



CITY OF POMONA

COUNCIL REPORT

November 18, 2019

To: Honorable Mayor and Members of the City Council

From: Linda C. Lowry, City Manager

Submitted By: Kirk Pelsner, Deputy City Manager
Rene Guerrero, Public Works Director

**SUBJECT: APROVAL OF RIGHT-OF-WAY SALES CONTRACTS TOTALLING \$133,368
FOR CITY-OWNED PROPERTIES ASSOCIATED WITH THE STATE ROUTE
71 WIDENING PROJECT**

RECOMMENDATION:

It is recommended that the City Council approve Right-of-Way Contracts (Contracts) with the State of California Department of Transportation (DOT) and authorize the City Manager to execute the contracts and all related amendments, subject to approval as to form by the City Attorney.

EXECUTIVE SUMMARY:

The State of California Department of Transportation (DOT) is close to completing the design of the widening project for State Route 71 (SR-71). To accommodate the widening project, the DOT requires modest portions of various City-owned parcels. Based upon the DOT's appraisals and offers, the City would realize \$133,368 from the sale of the needed interests, which are detailed below in the Background/Discussion section of this report.

PUBLIC HEARING NOTICE:

A public hearing is not required for this action.

FISCAL IMPACT:

As stipulated in the proposed Contracts, DOT will pay the City of Pomona \$133,368 as just compensation for the various property interests they need and would be deposited into the City's General Fund.

PRIOR COUNCIL ACTIONS:

None.

ENVIRONMENTAL REVIEW:

Sale of the property interests to DOT is exempt from the requirements of the California Environmental Quality Act ("CEQA") pursuant to State CEQA Guidelines, as it is not a "project" and has no potential to

result in a direct or reasonably foreseeable indirect physical change to the environment. DOT's actual widening project will be subject to CEQA and any applicable Federal environmental guidelines.

BACKGROUND/DISCUSSION:

The City made consistent and emphatic effort over the past ten years for the State to program the State Route (SR-71) widening project. At this time the State of California Department of Transportation (DOT) is close to completing the design for the current phase of the project which encompasses widening from Rio Rancho to the Mission Bridge. To accommodate the widening, the DOT requires modest portions of various City-owned parcels. Based upon the DOT's appraisals and offers, the City would realize \$133,368 from the sale of the needed interests that are detailed below:

APN 8704-022-900 & 901

DOT # 81299

Interests Needed: 3,317 square foot Landscape Easement

Appraised Value: \$11,500

APN 8708-011-902

DOT # 81086

Interests Needed: 6,597 square foot Temporary Grading Easement

Appraised Value: \$27,400

APN 8708-013-902

DOT # 81028

Interests Needed: 1,590 square foot Fee Simple
1,991 square foot Permanent Drainage Easement
15,671 square foot Temporary Grading Easement

Appraised Value: \$42,900

APN 8704-022-902

DOT # 81230

Interests Needed: 16,678 square foot Landscape Easement

Appraised Value: \$51,500

APN 8343-016-900

DOT # 80833

Interested Needed: 24 square foot Temporary Construction Easement

Appraised Value: \$68

Project Status

Below is the most current update on the SR-71 widening project, as of November 5, 2019:

- Plans, specifications, and estimates are close to approval;
- Environmental permits have been approved;
- Utility relocation plans are approved; awaiting cost estimates from utility companies for relocations;
- California Transportation Commission (CTC) hearings for temporary construction easements are scheduled for the December 2019 CTC meeting; and
- Construction is anticipated to begin in September/October 2020.

ATTACHMENTS:

1. ROW appraisal map - 81299
2. ROW appraisal map - 81086
3. ROW appraisal map - 81028
4. ROW appraisal map - 81230
5. ROW appraisal map - 80833