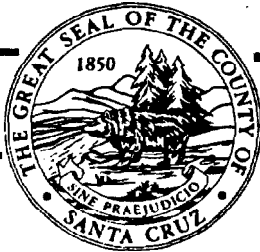


DEPARTMENT OF
PUBLIC WORKS



AGENDA: June 23, 1998

231

COUNTY OF SANTA CRUZ

GOVERNMENTAL CENTER

701 OCEAN STREET, SANTA CRUZ, CALIFORNIA 950604670

JOHN A FANTHAM
DIRECTOR OF PUBLIC WORKS

FAX (408) 454-2385

SCOTT C. LOICHTINGER (408) 4542331
CHIEF REAL PROPERTY AGENT

June 11, 1998

SANTA CRUZ COUNTY BOARD OF SUPERVISORS
701 Ocean Street
Santa Cruz, California 95060

SUBJECT: 41ST AVENUE ROAD IMPROVEMENT PROJECT

Members of the Board:

Included in the 1997/98 Public Works and Redevelopment Agency Budgets are funds for the construction of road improvements on 41st Avenue between Portola and East Cliff Drives and for the acquisition of the required rights-of-entry.

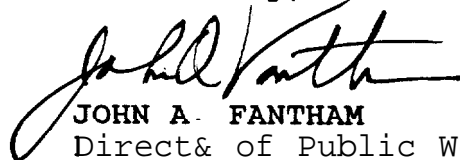
The attached fourteen Rights-of-Entry provide for the acquisition of the necessary temporary access rights along the front of the subject parcels required for the completion of the above mentioned road project. All of the required property areas are located along the 41st Avenue frontage and will allow for the installation of new sidewalks, retaining walls, drainage facilities and other roadside improvements (see attached maps). The settlement amounts for the property interests acquired are shown in the attached Resolution and are based on a departmental appraisal. These amounts are considered fair and reasonable for the real property interests being acquired and represent the fair market value for such property interests.

The funding for these acquisitions is being provided by the County's Redevelopment Agency. Redevelopment funds are being used because it has been determined that the improvements are of benefit to the project area, that no other reasonable means of financing the improvements are available to the community, that the project will assist in the elimination of blight, and that the project is consistent with the Redevelopment Agency's five year implementation plan. The Redevelopment Department has a letter to the Board of Directors of the Redevelopment Agency on today's agenda requesting authorization for the expenditure of funds necessary for these property interest acquisitions.

It is recommended that the Board of Supervisors take the following action:

1. Determine that the acquisitions are of benefit to the project area or the immediate area in which the work is located, that no other reasonable means of financing the work are available to the community, that the work will assist in the elimination of blight, and that the project is consistent with the Redevelopment Agency's five year implementation plan;
2. Adopt Resolution approving and accepting the terms and conditions of the Rights-of-Entry and authorize the Director of Public Works to sign said documents on behalf of the County;
3. Approve payment of **claims** for the Rights-of-Entry.

Yours truly,



JOHN A. FANTHAM
Director of Public Works

pap

Attachments

RECOMMENDED FOR APPROVAL:



County Administrative Officer

Copy to: Public Works Department
Redevelopment Department

BEFORE THE BOARD OF SUPERVISORS
OF THE COUNTY OF SANTA CRUZ, STATE OF CALIFORNIA
RESOLUTION NO. _____

On the motion of Supervisor
duly seconded by Supervisor
the following resolution is adopted:

RESOLUTION FOR RIGHT-OF-WAY ACQUISITION
41ST AVENUE ROAD IMPROVEMENT PROJECT

RESOLVED by the Board of Supervisors of the County of Santa Cruz, State of California:

WHEREAS, the County of Santa Cruz is desirous of acquiring the real property interests described in the **Rights-of-Entry** documents attached hereto and hereinafter referred to, and

WHEREAS, the owners of said real property interests have or will execute and deliver a Right-of-Entry document conveying said temporary real property interests to County, upon condition that County acknowledge and approve Articles set forth in said Rights-of-Entry binding County to the performance of said Articles, and

WHEREAS, the Board of Supervisors of said County hereby finds the Articles of said Rights-of-Entry to be fair and reason-able consideration for the acquisition of said real property interests;

NOW, THEREFORE, BE IT RESOLVED AND ORDERED that the County of Santa Cruz does hereby accept the terms of said **Rights-of-Entry** listed below:

<u>A.P.N.</u>	<u>NAME</u>	<u>PAYMENT</u>
032-181-03	John M. Jackson, Renee Malaki , Francine J. Jackson, Claudine Jackson, Billie Jean Kanelos Sam A. Kanelos	\$100.00
032-181-01	Alice Tarail	\$100.00
032-091-51	Otters Lair Association	\$100.00
032-091-06	John H. Benson	\$100.00
032-091-86	Shon McClintock-Heath	\$100.00
032-091-87	Common Area PM 48-24 - Shon McClintock-Heath	\$100.00
032-091-44	Marshall I. Siskin	\$100.00
032-091-32	Gary E. Caramella Janis O. Nestor	\$100.00
033-161-01	Timothy J. Gallagher	\$100.00
033-162-02	Genevieve Lingua	\$100.00
033-162-54	Thomas J. Valiante	\$100.00
	Lisa A. Valiante	
033-162-53	Jack Donahue	\$100.00

<u>A.P.N.</u>	<u>NAME</u>	<u>PAYMENT</u>
033-171-02	Robert A. Coe	\$100.00
033-171-19	Carol Y. Coe	
	Robert G. Witser	\$100.00
	Sharon Witser	

BE IT FURTHER ORDERED that the Auditor-Controller of the County of Santa Cruz is hereby authorized to approve payment of claims for the above listed rights-of-entry payable to the above listed Grantors in the amounts indicated above, out of Public Works Internal Service Fund, Subobject 4020, charged against Index No. 952279, User Code **P00304**, for the purchase of said property interests and to deliver the same to the Chief, Real Property Division of the County of Santa Cruz, and

BE IT FURTHER ORDERED that said Chief, Real Property Division, deliver said warrants to the above listed Grantors.

PASSED AND ADOPTED by the Board of Supervisors of the County of Santa Cruz, State of California, this _____ day of _____, 1998, by the following vote:

AYES: SUPERVISORS


NOES: SUPERVISORS

ABSENT: SUPERVISORS

Chairperson of said Board

ATTEST: _____
Clerk of said Board

Approved as to form:

 6/11/98

Assistant County Counsel

Distribution: Real Property Division
County Counsel
Auditor-Controller
Public Works

235

Date: April 2, 1998
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT


Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new concrete sidewalk and conforming a portion of the Grantor's property to the new sidewalk grade, as shown on the attached plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of **\$100.00** for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements **located** on the Grantor's property that may have been disturbed or removed during the course of the work **will be** restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

construction and that all rights
said work has been completed.



John M. Jackson

Francine J. Jackson

Renee Malaki

Claudine Jackson
Claudine Jackson

Billie Jean Kanelos
Billie Jean Kanelos

~~Lena G. Bordisso~~

~~Frank William Bordisco~~
Sam A. Kanelos

236

Date: 3-24-98
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

Gentlemen:

The County of Santa Cruz shall pay the undersigned grantor the sum of \$100.00 for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation as necessary to construct the **improvements**, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

RECOMMENDED FOR APPROVAL:

Alice Tarail

Grantor(s)

Property Address:

Director of Public Works

RIGHT OF ENTRY

Property No. 6
APN: 32-091-06

Date: May 3, 1998
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new concrete sidewalk and conforming a portion of the Grantor's property to the new sidewalk grade, **as** shown on the attached plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of **\$100.00** for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation **as** necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and **that any** existing improvements **located on the** Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall **cease** when said work has **been completed**.

RECOMMENDED FOR APPROVAL:

Pete Smith
Real Property Agent

John H. Benson

Grantor(s)

ACCEPTED:
County of-Santa **Cruz**

Director of Public Works

Property Address:

631 41st Avenue
Capitola, CA

239

Date: April 20, 1998
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new concrete sidewalk and conforming a portion of the Grantor's property to the new sidewalk grade, **as shown** on the **attached** plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of \$100.00 for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation **as** necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

RECOMMENDED FOR APPROVAL: .

Chris O'Leary
Real Property Agent

Shon McClintock (Heath)

Grantor(s)

ACCEPTED:
County of Santa Cruz

Director of Public Works

Property Address:

701 41st Avenue
Capitola, CA

RIGHT OF ENTRY

240

Property No. 7A
APE : 32-091-87

Date: 04/29/98
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new concrete sidewalk and conforming a portion of the Grantor's property to the new sidewalk grade, as shown on the attached plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of \$100.00 for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

RECOMMENDED FOR APPROVAL:

[Signature]
Real Property Agent

ACCEPTED:
County of Santa Cruz

Director of Public Works

Owners of Common Area of PM 48-24:

[Signature]
By: Grantor(s)

[Signature]
Property Address:

701 41st Avenue
Capitola, CA

RIGHT OF ENTRY

Property No. 8
APN: 32-091-44

Date: march 23, 1998
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new concrete sidewalk, storm drain and fence, and conforming a portion of the Grantor's property to the new sidewalk grade, as shown on the attached plan. County shall construct a new three foot high, wood picket fence on top of the new retaining wall. Maintenance of said fence shall be the sole responsibility of the owners, including painting.

The County of Santa Cruz shall pay the undersigned grantor the sum of **\$100.00** for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim-any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

RECOMMENDED FOR APPROVAL:

Patricia A. Smith
Real Property Agent

Marshall I. Siskin
Marshall I. Siskin
by: Leri Rogers
Grantor(s)

ACCEPTED:
County of Santa Cruz

Director of Public Works

Property Address:

711 41st Avenue
Capitola, CA

RIGHT OF ENTRY

Property No. 10
APN: 33-161-01

Date: 3-12-98
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of **the** undersigned, where necessary, for the purpose of constructing a new concrete curb and gutter and storm drain and conforming a portion of the Grantor's property, if necessary, to the new grade, as shown on the attached plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of **\$100.00** for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force **and effect** only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

RECOMMENDED FOR APPROVAL:

Real Property Agent

Timothy J. Gallagher

Grantor(s)

ACCEPTED:
County of Santa Cruz

Director of Public Works

Property Address:

4135 Court Drive
Capitola, CA

RIGHT OF ENTRY

Property No. 12
APN: 33-162-54

Date: May 12, 1998
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

County of **Santa Cruz**
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby granted to the County of **Santa Cruz**, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools **and** equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new curb and storm drain and conforming a portion of the Grantor's property, if necessary, to the new grade, as shown on the attached plan.

The County of Santa Cruz shall **pay** the undersigned grantor the sum of 8100.00 for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the **Grantor's** property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

RECOMMENDED FOR APPROVAL:

Artis Al-Jar
Real Property Agent

Thomas Valiante
Thomas J. Valiante
Lisa A. Valiante
Lisa A. Valiante
Grantor(s)

ACCEPTED:
County of Santa Cruz

Director of Public Works

Property Address:

634 41st Avenue
Capitola, CA

RIGHT OF ENTRY

Property No. 13
APN: 33-162-53

Date: March 12, 1998
Project: **41ST AVENUE ROAD**
IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa **Cruz**, California 95060

Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new curb and gutter and storm drain and conforming a portion of the Grantor's property, if necessary, to the new grade, as shown on the attached plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of **\$100.00** for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

RECOMMENDED FOR APPROVAL:



Jack Donahue

Auto Agent
Real Property Agent

Grantor(s)

ACCEPTED:
County of Santa Cruz

Property Address:

4125 Opal Cliff Drive
Capitola, CA

Director of Public Works

RIGHT OF ENTRY

Property No. 14
APN: **33-171-02**

Date: March 12, 1998
Project: 41ST AVENUE ROAD
IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new concrete sidewalk and conforming a portion of the Grantor's property to the new sidewalk grade, as shown on the attached plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of **\$100.00** for the right of entry herein granted. It is understood and agreed that the County shall have **the right** to trim any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect **only** until the completion of construction and that all rights hereunder shall **cease** when said work has been completed.

RECOMMENDED FOR APPROVAL:

Artis Alib
Real Property Agent

Robert A. Coe Mar. 12, 98
Robert A. Coe
Robert Coe for Carol Y. Coe
Carol Y. Coe
Grantor(s)

ACCEPTED:
County of Santa Cruz

Director of Public Works

Property Address:

4100 Opal Cliff Drive
Capitola, CA

* Reference: R. Cue
We will be demolishing
AND re-modelling in
the July-Aug timeframe

RIGHT OF ENTRY

Property No. 15
APN: 33-171-19

Date: 3-12-98
Project: 41ST AVENUE ROAD
 IMPROVEMENT PROJECT

County of Santa Cruz
Public Works Department
701 Ocean Street
Santa Cruz, California 95060

Gentlemen:

Permission is hereby 'granted to the County of Santa Cruz, its contractors and/or authorized agents, to enter and bring the necessary workmen, tools and equipment onto the property of the undersigned, where necessary, for the purpose of constructing a new concrete sidewalk and conforming a portion of the Grantor's property to the new sidewalk grade, as shown on the attached plan.

The County of Santa Cruz shall pay the undersigned grantor the sum of 8100.00 for the right of entry herein granted. It is understood and agreed that the County shall have the right to trim any vegetation as necessary to construct the improvements, but that the premises will be left in a clean and orderly condition and that any existing improvements located on the Grantor's property that may have been disturbed or removed during the course of the work will be restored or replaced in kind.

It is further understood and agreed that permission to perform the acts stated herein shall remain in force and effect only until the completion of construction and that all rights hereunder shall cease when said work has been completed.

RECOMMENDED FOR APPROVAL:

Peter Afili
Real Property Agent

Robert G. Witser
Robert G. Witser
Sharon Witser
Sharon Witser
Grantor(s)

ACCEPTED:
County of Santa Cruz

Director of Public Works

Property Address:

510 41st Avenue
Capitola, CA

FOR TAX PURPOSES ONLY

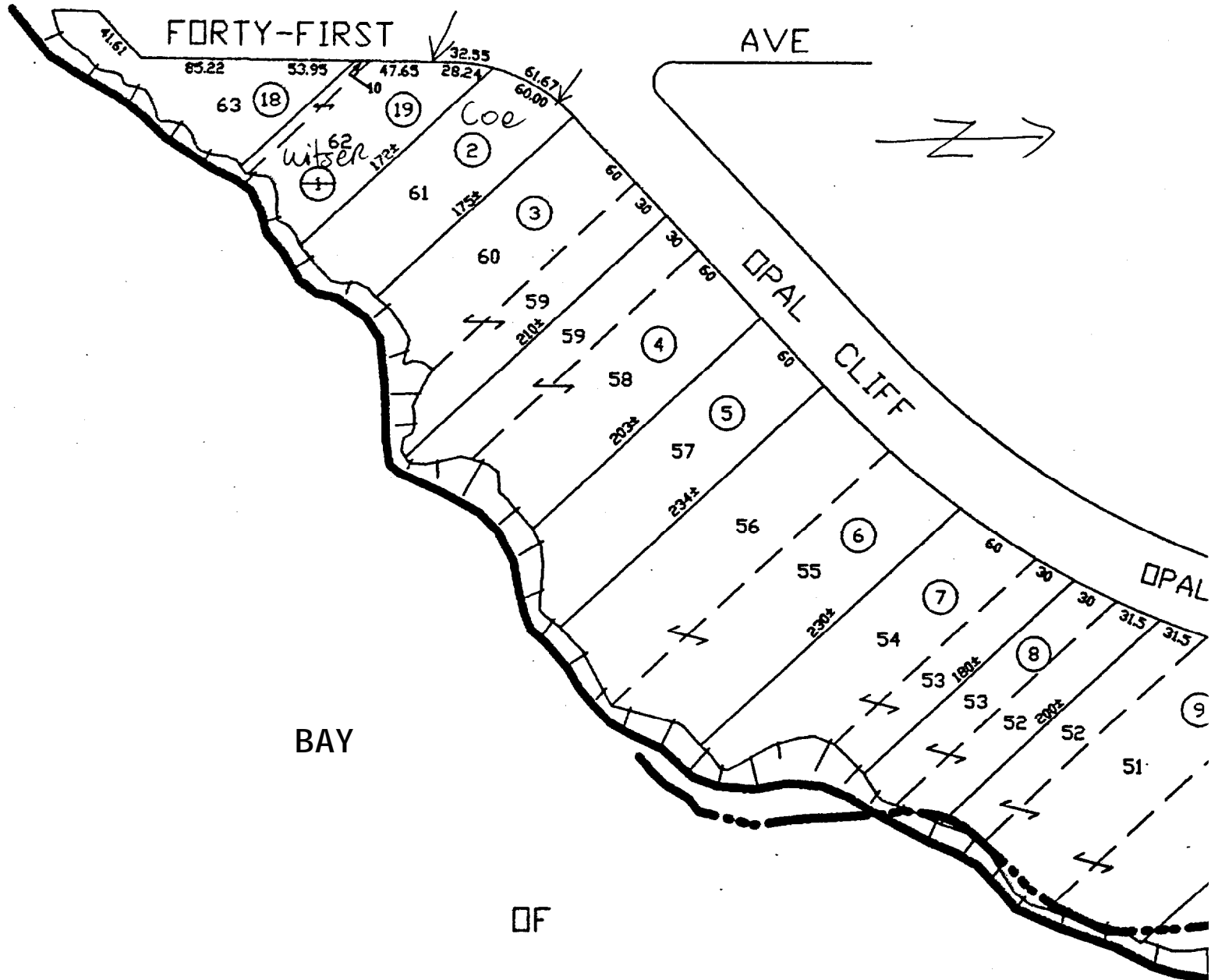
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250

POR. RANCHO AR

N.W.1/4 SEC, 22, T.11S.,



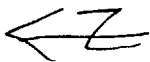
Note - Assessor's Parcel Block & Lot Numbers Shown in Circles.

FOR TAX PURPOSES ONLY

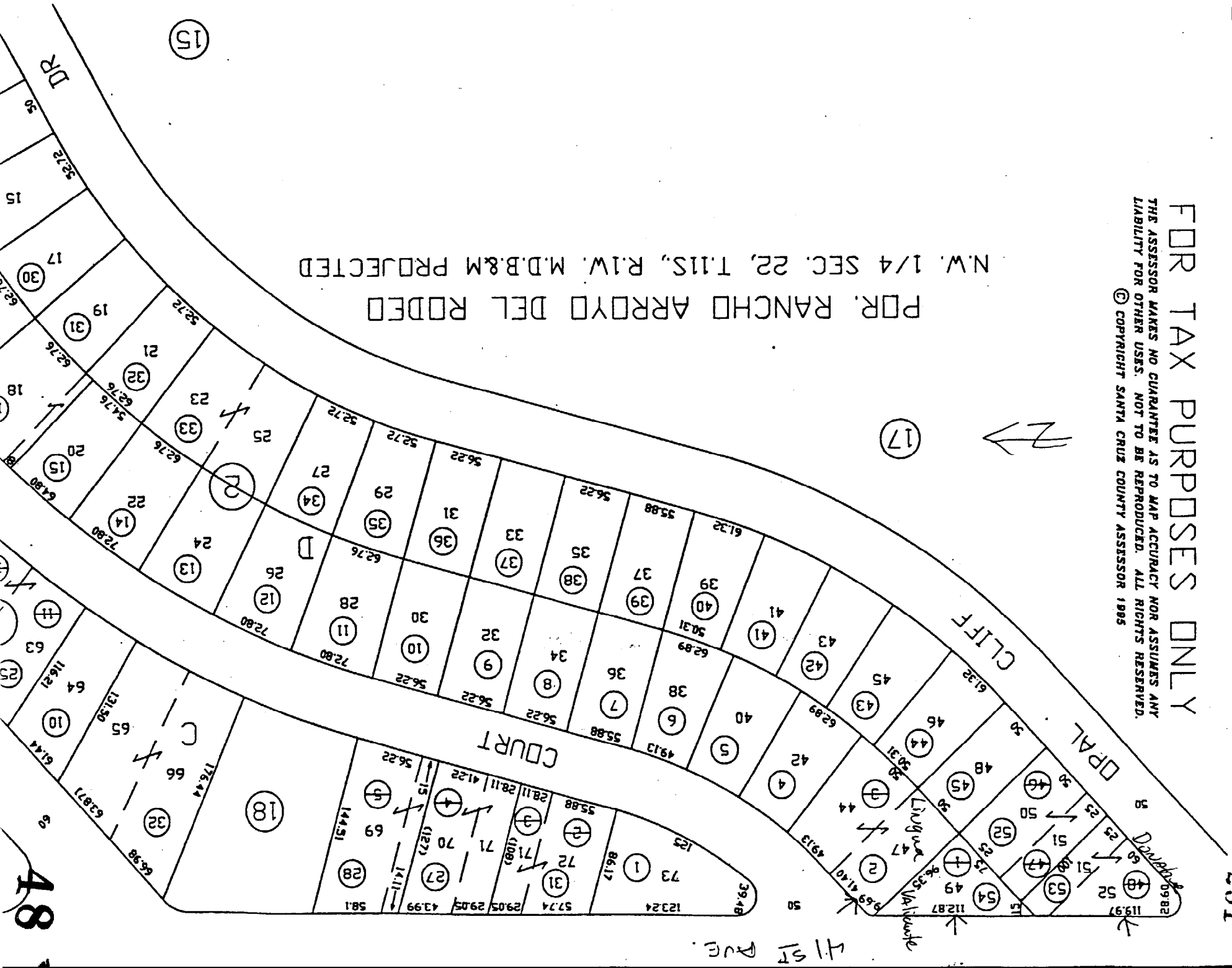
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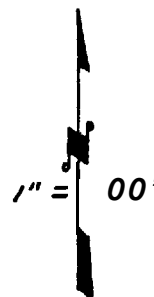
PDR. RANCHO ARROYO DEL RODEO
N.W. 1/4 SEC. 22, T.11S., R.1W. M.D.B.&M PROJECTED



17



32-18



OF
48

Assessor's Map No.32-18
County of Santa Clara