

REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
3	5/14/12	Open	Action	05/4/12

Subject: Approving an Easement Agreement with Sacramento Area Sewer District (SASD) to install three sewer lines within RT's right of way at Aerojet Road, Alabama Avenue, Hazel Avenue and Folsom Boulevard

ISSUE

Whether to approve an Easement Agreement with the Sacramento-Placerville Transportation Corridor Joint Powers Authority (JPA), Sacramento Regional Transit District (RT) and Sacramento Area Sewer District (SASD) for three sewer lines within JPA/RT's right of way near Aerojet Road, Alabama Avenue, Hazel Avenue and Folsom Boulevard.

RECOMMENDED ACTION

Adopt Resolution No. 12-05-_____, Approving Easement Agreement with the Sacramento-Placerville Transportation Corridor Joint Powers Authority, Sacramento Regional Transit District and Sacramento Area Sewer District for Three Sewer Lines within JPA/RT's Right of Way Near Aerojet Road, Alabama Avenue, Hazel Avenue and Folsom Boulevard.

FISCAL IMPACT

RT received a one-time fee of \$39,300 in November 2011 in anticipation of approval of the easement agreement.

DISCUSSION

The subject property is within the Sacramento-Placerville Transportation Corridor Joint Powers Authority's (JPA) rail right of way, over which RT has an easement interest. This property is located in the vicinity of Aerojet Road, Alabama Avenue, Hazel Avenue and Folsom Boulevard and is further identified as (Attachments "A", "B", "C").

Sacramento Area Sewer District (SASD), a Sacramento County Sanitation District, has submitted a request to install and maintain two transverse underground 10-foot diameter sewer lines approximately 73.25 feet in length at a minimum depth of 6 feet below located near Aerojet Road, Hazel Road, and Folsom Boulevard, within RT's right of way. In addition, SASD will tie-into an existing sewer line located at Alabama Avenue to install a 10-foot diameter sewer line easement approximately 106 feet in length.

SASD is installing the three sewer lines to support The Easton Project. The Easton Project (Easton) is a master-planned community designed by GenCorp Realty Investments, the real estate division of GenCorp, Inc., and parent company of Easton Development Company, LLC. The Easton Project is a 6000-acre tract of land located off Highway 50 and Folsom Boulevard. The transit-oriented development will be separated into five mixed-use communities of residential

Approved:

Presented:

Final 5/7/12

General Manager/CEO

Real Estate Administrator

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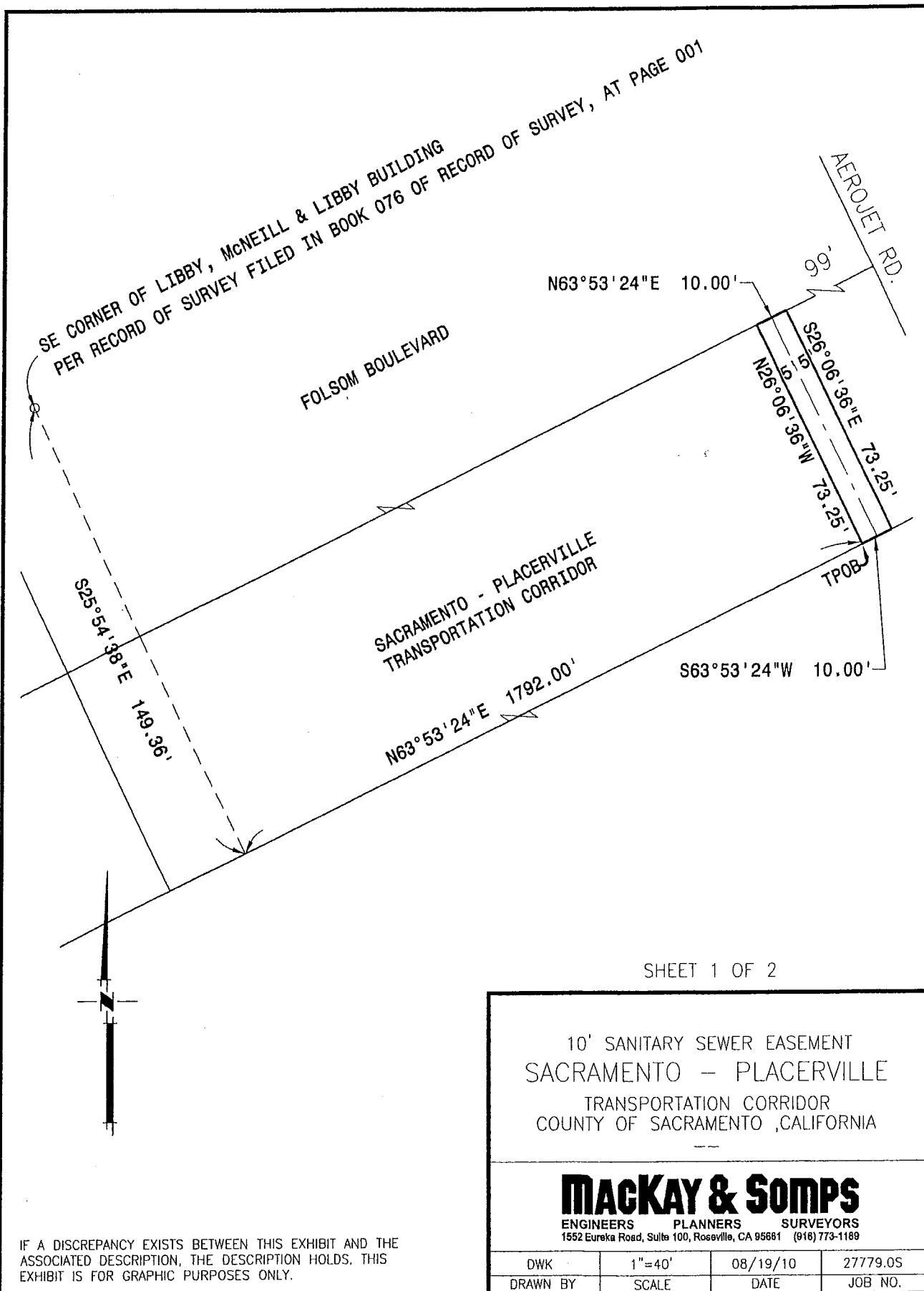
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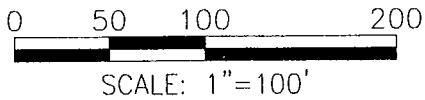
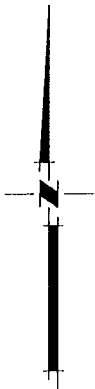
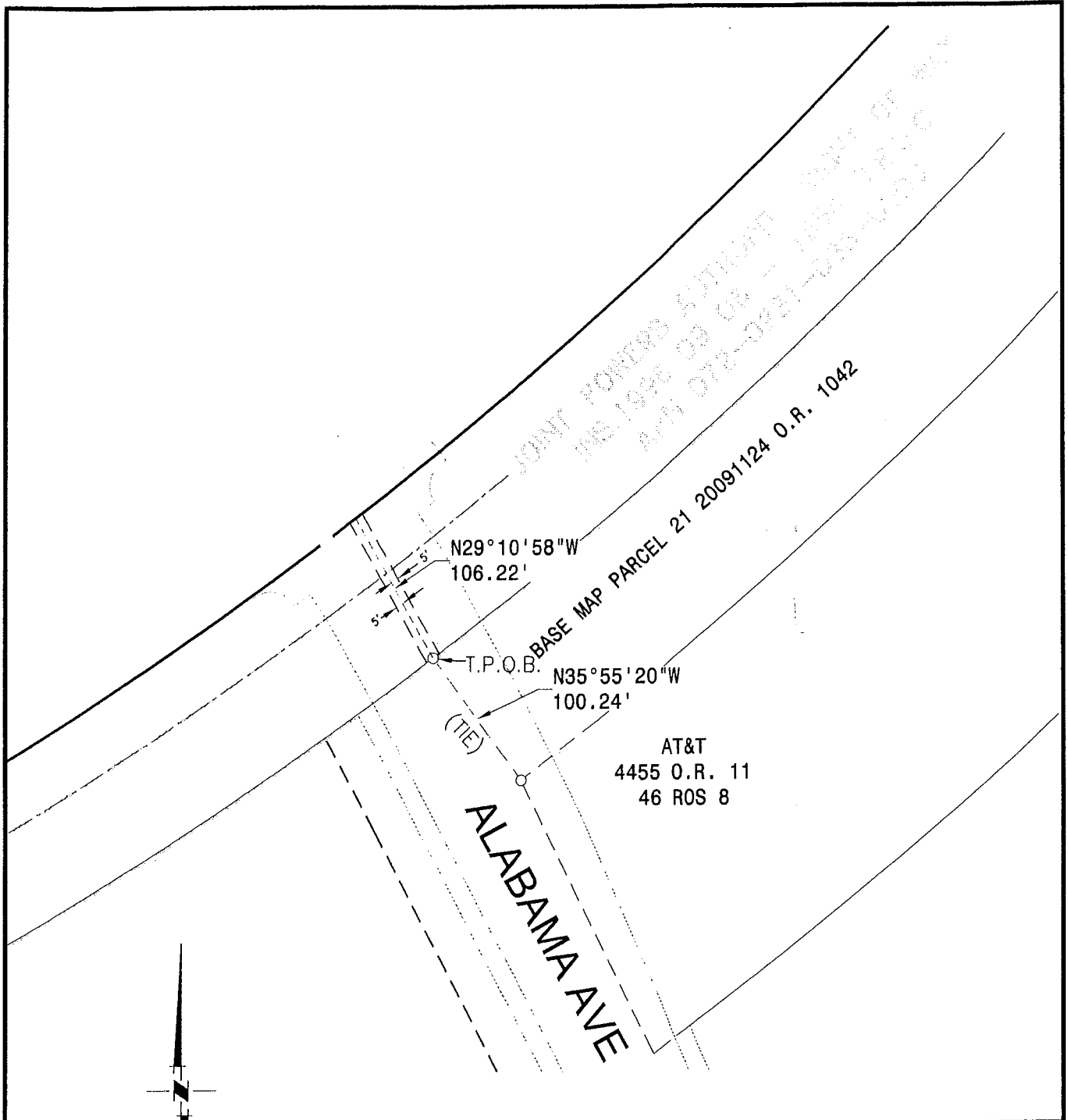
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housing, commercial, retail and office space within walking distance to light rail. The project was planned with an emphasis on transit, smart growth and sustainability.

Pursuant to the terms of the Easement Agreement, the JPA will grant SASD an easement in gross over the areas within the rail right of way that houses the sewer lines. The easement interest is in perpetuity and RT received a one-time payment of \$39,300 for the interests, which represents the assessed market value of the easement interest.

Staff recommends approval of the Easement Agreement between the JPA, RT and SASD for the installation of three sewer lines within rail right of way in the Amtrak/Folsom Corridor.





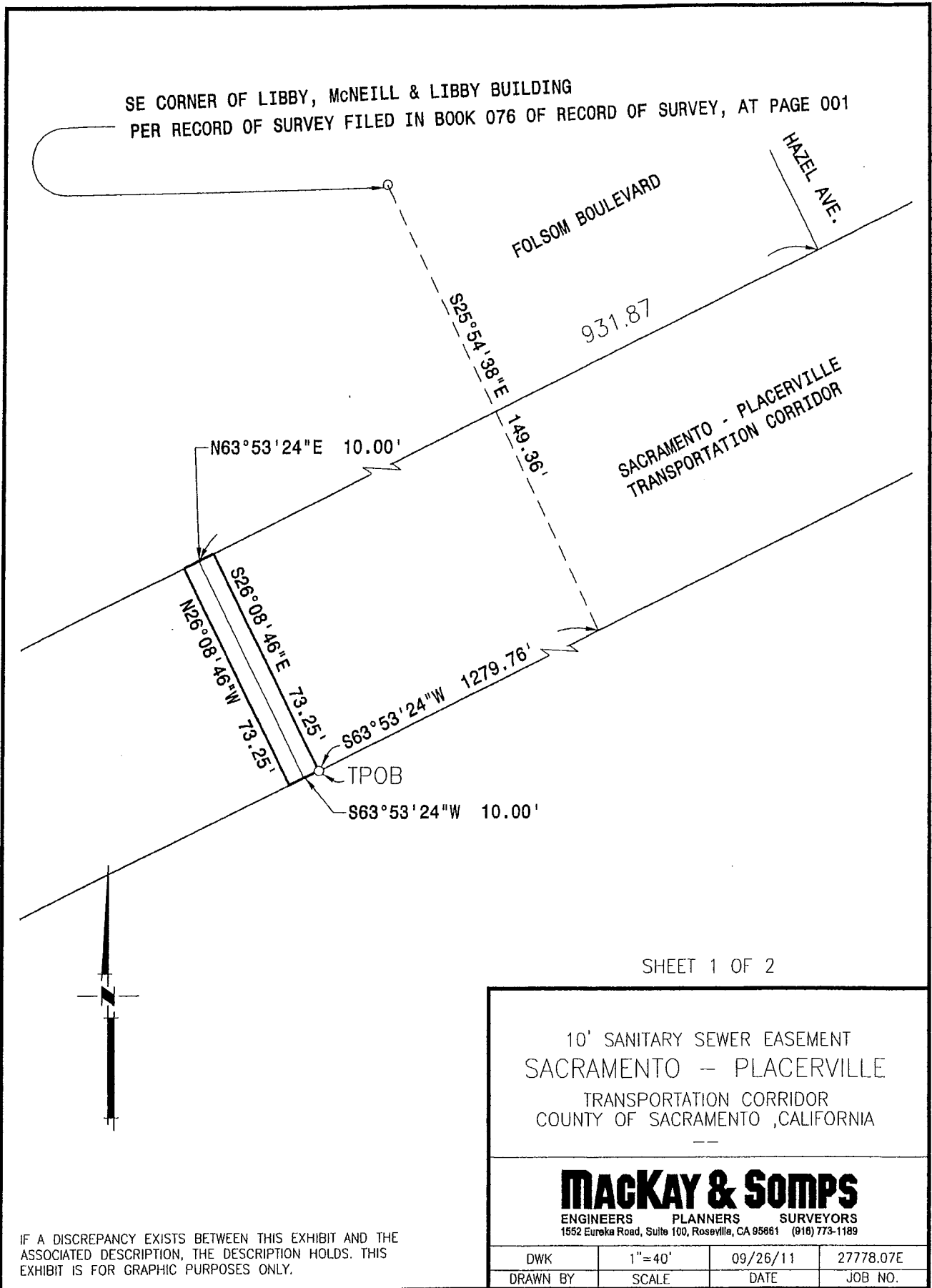
IF A DISCREPANCY EXISTS BETWEEN THIS EXHIBIT AND THE ASSOCIATED DESCRIPTION, THE DESCRIPTION HOLDS. THIS EXHIBIT IS FOR GRAPHIC PURPOSES ONLY.

SANITARY SEWER EASEMENT

A PORTION OF THE SACRAMENTO-PLACERVILLE
TRANSPORTATION JOINT POWERS AUTHORITY RIGHT OF
WAY RECORDED AS INSTRUMENT 1996 09 06-1664
OFFICIAL RECORDS OF SACRAMENTO COUNTY

MACKAY & SOMPS
ENGINEERS PLANNERS SURVEYORS
1552 Eureka Road, Suite 100, Roseville, CA 95661 (916) 773-1189

DWK		11/15/2011	27777.36
DRAWN BY		DATE	JOB NO.



SE CORNER OF LIBBY, McNEILL & LIBBY BUILDING
 PER RECORD OF SURVEY FILED IN BOOK 076 OF RECORD OF SURVEY, AT PAGE 001

FOLSOM BOULEVARD

HAZEL AVE.

931.87

SACRAMENTO - PLACERVILLE
 TRANSPORTATION CORRIDOR

N63°53'24"E 10.00'

N26°08'46"W 73.25'
 S26°08'46"E 73.25'

TPOB

S63°53'24"W 10.00'

S25°54'38"E

149.36'

S63°53'24"W 1279.76'

SHEET 1 OF 2

10' SANITARY SEWER EASEMENT
 SACRAMENTO - PLACERVILLE
 TRANSPORTATION CORRIDOR
 COUNTY OF SACRAMENTO, CALIFORNIA

MACKAY & SOMPS

ENGINEERS PLANNERS SURVEYORS
 1552 Eureka Road, Suite 100, Roseville, CA 95661 (916) 773-1189

DWK	1" = 40'	09/26/11	27778.07E
DRAWN BY	SCALE	DATE	JOB NO.

IF A DISCREPANCY EXISTS BETWEEN THIS EXHIBIT AND THE ASSOCIATED DESCRIPTION, THE DESCRIPTION HOLDS. THIS EXHIBIT IS FOR GRAPHIC PURPOSES ONLY.

RESOLUTION NO. 12-05-_____

Adopted by the Board of Directors of the Sacramento Regional Transit District on this date:

May 14, 2012

**APPROVING EASEMENT AGREEMENT WITH THE SACRAMENTO-PLACERVILLE
TRANSPORTATION CORRIDOR JOINT POWERS AUTHORITY, REGIONAL
TRANSIT DISTRICT AND SACRAMENTO AREA SEWER DISTRICT FOR THREE
SEWER LINES WITHIN JPA/RT's RIGHT OF WAY NEAR AEROJET ROAD,
ALABAMA AVENUE, HAZEL AVENUE AND FOLSOM BOULEVARD**

BE IT HEREBY RESOLVED BY THE BOARD OF DIRECTORS OF THE
SACRAMENTO REGIONAL TRANSIT DISTRICT AS FOLLOWS:

THAT, the Easement Agreement between the Sacramento-Placerville
Transportation Corridor Joint Powers Authority therein referred to as "JPA," the
Sacramento Regional Transit District, therein referred to as "RT" (collectively referred to
herein as "Grantor"), and Sacramento Area Sewer District, therein referred to as "Grantee,"
whereby Grantor grants a non-exclusive easement in gross for the purpose of installing
and maintaining underground sewer lines at least 6' below the top of RT's light rail tracks
along the Amtrak/Folsom Corridor, is hereby approved.

THAT, the General Manager/CEO is hereby authorized and directed to execute said
Easement Agreement.

BONNIE PANNELL, Chair

A T T E S T:

MICHAEL R. WILEY, Secretary

By: _____
Cindy Brooks, Assistant Secretary