

COUNTY OF EL DORADO

DEPARTMENT OF TRANSPORTATION



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May 12, 2010

Thomas R. Van Noord
3350 Country Club Drive #202
Cameron Park, CA 95682

Re: Durock Road/Business Drive Intersection Improvements Project #73354:
APN 109-240-08; Transmittal of Offer and Slope and Drainage Easement

Dear Mr. Van Noord:

In 2008, the County of El Dorado (County) Department of Transportation (DOT) acquired a Temporary Construction Easement and a Utility Easement from you that affected the above referenced property, as well as APN 109-030-33. The purpose of the County acquiring those easements was to advance the construction of the signalization and related intersection improvements. Since that time, there have been a number of design changes necessitated by further plan reviews and the need construct the project in the most economical manner possible. One very recent discovery and determination is that there is a need to acquire a Slope and Drainage easement that affects the corner of the subject parcel at Durock Road and Business Drive. More specifically, this area is shown on the Exhibit A to the Grant of Slope and Drainage Easement, attached hereto, consisting of 959.3 square feet. This area is currently "armored" with rip-rap rock, and includes a small diameter culvert that carries overside drainage to the inlet of an 84" culvert that crosses underneath Business Drive. The work to be done would consist of the removal or abandonment of the small diameter culvert, with a new culvert being installed whereby the outlet of that culvert would discharge above the 84" culvert that crosses underneath Business Drive. It is my opinion that the area of the proposed easement is of limited use and value, and would not inhibit the future development of the subject property.

All things considered, the County would like to offer you compensation for the Slope and Drainage Easement in the amount of \$1,000.00 (One-thousand dollars), and the County will pay all title and escrow fees to complete the transaction. If you are in agreement with this offer, please counter sign this letter below, and sign the attached Grant of Slope and Drainage Easement in the presence of a Notary, and I will proceed with processing the easement for approvals from the Board of Supervisors, including payment to you. I appreciate your understanding and cooperation in this matter.

Sincerely,

[Handwritten signature of Pete Feild]

Pete Feild, R/W Manager

* Not to restrict or limit use by owner for signage or other uses which do not interfere with the county's actual drainage easement.

I acknowledge receipt of this letter and accept the offer of compensation for the Grant of Slope and Drainage Easement, incorporated by reference herein.

[Handwritten signature of Thomas R. Van Noord]

Thomas R. Van Noord

5-20-10 Dated

Att./vannoord@transSDEandOffer.

10-0491.E. [Handwritten initials]