



## STAFF REPORT

TOWN COUNCIL MEETING OF MAY 8, 2017

### CONSENT AGENDA

To: Honorable Mayor and Members of the Town Council  
From: Brit Snipes, Public Works Director  
Subject: Abandonment of Sewer Easement  
Date: May 8, 2017

**Recommendation:**

Staff recommends adopting resolution abandoning a sewer easement across the property line as shown on Book 24 of Parcel Maps, Page 87 (APN 044-051-094-000).

**Issue Statement and Discussion:**

The property owners at 5150 King Road approached the Town regarding an existing sewer easement on the property (APN 044051-094-000) that is impacting their ability to construct improvements. The easement is a ten-foot-wide sewer easement along the southerly property line.

Because this is a sewer easement, Town Staff coordinated with South Placer Municipal District (SPMUD). The District has no record of public facilities within the easement nor does the easement connect to easements on neighboring properties. SPMUD determined that the surrounding properties all connect directly to the public sewer main within King Road, Bankhead Road or Saunders Avenue. It is not anticipated, based on information available, that the surrounding properties would require the sewer easement for private facilities since there are other avenues for connection to public sewer within the right-of-way. On April 6, 2017 SPMUD approved Resolution 17-10 authorizing the General Manager execute a quitclaim for this easement.

**CEQA**

There are no CEQA issues involved with this abandonment.

**Financial and/or Policy Implications:**

None

# TOWN OF LOOMIS

RESOLUTION NO. 17-\_\_

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF LOOMIS ABANDONING A SEWER EASEMENT ACROSS THE PROPERTY AS SHOWN ON BOOK 24 OF PARCEL MAPS PAGE 87**

BE IT RESOLVED by the Council of the Town of Loomis that the portion of the sewer easement described in Exhibit "A" attached hereto, is hereby abandoned by the Town of Loomis.

PASSED AND ADOPTED this 9<sup>h</sup> day of May, 2017 by the following vote:

AYES:

NOES:

ABSTAINED:

ABSENT:

---

Mayor

ATTEST:

---

Town Clerk

**Exhibit A**

04/12/2017, 2017-0027250

Recording Requested By  
And Return To:

South Placer Municipal  
Utility District  
5807 Springview Drive  
Rocklin, CA 95677

No Fee per Government  
Code § 6103 and 27383

---

APN: 044-051-094-000

**QUITCLAIM DEED  
SEWER EASEMENT**

South Placer Municipal Utility District, a public Agency, does hereby remise, release, and forever quitclaim to Van P. Williams Jr. and Linda S. Williams, a husband and wife, all of its right, title and interest in and to that certain 10-foot Sewer Easement along the southern property line, on, over and across that certain real property situated in the Town of Loomis, County of Placer, State of California as more particularly described and shown as a 10-foot Sewer Easement on Book 24 of Parcel Maps, Page 87, attached hereto and as included in the Official Records of Placer County. The 10-foot by 15-foot SPMUD Sewer Easement on the north side of the property shall remain.

Dated: Apr. 12, 2017

SOUTH PLACER MUNICIPAL UTILITY DISTRICT

By:   
Herb Niederberger, General Manager

ATTEST:

# ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Placer

On April 12, 2017 before me, Stacey Bloom-Larick, notary public  
(insert name and title of the officer)

personally appeared Herbert Niederberger  
who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Stacey Bloom-Larick (Seal)



**SOUTH PLACER MUNICIPAL UTILITY DISTRICT  
RESOLUTION NO: 17-10  
RESOLUTION FOR THE QUITCLAIM DEED FOR APN 044-051-094-000**

WHEREAS, The District was granted a 10-foot Sewer Easement along the southern property line as described in Book 24 of Parcel Maps, Page 87 (APN 044 051-094-000) dated the 20<sup>th</sup> day of December 1988, and

WHEREAS, Van P. Williams Jr. and Linda S. Williams have requested the District quitclaim the 10-foot Sewer Easement along the southern property line described in Book 24 of Parcel Maps, Page 87 (APN 044 051-094-000), and

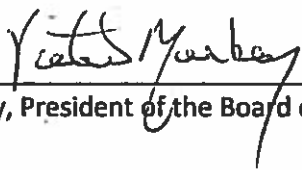
WHEREAS, The 10-foot Sewer Easement along the southern property line described in Book 24 of Parcel Maps, Page 87 (APN 044 051-094-000), is not required by SOUTH PLACER MUNICIPAL UTILITY DISTRICT, and

NOW, THEREFORE BE IT RESOLVED, by the Board of Directors of the South Placer Municipal Utility District to:

1. Authorize the General Manager to:
  - a. Execute the quitclaim of the 10-foot Sewer Easement along the southern property line as described in Book 24 of Parcel Maps, Page 87 (APN 044-051-094-000) of the Official Records of Placer County;
2. That the Secretary is directed to attach a certified copy of the Resolution to said Quitclaim Deed.

Resolution adopted at a Regular Meeting of the South Placer Municipal Utility District Board of Directors at 5807 Springview Drive, Rocklin, CA this 6<sup>th</sup> day of April, 2017.

Signed: \_\_\_\_\_

  
Vic Markey, President of the Board of Directors

Attest: \_\_\_\_\_

  
Joanna Belanger, Board Secretary