

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Public Works	(2) MEETING DATE 4/17/2012	(3) CONTACT/PHONE Phil Acosta, Right of Way Agent (805) 781-5252	
(4) SUBJECT Submittal of right of way documents accepting conveyances from Charles M. Molinari, and from Wade L. Rhoades, et al, for the Main Street Bridge Replacement Project, Cambria (WBS 300180).			
(5) RECOMMENDED ACTION It is our recommendation that your Honorable Board: <ol style="list-style-type: none"> 1. Approve and execute the Molinari Right of Way Agreement and direct the Clerk to return a copy of the executed Right of Way Agreement to the Department of Public Works for completion of the transaction; and 2. Approve and execute the Rhoades, et al Right of Way Agreement and direct the Clerk to return a copy of the executed Right of Way Agreement to the Department of Public Works for completion of the transaction; and 3. Authorize the Public Works Director, or his designee, to execute any remaining escrow and payment related documents necessary to close the transactions associated with this real property interests. 			
(6) FUNDING SOURCE(S) Road Fund, FHWA-HBP	(7) CURRENT YEAR FINANCIAL IMPACT \$2,200.00	(8) ANNUAL FINANCIAL IMPACT N/A	(9) BUDGETED? Yes
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. _____) <input type="checkbox"/> Board Business (Time Est. _____)			
(11) EXECUTED DOCUMENTS <input type="checkbox"/> Resolutions <input checked="" type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A		(12) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: N/A <input type="checkbox"/> 4/5th's Vote Required <input checked="" type="checkbox"/> N/A	
(13) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) N/A		(14) W-9 <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	
(15) LOCATION MAP Attached	(16) BUSINESS IMPACT STATEMENT? No	(17) AGENDA ITEM HISTORY <input type="checkbox"/> N/A Date 10/4/11, A-7	
(18) ADMINISTRATIVE OFFICE REVIEW <i>Nikki J. Schmidt</i>			
(19) SUPERVISOR DISTRICT(S) District 2 -			

Reference: 12APR17-C-1

County of San Luis Obispo



TO: Board of Supervisors

FROM: Public Works
Phil Acosta, Right of Way Agent

VIA: Dave Flynn, Deputy Director of Public Works

DATE: 4/17/2012

SUBJECT: Submittal of right of way documents accepting conveyances from Charles M. Molinari, and from Wade L. Rhoades, et al, for the Main Street Bridge Replacement Project, Cambria (WBS 300180).

RECOMMENDATION

It is our recommendation that your Honorable Board:

1. Approve and execute the Molinari Right of Way Agreement and direct the Clerk to return a copy of the executed Right of Way Agreement to the Department of Public Works for completion of the transaction; and
2. Approve and execute the Rhoades, et al Right of Way Agreement and direct the Clerk to return a copy of the executed Right of Way Agreement to the Department of Public Works for completion of the transaction; and
3. Authorize the Public Works Director, or his designee, to execute any remaining escrow and payment related documents necessary to close the transactions associated with this real property interests.

DISCUSSION

Main Street Bridge over Santa Rosa Creek was originally built in 1929. Due to its narrow width and aging condition the bridge has been found to be functionally obsolete, qualifying it for the Federal Highway Administration's Highway Bridge Program (HBP) replacement funds. The Main Street Bridge Replacement Project proposes to replace the existing 90-foot long two-span bridge with a 150-foot long single span concrete box-girder bridge.

The new bridge will be on an upstream alignment adjacent to the existing bridge to allow improved roadway geometrics and to allow Main Street to be open to traffic during the majority of the construction phase. Once the new bridge and roadway are completed and open to traffic, the existing bridge will be removed.

The department has been working on developing the replacement project since 2003. The project design and right of way phases are being funded 80% by HBP funds and a local match of 20% from the County Road Fund. Construction is anticipated in 2013.

The attached Right of Way Agreement from Charles M. Molinari will provide the County and its contractors with a Temporary Construction Easement that will allow workspace for demolition of the existing bridge and for the conforming of slopes and drainage features to support the new bridge and related realigned roadway.

The attached Right of Way Agreement from Wade L. "Scooter" Rhoades, et al will also provide the County and its contractors with a Temporary Construction Easement that will allow workspace for demolition of the existing bridge and for the conforming of slopes and drainage features to support the new bridge and related realigned roadway.

These acquisitions are based upon fair market value staff appraisals. The execution of both the Right of Way Agreement from Charles M. Molinari and the Right of Way Agreement from Wade L. "Scooter" Rhoades, et al will allow the Department to proceed with processing and payment pursuant to the respective Agreements.

Other Agency Involvement/Impact

Caltrans is processing the funding and acting as lead federal agency. Federal Highway Administration, State Water Resources Control Board, Army Corps of Engineers, National Marine Fisheries Service, U.S. Fish and Wildlife Service will be regulatory agencies from which the County will seek approval.

Your Board approved a Coastal Development Permit for the project in 2010 which was appealed to the Coastal Commission. The Commission denied the appeal and the projects approval is complete.

County Counsel has reviewed and approved the attached documents as to legal form and effect.

Financial Considerations

The Right of Way Agreements provide for the following compensation:

Charles M. Molinari	\$1,200
Wade L. "Scooter" Rhoades, et al	<u>\$1,000</u>
Total	\$2,200

This project is a multi-year project budgeted in Roads Fund for FY 2011-12 – WBS 300180 in the amount of \$4,076,094. The project will be funded by the Federal Highway Bridge Program and Road Funds.

Results

Approval of the recommended actions will result in the appropriation of property rights required for this budgeted project. Ultimately, the completed project will provide a new bridge over Santa Rosa Creek, as well as enhanced property access, resulting in a safer, more livable community.

File: WBS 300180.05 (Cambria Main Street Bridge Replacement)

Reference: 12APR17-C-1

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ATTACHMENTS

1. Vicinity Maps
2. Right of Way Agreement - Temporary Construction Easement (Molinari)
3. Temporary Construction Easement Map (Molinari)
4. Right of Way Agreement - Temporary Construction Easement (Rhoades)
5. Temporary Construction Easement Map (Rhoades)