



STAFF REPORT

SUBJECT: Discussion and Consideration of Resolution 2024-55 Approving the Appraisal, Fixing the Amount of Just Compensation and Authorizing Offer to Owner of a Portion of 12105 San Joaquin Ext., Clearlake for Right of Way

MEETING DATE: Dec. 5, 2024

SUBMITTED BY: Alan Flora, City Manager

PURPOSE OF REPORT: Information only Discussion Action Item

WHAT IS BEING ASKED OF THE CITY COUNCIL:

The City Council is being asked authorize the purchase of right of way.

BACKGROUND/ DISCUSSION:

In February of 2024 a winter storm brought significant rainfall to the area and created a landslide near San Joaquin Extension. The City declared a state of emergency due to the potential for damage to public and private property as a result of the landslide. The City received authorization to expend funds for an emergency repair through CalTrans, and initiated work. While the City's obligation was to repair damage in the public right of way we were able to adjust the project to cover damaged portions of two private properties and receive 100% reimbursement. The City hired an engineering firm that designed the emergency repair and in order to maintain stability of the roadway and surrounding area, the project design encroached on two neighboring properties requiring property acquisition. A total of 2,694.79 sq. ft from 12115 San Joaquin Ext. and 789.29 sq. ft from 12105 San Joaquin Ext. is required to be acquired. After receiving authorization to access the private property the work was initiated and completed at a final cost of approximately \$2 million.

The City has had to fund the entire project and now is proceeding with reimbursement. CalTrans requires the areas of private property that were improved to be dedicated as public right of way. The City received appraisals for the property and is in escrow with one of the property owners (12115 San Joaquin). The portion of property located at 12105 San Joaquin Ext., has been sent the appraisal and purchase agreement but is unresponsive.

The next step is to have the Council formally approve the appraisal, determine the amount of just compensation and authorize the offer.

OPTIONS:

1. Adopt Resolution.
2. Provide Direction to Staff.

FISCAL IMPACT:

None \$ Budgeted Item? Yes No

Budget Adjustment Needed? Yes No If yes, amount of appropriation increase: \$

Affected fund(s): General Fund Measure P Fund Measure V Fund Other:

Comments:

STRATEGIC PLAN IMPACT

- Goal #1: Make Clearlake a Visibly Cleaner City
- Goal #2: Make Clearlake a Statistically Safer City
- Goal #3: Improve the Quality of Life in Clearlake with Improved Public Facilities
- Goal #4: Improve the Image of Clearlake
- Goal #5: Ensure Fiscal Sustainability of City
- Goal #6: Update Policies and Procedures to Current Government Standards
- Goal #7: Support Economic Development

SUGGESTED MOTIONS:

Attachments:

1. Resolution 2024-55
2. Appraisal of 12105 San Joaquin Ext.