

City of Sacramento

Legislation Text

File #: 2018-01769, Version: 1

Title:

Summary Vacation of the Southerly 2.5-Foot Public Utility Easement Adjacent to Natomas Crossing Drive East of East Commerce Way Proceeding No. VAC18-009

File ID: 2018-01769

Location: Natomas Crossing Drive, District 1

Recommendation:

Adopt a Resolution to vacate the southerly 2.5-foot portion of a 12.5-foot public utility easement (PUE) to accommodate new construction of single-family residential units known as Natomas Field Phase 3.

Contact: Jair Bautista, Engineer Technician, (916) 808-7929; Jennifer Johnson, Supervising Engineer, (916) 808-7754; Nader Kamal, Interim Engineering Services Manager, (916) 808-7035, Department of Public Works.

Presenter: None

Attachments:

- 1-Description/Analysis
- 2-Resolution

Description/Analysis

Issue Detail: Beazer Homes Holdings Corp., property owner of the lots adjacent to the PUE, is requesting the vacation of the southerly 2.5-foot portion of a 12.5-foot PUE adjacent to Natomas Crossing Drive dedicated on the "Master Parcel Map Natomas Field" recorded in 2006 in Book 191, Page 5 (191 P.M. 5). The request is made to facilitate 33 new residential units along Natomas Crossing Drive within the project known as Natomas Field Phase 3. The proposed vacation spans an approximate total length of 1,020 linear feet, with a corresponding area of 2,550 square feet. The proposed vacation will not affect the adjacent curb, sidewalk, and nearby planned bike path.

Policy Considerations: The action recommended in this report is consistent with the Sacramento

2035 General Plan and in compliance with the California Streets and Highways Code Sections 8300-8363, including Section 8333 (c) in that the easement proposed to be vacated is an excess easement and there are no public facilities located within the easement.

Economic Impacts: None

Environmental Considerations: The Community Development Department, Environmental Planning Services Division has reviewed this vacation/abandonment of the Public Utility Easement and determined that it is exempt from the provisions of the California Environmental Quality Act (CEQA) Section 15305, Minor Alteration in Land Use Limitation. The project consists of the minor alteration in land use limitations with an average slope of less than 20 percent, which do not result in any changes in land use or density.

Sustainability: Not applicable

Commission/Committee Action: None

Rationale for Recommendation: Approval of this vacation request will facilitate the construction of new single-family housing units. City staff, along with various agencies, supports the vacation request.

Financial Considerations: The applicant is responsible for all fees required to process this application at no cost to the City.

Local Business Enterprise (LBE): Not applicable