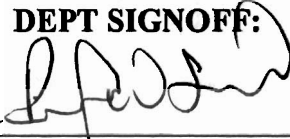
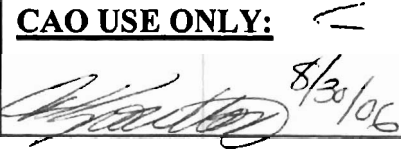


**EL DORADO COUNTY BOARD OF SUPERVISORS**

**AGENDA ITEM TRANSMITTAL**

**Meeting of September 12, 2006**

<b>AGENDA TITLE:</b> Irrevocable Offer of Dedication #2006-13; The Promontory Village No. 4, Lot 111; Richmond American Homes of California, Inc., a Colorado corporation		
<b>DEPARTMENT:</b> Transportation	<b>DEPT SIGNOFF:</b> 	<b>CAO USE ONLY:</b>  8/30/06
<b>CONTACT:</b> Deborah Gruber	<b>DATE:</b> 7/28/06	<b>PHONE:</b> XT 6519/5982
<b>DEPARTMENT SUMMARY AND REQUESTED BOARD ACTION:</b>		
<p>The Department of Transportation recommends that the Board of Supervisors:</p> <ol style="list-style-type: none"> <li>1. Approve the attached Irrevocable Offer of Dedication for a drainage easement, and adopt the Resolution acknowledging, but rejecting said offer, at this time; and</li> <li>2. Authorize the Chairman to sign said Resolution.</li> </ol>		
<b>CAO RECOMMENDATIONS:</b>		
Financial impact? ( ) Yes (X) No		Funding Source: ( ) Gen Fund ( ) Other
<b>BUDGET SUMMARY:</b>		Other: _____
Total Est. Cost _____		<b>CAO Office Use Only:</b>
<b>Funding</b>		4/5's Vote Required ( ) Yes (X) No
Budgeted _____		Change in Policy ( ) Yes (X) No
New Funding _____		New Personnel ( ) Yes (X) No
Savings _____		<b>CONCURRENCES:</b>
Other _____		Risk Management _____
Total Funding _____		County Counsel _____
<b>Change in Net County Cost</b> _____		Other _____
<b>*Explain</b>		
<b>BOARD ACTIONS:</b>		
<b>Vote:</b> Unanimous _____ Or _____ <b>Ayes:</b> _____ <b>Noes:</b> _____ <b>Abstentions:</b> _____ <b>Absent:</b> _____	<b>I hereby certify that this is a true and correct copy of an action taken and entered into the minutes of the Board of Supervisors</b> <b>Date:</b> _____ <b>Attest: Cindy Keck, Board of Supervisors Clerk</b> <b>By:</b> _____	



**MAINTENANCE DIVISION:**  
2441 Headington Road  
Placerville CA 95667  
Phone: (530) 642-4909  
Fax: (530) 642-9238

**RICHARD W. SHEPARD, P.E.**  
Director of Transportation  
  
Internet Web Site:  
<http://co.el-dorado.ca.us/dot>

**MAIN OFFICE:**  
2850 Fairlane Court  
Placerville CA 95667  
Phone: (530) 621-5900  
Fax: (530) 626-0387



July 28, 2006

Board of Supervisors  
330 Fair Lane  
Placerville, California 95667

**Title: Irrevocable Offer of Dedication #2006-13;  
The Promontory Village No. 4, Lot 111;  
Richmond American Homes of California, Inc., a Colorado corporation**

**Meeting Date: September 12, 2006 \ District I \ Supervisor: Rusty Dupray**

Dear Members of the Board:

**Recommendations:**

The Department of Transportation recommends the Board of Supervisors:

1. Approve the attached Irrevocable Offer of Dedication for a drainage easement, and adopt the Resolution acknowledging, but rejecting said offer, at this time; and
2. Authorize the Chairman to sign said Resolution.

**Reasons for Recommendations:**

The Department of Transportation has received an Irrevocable Offer of Dedication for a drainage easement, located along the northerly boundary line of Lot 111, of The Promontory Village No. 4, identified as Assessor's Parcel Number 124-210-12, and being more particularly described in Exhibit A and depicted in Exhibit B of the attached Resolution. Said dedication is made by Richmond American Homes of California, Inc., a Colorado corporation, and is necessary due to recent grading and the installation of new drainage facilities. The subject property is located on Suffolk Way, south of Green Valley Road and west of El Dorado Hills Boulevard, in El Dorado Hills.

The Department of Transportation's staff has reviewed said offer and recommends that the Board approve said offer and adopt the Resolution acknowledging, but rejecting said offer, at this time. Authorization for recording of said offer is pursuant to Government Code Section 7050.

**Fiscal Impact:**

None.

**Net County Cost:**

There is no net County cost.

**Action to be Taken Following Approval:**

1. Said Resolution will be recorded.
2. A copy of the recorded Resolution will be sent to the property owner.
3. A Certificate of Correction may be recorded.

Sincerely,



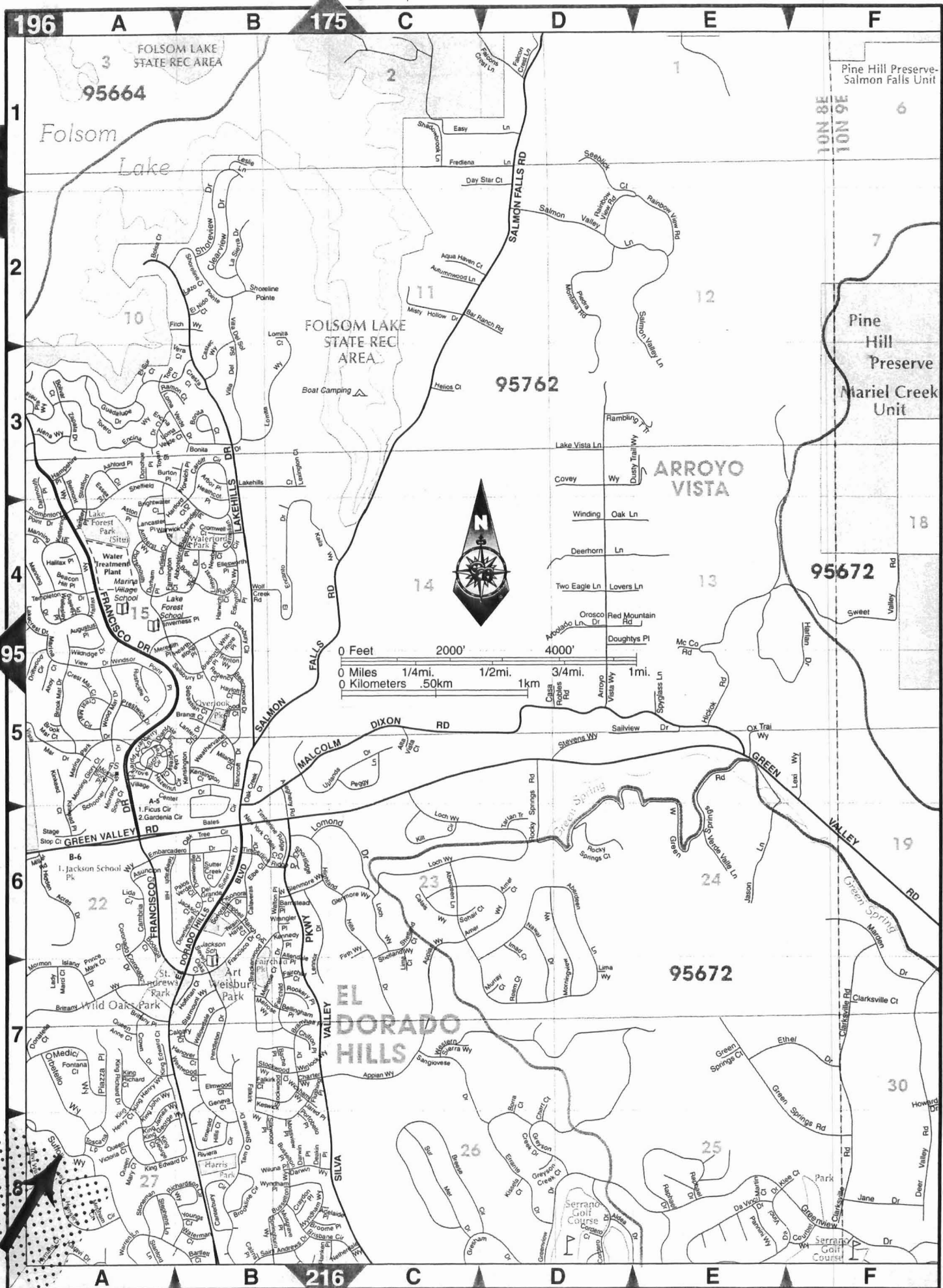
Richard W. Shepard, P.E.  
Director of Transportation

RWS: PF: dg

Attachment(s): Vicinity Map  
Resolution  
Irrevocable Offer of Dedication

EL DORADO COUNTY

See Page





**RESOLUTION NO. \_\_\_\_\_**  
**OF THE BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO**  
**Irrevocable Offer of Dedication #2006-13**  
**The Promontory Village No. 4, Lot 111**  
**Assessor's Parcel Number 124-210-12**  
**Richmond American Homes of California, Inc., a Colorado corporation**

**WHEREAS**, the authority to invoke the process of dedicating an easement over, under and/or across property by the County is established under Section 7050 of the California Government Code and Section 66475 of the Subdivision Map Act; and

**WHEREAS**, the authority to accept right of way, road, slope, drainage and public utilities easements by the County, at its discretion, is established under Section 7050 of the California Government Code and Section 66477.1 of the Subdivision Map Act; and

**WHEREAS**, Richmond American Homes of California, Inc., a Colorado corporation, is the legal owner of the property identified as Assessor's Parcel Number 124-210-12, and is offering for dedication a drainage easement, located along the northerly boundary line of Lot 111, of The Promontory Village No. 4, to the County of El Dorado; and

**WHEREAS**, said easement is described in Exhibit A, and depicted in Exhibit B, attached to the Irrevocable Offer of Dedication; and

**WHEREAS**, said offer shall remain in effect and runs with the land until such time the County of El Dorado Board of Supervisors accepts said offer; and

**WHEREAS**, the County of El Dorado Board of Supervisors has determined that it is in the public's best interest to acknowledge, but reject said offer, at this time.

**NOW, THEREFORE BE IT RESOLVED**, that from and after the date this Resolution is recorded, said offer is hereby acknowledged, but rejected, at this time, by the County of El Dorado Board of Supervisors.

PASSED AND ADOPTED by the Board of Supervisors of the County of El Dorado at a regular meeting of said Board, held on the \_\_\_\_\_ day of \_\_\_\_\_, 2006, by the following vote of said Board:

ATTEST  
 CINDY KECK  
 Clerk of the Board of Supervisors

Ayes:  
 Noes:  
 Absent:

By \_\_\_\_\_  
 Deputy Clerk

\_\_\_\_\_ James R. Sweeney, Chairman  
 Board of Supervisors

I CERTIFY THAT:  
 THE FOREGOING INSTRUMENT IS A CORRECT COPY OF THE ORIGINAL ON FILE IN THIS OFFICE.

DATE \_\_\_\_\_

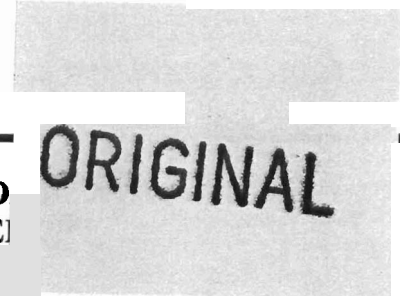
ATTEST: CINDY KECK, Clerk of the Board of Supervisors of the County of El Dorado, State of California

By \_\_\_\_\_  
 Deputy Clerk

When recorded, mail to:  
El Dorado County  
Board of Supervisors Office  
330 Fair Lane  
Placerville, CA 95667

Name:  
Address:

Project: The Promontory Village No. 4  
A.P.N. 124-210-12  
Date:



**IRREVOCABLE OFFER OF DEDICATION  
FOR DRAINAGE EASEMENT**

**RICHMOND AMERICAN HOMES OF CALIFORNIA, INC., a Colorado Corporation, hereinafter called GRANTOR, owner of the real property herein described, does hereby irrevocably offer for dedication to the COUNTY OF EL DORADO, a political subdivision of the State of California, an easement for drainage purposes on, over, under and across that certain real property situate in the unincorporated area of the County of El Dorado, State of California, described as:**

**See Exhibits "A" & "B", attached hereto and made a part hereof.**

It is understood that this offer of dedication shall remain in effect and run with the land until such time the El Dorado County Board of Supervisors accepts or rejects said offer by resolution.

IN WITNESS WHEREOF, GRANTOR has hereunto subscribed (his) ~~(her)~~ ~~(their)~~ name ~~(s)~~ this 13<sup>th</sup> day of June, 2006.

**RICHMOND AMERICAN HOMES OF CALIFORNIA, INC., a Colorado Corporation**

Name: [Signature]  
Title: President (Sacramento Division)

*All signatures must be acknowledged by a notary public, which follow.*



STATE OF CALIFORNIA  
COUNTY OF Sacramento ss.

On 6/13/06, before me, Bonnie M. Hannah, *Notary Public*,  
personally appeared James D Gillette

\_\_\_\_\_, personally known to me  
(or 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.

WITNESS my hand and official seal.

Signature *Bonnie M. Hannah*



(This area for official notarial seal)

Title of Document \_\_\_\_\_  
Date of Document \_\_\_\_\_ No. of Pages \_\_\_\_\_  
Other signatures not acknowledged \_\_\_\_\_

EXHIBIT 'A'

**DRAINAGE EASEMENT**

All that real property situate in the County of El Dorado, State of California, being the Northwesterly 10 feet (10') of Lot 111 as shown on the plat of "The Promontory Village No. 4" filed in the office of the County Recorder of El Dorado County in Book J of Maps, Page 38, and being more particularly described as follows:

Beginning at the Northwest corner of said Lot 111; thence along the North line of said Lot 111, North 64°39'22" East, 157.73 feet, to the Northeast corner of said Lot 111, also being a point on the Right of Way of Suffolk Way; thence along the East line of said Lot 111 along the arc of a curve, concave to the Northeast, having a radius of 269.00 feet, the chord of which bears South 34°34'54" East, 10.13 feet; thence leaving said East line, South 64°39'22" West, 156.32 feet to a point on the West line of said Lot 111; thence North 42°14'51" West, 10.45 feet to the Point of Beginning containing an area of 1,570 square feet more or less.

**End of Description**

This description has been prepared by me or under my direct Supervision.

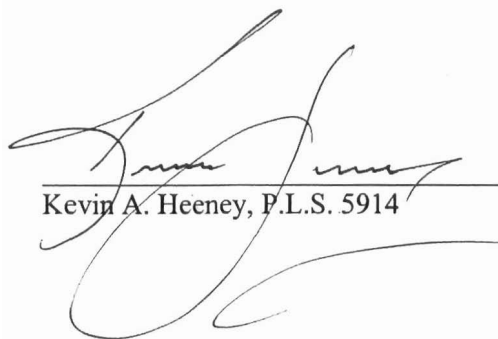
  
Kevin A. Heeny, P.L.S. 5914





Exhibit 'B'

83

SUFFOLK

110

R=269.00'  
D=2°09'29"  
S34°34'54"E  
10.13'

N64°39'22"E 157.73'  
S64°39'22"W 156.32'

POINT OF BEGINNING

N42°14'51"W  
10.45'

STORM DRAIN EASEMENT  
AREA=1570 SQUARE FEET

111

WAY

112

113



OWNER:  
RICHMOND AMERICAN HOMES

DATE: 07-06-06

DRAWN BY: J.C.C.

SHEET  
1 OF  
1

SCALE: 1"=40'

JOB NO.  
06-009-001

A.P.N. 124-210-12

CTA Engineering • Surveying



3233 Monier Circle, Suite 1  
Rancho Cordova, CA 95742  
(916) 638-0919  
(916) 638-2479 Fax

STORM DRAIN EASEMENT  
LOT 111  
PROMONTORY VILLAGE UNIT NO. 4  
S.D. J-38

COUNTY OF EL DORADO

CALIFORNIA