement and finds that it is in conformance with the General Plan and the easement is not needed for public purposes. The project can now be scheduled for the Nevada County Board of Supervisors to take final action.



Nevada County Zoning Administrator

Enclosures

EXHIBIT "A"

Vacation of right-of-way a strip of land, ten feet in width, being portions of Nevada City Avenue and Charles Drive, the side lines of said strip being more particularly described as follows:

Beginning at the Northeast corner of Parcel B, as recorded in Book 9 of Parcel Maps at Page 173, in the office of the Nevada County Recorder, Nevada County, California, thence, along the extension of the north line of said Parcel B South $87^{\circ}21'27''$ West a distance of 10.00 feet to a point; thence, parallel with the west line of said Parcel B, South $01^{\circ}18'00''$ East a distance of 280.06 feet to the beginning of a tangent curve to the left having a radius of 20.00 feet and a central angle of $91^{\circ}20'33''$; thence along said curve southerly and easterly a distance of 31.88 feet; thence, tangent to said curve and parallel with the south line of said Parcel B, North $87^{\circ}21'27''$ East a distance of 139.53 feet to the intersection with the prolongation of the easterly line of said Parcel B; thence, along said prolongation, North $01^{\circ}18'00''$ East a distance of 10.00 feet to the southeast corner of said Parcel B; thence, along the south line of said Parcel B, South $87^{\circ}21'27''$ West a distance of 150.00 feet to the southwest corner of said Parcel B; thence, along the west line of said Parcel B, North $01^{\circ}18'00''$ West a distance of 290.53 feet more or less to the Point Of Beginning. End of Description.
Containing 0.101 Acres.

This real property description has been prepared by me or under my direction, in conformance with the Professional Land Surveyors Act.

DESCRIPTION PREPARED BY



DAVID L. LINCOLN, PE



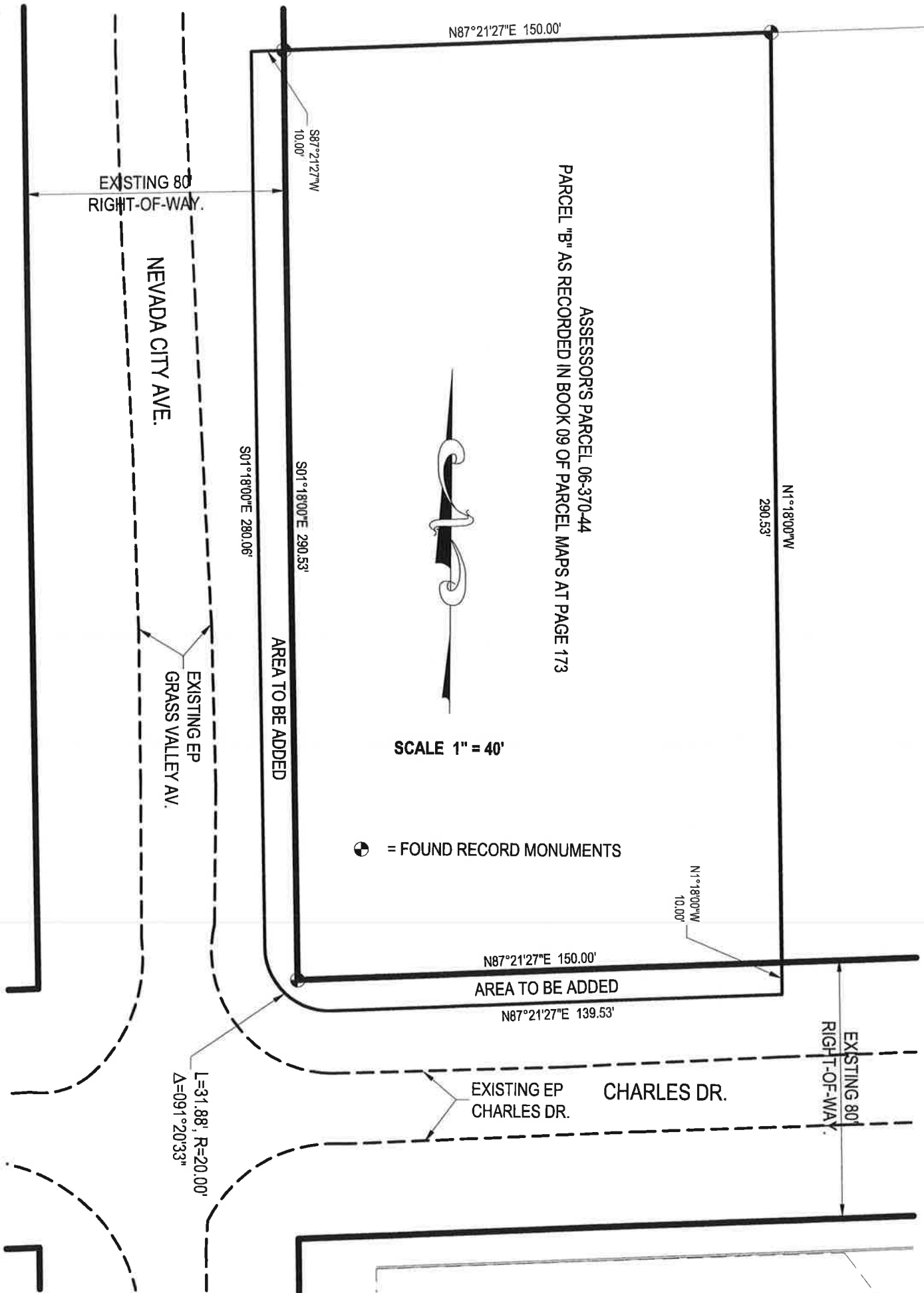
EXHIBIT B

ASSESSOR'S PARCEL 06-370-44
PARCEL "B" AS RECORDED IN BOOK 09 OF PARCEL MAPS AT PAGE 173



SCALE 1" = 40'

⊕ = FOUND RECORD MONUMENTS



N87°21'27"E 150.00'

S87°21'27"W 10.00'

EXISTING 80
RIGHT-OF-WAY.

NEVADA CITY AVE.

S01°18'00"E 280.06'

S01°18'00"E 290.53'

AREA TO BE ADDED

N1°18'00"W
290.53'

EXISTING EP
GRASS VALLEY AV.

N1°18'00"W
10.00'

N87°21'27"E 150.00'

AREA TO BE ADDED

N87°21'27"E 139.53'

EXISTING 80
RIGHT-OF-WAY.

EXISTING EP CHARLES DR.
CHARLES DR.

L=31.88', R=20.00'
Δ=091°20'33"