



RESOLUTION No. _____

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF NEVADA

AUTHORIZATION TO PURCHASE RIGHT-OF-WAY, A UTILITY EASEMENT, AND A TEMPORARY CONSTRUCTION EASEMENT FOR \$6,600.00 FROM LONGS DRUG STORES CALIFORNIA L.L.C., SUCCESSOR BY CONVERSION OF LONGS DRUG STORES INC, FOR THE COMBIE ROAD WIDENING PROJECT – DISTRICT II

WHEREAS, the Combie Road Widening Project requires acquisition of right-of-way, a utility easement, and a temporary construction easement from Longs Drug Stores California, L.L.C., Inc. successor by conversion to Longs Drug Stores, Inc.; and

WHEREAS, the County of Nevada desires to widen and install roadway and pedestrian improvements along Combie Road from the intersection of Highway 49 approximately 1,400 feet east in the spring of 2019; and

WHEREAS, the acquisition of 523 square feet of in fee right-of-way, a 120 square foot utility easement and a 981 square-foot temporary construction easement, on property located at 10045 Combie Road, Nevada County, California (APN 57-260-18), has successfully been negotiated; and

WHEREAS, APN 57-260-18 has changed effective July, 2018, to APN 057-260-018-000 and future APN references may reflect the new APN 057-260-018-000; and

WHEREAS, the negotiated price of this easement is \$6,600.00, which reflects fair market value based on an appraisal done by Bender Rosenthal, Inc. on November 29, 2017; and

WHEREAS, the County will incur additional costs associated with this acquisition, including all escrow, recording and title insurance charges, if any; and

WHEREAS, sufficient budget is available in the Capital Improvement Program (CIP) budget 1114-30154-702-1000.

NOW, THEREFORE, BE IT HEREBY RESOLVED that the Nevada County Board of Supervisors:

1. Approves the agreement for the acquisition of 523 square feet of in fee right-of-way, 120 square feet of utility easement, and a 981 square-foot temporary construction easement, on property located at 10045 Combie Road, Nevada County, California (APN 057-260-018-000) from Longs Drug Stores California L.L.C, successor by conversion to Longs Drug Stores, Inc., in the amount of \$6,600.00, in substantially the form attached hereto, and the Chair of the Board of Supervisors is hereby authorized to execute the Purchase Agreement on behalf of the County.
2. Authorizes the payment of the County's share of closing costs, including all escrow, recording and title insurance charges, if any.
3. Authorizes the Director of the Department of Public Works to execute on behalf of the County any and all additional documents required to consummate this real property transaction, including the certificate of acceptance.