



City Council Memorandum

City of Arts & Innovation

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TO: HONORABLE MAYOR AND CITY COUNCIL DATE: AUGUST 11, 2026

FROM: COMMUNITY & ECONOMIC DEVELOPMENT WARD: 7
DEPARTMENT

SUBJECT: RIGHT-OF-WAY CONTRACT FOR A TEMPORARY CONSTRUCTION EASEMENT WITH THE DEPARTMENT OF TRANSPORTATION (CALTRANS) FOR THE TEMPORARY USE OF A PORTION OF CITY-OWNED LAND LOCATED AT THE PIERCE STREET WASTEWATER LIFT STATION, IDENTIFIED AS ASSESSOR'S PARCEL NUMBER 142-170-013, FOR PRESERVATION OF CALTRANS FACILITY IMPROVEMENTS RESULTING IN A NOMINAL CONSIDERATION OF \$1,700.00

ISSUE:

Approve the right-of-way contract for a temporary construction easement with the Department of Transportation (Caltrans) for the temporary use of a portion of City-owned land located at the Pierce Street Wastewater Lift Station at 3930 Pierce Street and SR-91 for approximately 298 square foot 36-month temporary easement, identified as Assessor's Parcel Number 142-170-013, for Caltrans preservation of street and sidewalk improvements resulting in a nominal consideration of \$1,700.00.

RECOMMENDATIONS:

That the City Council:

1. Approve the right-of-way contract (Attachment 1) for a temporary construction easement with the Department of Transportation (Caltrans) for the temporary use of a portion of City-owned land located at the Pierce Street Wastewater Lift Station ("Station") at 3930 Pierce Street and SR-91, identified as Assessor's Parcel Number 142-170-013; and
2. Authorize the City Manager, or designee, to execute the contract with the Department of Transportation (Caltrans), including making minor and non-substantive changes, and to sign all documents necessary to complete the transaction.

BACKGROUND:

The State of California through the Department of Transportation (Caltrans) is proposing to replace deteriorating improvements along Pierce Street and SR-91 westbound entrance ramp. The primary purpose of this project is to cost-effectively preserve and extend service life of existing pavement and to improve ride quality for traveling public. It is also to comply with ADA requirements on curb ramps, restore Traffic Management System elements in poor condition for

accurate vehicle counts, upgrade existing protection railing, rehab lighting and replace damaged sign panels. The temporary construction easement will impact the Public Works Department's Station at the Pierce Street westbound entrance at SR-91 during the construction phase for approximately three (3) weeks. The construction work is anticipated to require one or two weekends, with construction activities potentially occurring on Friday and Saturday nights beginning in the evening and concluding early morning, according to the Caltrans representative.

The City-owned property is utilized by the Public Works Department as a wastewater lift Station. The temporary construction easement is located near the entrance, outside the facility's gated area, and is being used by Caltrans to construct and repair facility improvements, including ingress and egress work and replacement of the driveway connecting to the new sidewalk at the Station entrance.

DISCUSSION:

On June 1, 2026, the City received an acquisition offer package from the California Department of Transportation (Caltrans) requesting to acquire a 298-square-foot Temporary Construction Easement (TCE) for a duration of 36 months. The easement is proposed over a portion of City-owned property identified as Assessor's Parcel Number 142-170-013, located at 3930 Pierce Street near the SR-91 westbound entrance ramp.

The City's Public Works Department currently utilizes the property as a wastewater lift station, shown within the green outline below. Public Works (Wastewater) Staff have confirmed that the proposed Temporary Construction Easement shaded in orange at the driveway entrance as depicted will not impact any existing City facilities on the City parcel.



The Department of Transportation is seeking to acquire TCE interest of 298 square feet, from a portion of 15,548 square feet of gross area. The TCE will be in effect for a duration of thirty-six (36) months commencing in March 2027 and terminate in March 2030, for nominal consideration of \$1,700.

Staff and City Attorney's Office have reviewed the offer package and determined that the appraised lump sum value of \$1,700.00 for the temporary construction easement on a portion of Assessor's Parcel Number 142-170-013, accurately represents the current fair market value for real property interests and recommends acceptance of the offer. Approval of the Right-of-Way Contract will also prevent any future eminent domain proceedings, should they become necessary.

The Public Works Department concurs with the recommendation in this report.

FISCAL IMPACT:

The total fiscal impact as a result of approving this action is one-time revenue of \$1,700. The net proceeds from easement will be deposited into the Sewer Fund, Miscellaneous Receipts Account No. 0000550-374200.

Prepared by:	Ron Duran, Real Property Agent
Approved by:	Miranda Evans, Community & Economic Development Director
Certified as to availability of funds:	Julie Nemes, Finance Director
Approved by:	Edward Enriquez, Interim City Manager
Approved as to form:	James Johnson, City Attorney

Attachments:

1. Right-of-Way Contract
2. Presentation