



RESOLUTION No. _____

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF NEVADA

AUTHORIZATION TO PURCHASE RIGHT-OF-WAY, A UTILITY EASEMENT, A SLOPE EASEMENT AND A TEMPORARY CONSTRUCTION EASEMENT FOR \$25,300.00 FROM THE FRITZ AND YOLANDA GOSALVEZ FAMILY TRUST (“GOSALVEZ”) FOR THE COMBIE ROAD WIDENING PROJECT – DISTRICT II

WHEREAS, the Combie Road Widening Project requires acquisition of an easement, a temporary construction easement and right-of-way from Gosalvez; 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 2,024 square feet of in fee right-of-way, a utility easement, a 1,314 square-foot slope easement and a 2,961 square-foot temporary construction easement, on property located at 10063 Combie Road, Nevada County, California (APN 57-260-04), has successfully been negotiated; and

WHEREAS, APN 57-260-04 has changed effective July, 2018, to APN 057-260-004-000 and future APN references may reflect the new APN 057-260-004-000; and

WHEREAS, the negotiated price of this easement is \$25,300.00, which reflects fair market value based on an appraisal done by Bender Rosenthal, Inc. on January 5, 2018; 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 2,024 square feet of in fee right-of-way, a utility easement, a 1,314 square-foot slope easement and a 2,961 square-foot temporary construction easement, on property located at 10063 Combie Road, Nevada County, California (APN 057-260-004-000) from The Fritz and Yolanda Gosalvez Family Trust, in the amount of \$25,300.00, 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.