

CITY OF GARDEN GROVE
INTER-DEPARTMENT MEMORANDUM

To: Matthew J. Fertal

From: William E. Murray

Dept: City Manager

Dept: Public Works

Subject: ACCEPTANCE OF AN EASEMENT
FOR PUBLIC STREET AND
HIGHWAY PURPOSES FOR THE
PROPERTY LOCATED AT 10222
WESTMINSTER AVENUE, GARDEN
GROVE

Date: June 10, 2014

OBJECTIVE

To request City Council approval for the acceptance of an easement for public street and highway purposes in accordance with Site Plan No. SP-479-13 (the "Project"), for a portion of the real property located at 10222 Westminster Avenue, Garden Grove, owned by the Hung Nguyen ("Owner").

BACKGROUND/DISCUSSION

On October 17, 2013, the Planning Commission adopted Resolution No. 5800-13, which approved Site Plan No. SP-479-13 for the construction of a new 9,125 square foot one-story, medical building on a vacant lot located at 10222 Westminster Avenue, Garden Grove. The Conditions of Approval for the Project require the Owner to dedicate right-of-way at the northeast corner of Hope Street and Westminster Avenue, which is a portion of 10222 Westminster Avenue. The dedication is required for the construction of ADA compliant curb ramps, and applicant has submitted plans and the Street Deed.

FINANCIAL IMPACT

There is no impact to the General Fund.

RECOMMENDATION

It is recommended that the City Council:

- Accept the easement for public street and highway purposes for a portion of the property located at 10222 Westminster Avenue, Garden Grove in accordance with the Conditions of Approval for Site Plan No SP-479-13; and
- Authorize the City Clerk to accept the Street Deed on behalf of the City.

WILLIAM E. MURRAY, P.E.
Public Works Director

By: Kamyar Dibaj
Associate Engineer

Recommended for Approval

Susan Enery
for
Matthew Fertal
City Manager

Attachment: Street Deed

Recording Requested By:

Attachment

CITY OF GARDEN GROVE

AND WHEN RECORDED MAIL TO

City of Garden Grove
P. O. Box 3070
Garden Grove, CA 92842
Attn: Real Property Office

Portion of - 099-162-28
ASSESSOR PARCEL NUMBER

This document is exempt from payment of recording
fees pursuant to Section 6103 of the Government Code.

City Clerk's No. _____

By: _____

STREET DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

HUNG NGUYEN, a single man

does hereby **GRANT** to the CITY OF GARDEN GROVE, a municipal corporation, an easement for public utility, street and highway purposes in, on and over the real property in the City of Garden Grove, County of Orange, State of California, described as

PER LEGAL DESCRIPTION SHOWN ON EXHIBIT "A", AND DELINEATED ON PLOT MAP SHOWN AS EXHIBIT "B" BOTH OF WHICH ARE ATTACHED HERETO, AND MADE A PART HEREOF

It is understood that each undersigned grantor grants only that portion of the above described land in which said grantor has an interest.

Dated 4/22/14

HUNG NGUYEN, a single man

By: _____
Its: _____

By: _____
Its: _____

STATE OF CALIFORNIA
COUNTY OF Orange } S.S.

On April 22nd 2014 before me,

Travis D Nguyen
Hung Nguyen

personally appeared who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/~~they~~ executed the same in his/~~her~~/~~their~~ authorized capacity(ies), and that by his/~~her~~/~~their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct

WITNESS my hand and official seal

Signature Travis D Nguyen

FOR NOTARY SEAL OR STAMP



Street Deed

City of Garden Grove

APPROVED AS TO FORM OTHER THAN LEGAL
DESCRIPTION

By: 
City Attorney

Dated: 6/3/14

APPROVED AS TO EXECUTION AND DESCRIPTION

By: _____
Right of Way Agent

Dated: _____

This is to certify that the interest in real property conveyed by
the deed or grant dated _____ from

_____ to the City of Garden Grove, a governmental agency, is
hereby accepted by the undersigned officer on behalf of the
Garden Grove City Council pursuant to authority conferred by
Resolution of the Garden Grove City Council adopted July 17,
1978, and the grantee consents to recordation thereof by its
duly authorized officer.

Dated: _____

By: _____
City Clerk

EXHIBIT "A"

LEGAL DESCRIPTION

THAT PORTION OF LOT 12, BLOCK 2 OF TRACT NO. 856, IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 26 PAGE 8 OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 11 OF SAID BLOCK 2 OF TRACT NO. 856, THENCE SOUTHEASTERLY ALONG A BEARING OF S 89°27'34" E A DISTANCE OF 87.03', SAID LINE BEING THE NORTHERLY LINE OF SAID LOTS 11 AND 12, TO THE TRUE POINT OF BEGINNING; THENCE SOUTHEASTERLY ALONG A BEARING OF S 36°20'25" E A DISTANCE OF 21.55' TO A POINT ON THE EASTERLY LINE OF SAID LOT 12; THENCE NORTHEASTERLY ALONG A BEARING OF N 0°39'20" E A DISTANCE OF 17.24', SAID LINE BEING THE EASTERLY LINE OF LOT 12; THENCE NORTHWESTERLY ALONG A BEARING OF N 89°27'34" W A DISTANCE OF 12.97', SAID LINE BEING THE NORTHERLY LINE OF LOT 12, TO THE TRUE POINT OF BEGINNING.

AS SHOWN ON THE ATTACHED EXHIBIT "B" AND BY THIS REFERENCE MADE A PART HEREOF.

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RIGHTS, RIGHTS-OF-WAY AND OTHER MATTERS OF RECORDS, IF ANY.



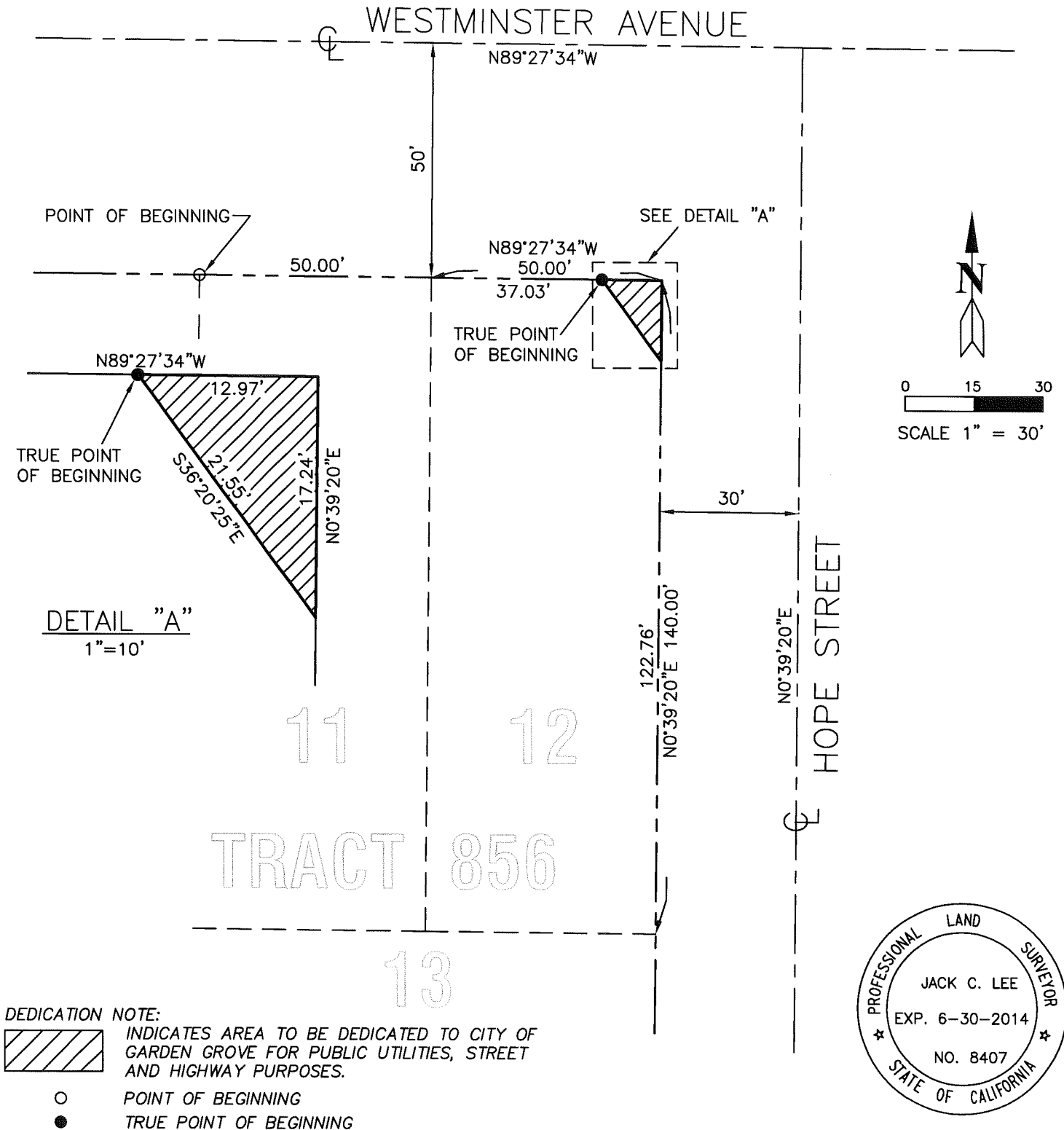
CALLAND ENGINEERING, INC.
dba QUARTECH CONSULTANTS
576 E. LAMBERT ROAD
BREA, CA 92821
(714)671-1050
(714)671-1090 FAX

A handwritten signature in black ink, appearing to read "Jack C. Lee".

Jack C. Lee PLS 8407
APRIL 4, 2014

PUBLIC UTILITIES,
STREET AND HIGHWAY
DEDICATION
10222 WESTMINSTER AVE,
GARDEN GROVE, CA

EXHIBIT "B" PLAT MAP



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