

**TOWN OF TRUCKEE
California**

RESOLUTION 2026-26

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF TRUCKEE APPROVING A
MINOR STREET VACATION AND THE ABANDONMENT OF A 0.04 ACRE PORTION OF
TOWN RIGHT-OF-WAY ADJACENT TO WEST RIVER STREET**

WHEREAS, the Town of Truckee is fee simple owner of a 0.04 acre portion of right-of-way along West River Street identified as Abandonment Area 1 and Abandonment Area 2 in Exhibit A, attached hereto and made part hereof (the "Property"); and

WHEREAS, the Town Council of the Town of Truckee authorized the Town Manager to execute a land exchange agreement (the "Agreement") with Edgar J. Stratton and Galeen R. Stratton (the Strattons) on December 9, 2025 for purposes of exchanging Town right-of-way for private property along West River Street; and

WHEREAS, the Agreement was executed on January 12, 2026; and

WHEREAS, the Agreement requires that within 6 months of the effective date, the Town Council shall approve right-of-way (ROW) abandonment of the Property, provided that the effectiveness of this abandonment shall be contingent upon, and concurrent with, the Town's acceptance of the Offer of Dedication for the Stratton exchange land and recordation of the lot line adjustment as described in the Agreement; and

WHEREAS, after Town Council has adopted this resolution approving the ROW abandonment, under the Agreement the Strattons will have 30 days to execute an Offer of Dedication to Town, the Right-of-Way Quitclaim Deed, and a Right of Entry Agreement; and

WHEREAS, California Streets and Highways Code Section 8335 et seq., provides a procedure for the vacation and abandonment of street rights-of-way; and

WHEREAS, the vacation is made pursuant to Streets and Highways Code Chapter 4 Section 8330 and satisfies the requirements of Section 8333(c); and

WHEREAS, the vacation is a "minor street vacation" pursuant to Town of Truckee Development Code section 18.87.030; and

WHEREAS, all public utilities with an interest in the portion of Town right-of-way are in the process of being notified of the minor street vacation and, prior to the recordation of this resolution, will have either abandoned their respective interests, authorized the Town to do so, or have not objected to the proposed vacations; and

WHEREAS, on June 9, 2026, the Town Council adopted Resolution 2026-23 declaring the Property as exempt surplus land pursuant to Government Code section 54221 (f)(1)(C); and

WHEREAS, environmental review has been conducted in accordance with the California Environmental Quality Act (CEQA) and the CEQA Guidelines and Town Council has determined the project will not have a significant impact on the environment and is exempt from further environmental review in accordance with Section 15061(b)(3) of the CEQA Guidelines;

NOW THEREFORE BE IT RESOLVED, that:

1. The Town Council adopts the recitals set forth above as true and correct, and such recitals shall constitute the Town Council's findings in support of the adoption of this resolution.
2. The Town Council determines the project exempt from the California Environmental Quality Act Pursuant to Section 15601(b)(3) of the CEQA Guidelines and directs staff to file a Notice of Exemption with Nevada County and the State Clearinghouse.
3. The Town Council hereby approves a street vacation pursuant to Section 8330 of the California Streets and Highways Code, for the Property identified in Exhibit A, contingent upon fulfillment by the Strattons of all other obligations as outlined in the Agreement and public utility concurrence.
4. The Town Council directs the Town Clerk to, after all obligations outlined in the Agreement have been fulfilled, cause a certified copy of the resolution of vacation, attested by the Town Clerk under seal, to be recorded without acknowledgement, certification of acknowledgement, or further proof in the office of the recorder of the county in which the property is located. No fee shall be charged for recordation.
5. The Town Council declares that from and after the date this resolution is recorded, the street, highway, or public service easement no longer constitutes a street, highway, or public service easement.
6. The Town Council authorizes the Town Manager and/or the Public Works Director to execute all documents necessary to meet the obligation of the Agreement.

The foregoing resolution was introduced by _____, seconded by _____, at a regular meeting of the Truckee Town Council, held on the ___ day of _____, 202_ and adopted by the following vote:

AYES:

NOES:

ABSENT:

Anna Klovstad, Mayor

ATTEST:

Kelly Carpenter, Town Clerk

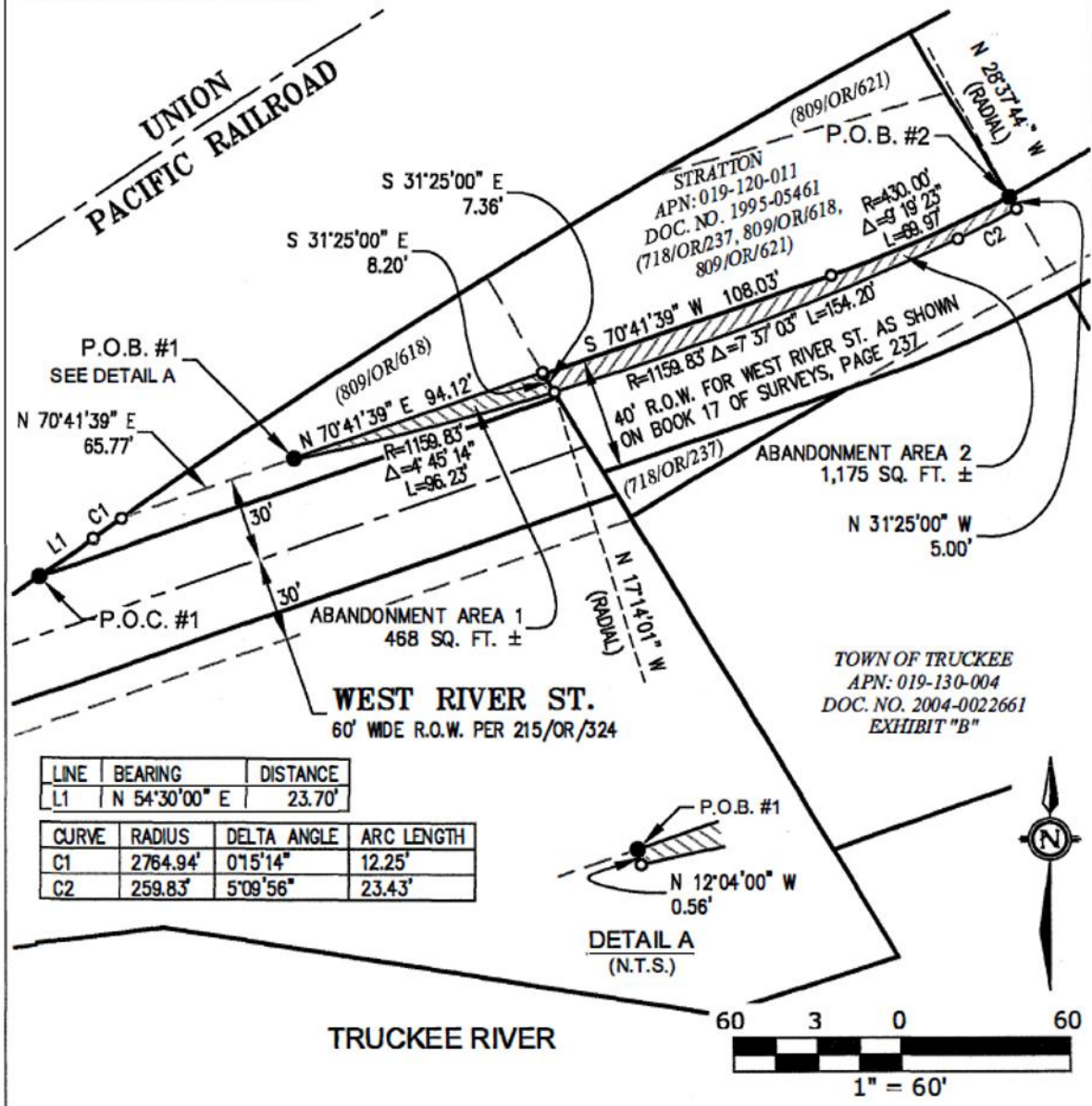
EXHIBIT A

BASIS OF BEARING:

IDENTICAL TO THAT OF BOOK 17 OF SURVEYS, PAGE 237, FILED ON JUNE 7, 2023, OFFICIAL RECORDS OF NEVADA COUNTY, CALIFORNIA.

TOTAL AREA OF ABANDONMENT:

1,643 SQUARE FEET ±



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EXHIBIT A/ ATTACHMENT A
TOWN OF TRUCKEE
RIGHT-OF-WAY ABANDONMENT

A PORTION OF THE NORTH HALF
OF SECTION 15, T.17N., R.16E., M.D.M.

TRUCKEE NEVADA COUNTY CALIFORNIA

SHEET
1
OF
1