



THE CITY OF SAN DIEGO
REPORT TO THE CITY COUNCIL

DATE ISSUED: July 07, 2010

ATTENTION: Land Use and Housing Committee Chairman and Committee Members
Agenda of July 14, 2010

SUBJECT: Carmel Valley Road Right of Way Acquisition

REQUESTED ACTION:

Approve the acquisition of right of way necessary for the completion of the widening and realignment of Carmel Valley Road.

STAFF RECOMMENDATION:

Approve the requested action.

BACKGROUND:

The acquisition of right of way will provide the last remaining parcel required for the widening and realignment of Carmel Valley Road, which is part of the infrastructure of the Pacific Highlands Ranch Subarea Plan. The south side of Carmel Valley Road will be improved with concrete curb, gutter and sidewalk while the north side of Carmel Valley road will have asphalt curbing only.

FISCAL CONSIDERATIONS:

Funds in the amount of \$300,000 are available in the Pacific Highlands Ranch Facilities Benefit Assessment, Fund 400090

COMMUNITY PARTICIPATION AND PUBLIC OUTREACH EFFORTS: N/A

PREVIOUS COUNCIL and/or COMMITTEE ACTION:

Planning Commission approved the alignment of Carmel Valley Road on September 19, 2002. Item to be heard at LU&H July 14, 2010.

KEY STAKEHOLDERS AND PROJECTED IMPACTS:

The key stakeholders would be the City of San Diego and the Pacific Highlands Ranch Community which will benefit by the decreased traffic congestion.

James F. Barwick, Director
Real Estate Assets Department

David Jarrell
Deputy Chief, Public Works

EXHIBIT "A"

LEGAL DESCRIPTION LAND ACQUISITION FOR RIGHT-OF-WAY

PARCEL 'A'

A PORTION OF PARCEL 1 OF PARCEL MAP 12337, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO ON SEPTEMBER 24, 1982 AS FILE NO. 82-296204 OF OFFICIAL RECORDS AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID PARCEL 1; THENCE ALONG THE EASTERLY LINE OF SAID PARCEL 1

1. SOUTH 00°21'57" WEST 295.73 FEET TO A POINT ON THE NORTHERLY LINE OF AN EXISTING STREET DEDICATION RECORDED SEPTEMBER 1, 1982 AS FILE NO. 82-271464 OF OFFICIAL RECORDS, SAID POINT BEING ON A 1030.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG THE ARC OF SAID CURVE
2. SOUTHWESTERLY 87.04 FEET THROUGH A CENTRAL ANGLE OF 04°50'30" TO THE **TRUE POINT OF BEGINNING**, A LINE RADIAL TO SAID POINT BEARS NORTH 50°57'25" WEST; THENCE CONTINUING ALONG THE ARC OF SAID CURVE AND SAID NORTHERLY LINE
3. SOUTHWESTERLY 68.40 FEET THROUGH A CENTRAL ANGLE OF 03°48'18" TO THE BEGINNING OF A REVERSE CURVE HAVING A RADIUS OF 970.00 FOOT; THENCE ALONG THE ARC OF SAID CURVE
4. SOUTHWESTERLY 539.19 FEET THROUGH A CENTRAL ANGLE OF 31°50'55", A LINE RADIAL TO SAID POINT BEARS SOUTH 22°54'48" EAST, SAID POINT BEING ON THE EASTERLY LINE OF A 40 FEET ROADWAY EASEMENT DEDICATED PER BOARD OF SUPERVISORS MINUTES DATED FEBRUARY 27, 1886, BOOK 7, PAGE 200, OLD SURVEY 57, SAID POINT ALSO BEING ON A NON-TANGENT 270.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY, A LINE RADIAL TO SAID POINT BEARS SOUTH 58°03'16" EAST; THENCE ALONG THE ARC OF SAID CURVE AND SAID EASTERLY LINE
5. NORTHEASTERLY 77.72 FEET THROUGH A CENTRAL ANGLE OF 16°29'37"; THENCE
6. NORTH 15°27'07" EAST 29.08 FEET TO A POINT ON A NON-TANGENT 1789.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY, A LINE RADIAL TO SAID POINT BEARS SOUTH 27°58'58" EAST; THENCE LEAVING SAID EASTERLY LINE AND ALONG THE ARC OF SAID CURVE
7. NORTHEASTERLY 302.92 FEET THROUGH A CENTRAL ANGLE OF 09°42'06"; THENCE
8. NORTH 52°18'56" EAST 169.11 FEET TO THE BEGINNING OF A 1911.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG THE ARC OF SAID CURVE
9. NORTHEASTERLY 36.33 FEET THROUGH A CENTRAL ANGLE OF 01°05'21" TO THE **TRUE POINT OF BEGINNING**.

RESOLUTION NUMBER R-_____

DATE OF FINAL PASSAGE _____

A RESOLUTION OF THE CITY OF SAN DIEGO
AUTHORIZING THE ACCEPTANCE AND RECORDATION
OF AN EASEMENT DEED AND THE EXPENDITURE OF
FUNDS FOR THE STREET RIGHT-OF-WAY EASEMENT
RIGHTS AND ASSOCIATED COSTS FOR THE WIDENING
AND REALIGNMENT OF CARMEL VALLEY ROAD.

WHEREAS, the Pacific Highlands Ranch Subarea Plan calls for the widening and
realignment of Carmel Valley Road; and

WHEREAS, the City of San Diego now seeks to acquire the last easement rights needed
to widen and realign Carmel Valley Road and to authorize the funds to acquire the easement
rights and to secure the rights to use two temporary construction areas; and

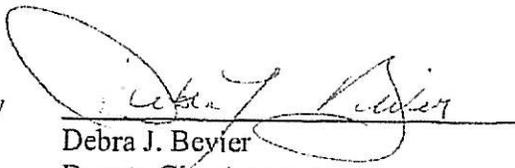
WHEREAS, the owner of the easement rights sought, Robert D. Barczewski, has agreed
to sell and convey the easement rights to the City; and

WHEREAS, once the easements rights are acquired, the south side of Carmel Valley
Road will be improved with concrete curbs, gutters and sidewalks, and the north side will be
improved with asphalt curbing; NOW, THEREFORE,

BE IT RESOLVED, that the Mayor or his designee, is hereby authorized to take all
actions necessary to facilitate the acceptance and recordation of that certain easement deed,
executed by Robert D. Barczewski, conveying to the City of San Diego the required right-of-way
easement rights across a portion of Parcel 1 of Parcel Map No. 12337 for the widening of Carmel
Valley Road and street dedication purposes, and to secure the rights to utilize two temporary
construction areas; and

BE IT FURTHER RESOLVED, that the expenditure of an amount not to exceed \$300,000 from Fund 400090, Pacific Highlands Ranch Facilities Benefit Assessment Fund, CIP-S-00934, Carmel Valley Road (Lopelia Meadows Place to Via Abertura), for costs related to the acquisition of the right-of-way easement rights and to secure the use of two temporary construction areas required for the Carmel Valley Road Project, is authorized, contingent upon the City Comptroller first certifying that funds are, or will be, on deposit with the City Treasurer.

APPROVED: JAN I. GOLDSMITH, City Attorney

By 
Debra J. Beyler
Deputy City Attorney

DJB:cw
07/20/10
Or.Dept:READ
MMS#12493

I hereby certify that the foregoing Resolution was passed by the Council of the City of San Diego, at this meeting of _____.

ELIZABETH S. MALAND
City Clerk

By _____
Deputy City Clerk

Approved: _____
(date)

JERRY SANDERS, Mayor

Vetoed: _____
(date)

JERRY SANDERS, Mayor