

GARDEN GROVE CITY COUNCIL

RESOLUTION NO. 9306-15

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GARDEN GROVE REVISING THE LEGAL DESCRIPTION AND BOUNDARIES OF THE DEDICATION OF CERTAIN CITY-OWNED REAL PROPERTY LOCATED AT 12971 TRASK AVENUE, GARDEN GROVE, FOR PUBLIC STREET AND HIGHWAY PURPOSES

WHEREAS, the City of Garden Grove ("City"), a municipal corporation, implemented Project No. 7255 – Fairview Street/Trask Avenue Intersection Improvement Project, a public works project for the widening of Fairview Street and Trask Avenue to conform them to the Circulation Element of the City's General Plan 2020 ("General Plan") and the City's Master Plan of Arterial Highways, and to provide the community with superior roadways complete with improved public facilities and amenities (the "Project");

WHEREAS, the Project was funded by Measure "M" local, Measure "M" regional, and Gas Tax funds;

WHEREAS, the City acquired the real property located at 12971 Trask Avenue, City of Garden Grove, and identified by Assessor Parcel Number: 101-301-09, also known as Lot 1 of Tract No. 1414 (the "Property"), to construct and complete the Project;

WHEREAS, a portion of the Property was required for the widening of Fairview Street;

WHEREAS, on February 26, 2013, the Garden Grove City Council adopted Resolution No. 9170-13 dedicating a portion the Property along Fairview Street and the southwest corner of Trask Avenue for street and highway purposes;

WHEREAS, on May 27, 2014, the Garden Grove City Council approved the sale of the remainder portion of the Property, which was determined to be an uneconomic remnant parcel by an independent appraisal (the "Remnant"), to Tai Phan and Karim Forsat (collectively, the "Buyer"), excepting the portion dedicated for street and highway purposes;

WHEREAS, the Buyer is in the process of consolidating the adjacent parcel with the Remnant through a lot line adjustment;

WHEREAS, during the due diligence period for the proposed lot line adjustment, the Buyer and the City noted deficiencies in the legal description of the portion of the Property dedicated for street and highway purposes and deficiencies in the legal description of the Remnant;

WHEREAS, the Garden Grove City Council desires to correct said deficiencies in the legal descriptions of the portion of the Property dedicated for street and highway purposes and of the Remnant;

WHEREAS, a new legal description has been prepared for the dedicated portion of the Property.

NOW THEREFORE THE CITY COUNCIL OF THE CITY OF GARDEN GROVE DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Resolution No. 9170-13 is hereby superseded.

Section 2. The portion of the Property legally described in Exhibit "A" and delineated in Exhibit "B" is hereby incorporated by reference and confirmed to be dedicated for street and highway purposes.

Adopted this 14th day of July 2015.

ATTEST:

/s/ BAO NGUYEN
MAYOR

/s/ TERESA POMEROY, CMC
DEPUTY CITY CLERK

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS:
CITY OF GARDEN GROVE)

I, TERESA POMEROY, Deputy City Clerk of the City of Garden Grove, do hereby certify that the foregoing Resolution was duly adopted by the City Council of the City of Garden Grove, California, at a meeting held on July 14, 2015, by the following vote:

AYES: COUNCIL MEMBERS: (5) BEARD, BUI, JONES, PHAN, NGUYEN
NOES: COUNCIL MEMBERS: (0) NONE
ABSENT: COUNCIL MEMBERS: (0) NONE

/s/ TERESA POMEROY, CMC
DEPUTY CITY CLERK

EXHIBIT "A"
LEGAL DESCRIPTION

PORTION OF LOT 1 APN 101-301-09

12971 TRASK AVENUE

THAT PORTION OF LOT 1 OF TRACT NO. 1414, IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS SHOWN ON A MAP FILED IN BOOK 47, PAGE 6 OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1;

THENCE ALONG THE EASTERLY LINE OF LOT 1, SOUTH 00°44'55" EAST 112.92 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 13.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE 20.50 FEET THROUGH A CENTRAL ANGLE OF 90°20'35" TO THE SOUTHERLY LINE OF LOT 1;

THENCE ALONG SAID SOUTHERLY LINE, SOUTH 89°35'40" WEST 45.68 FEET TO WESTERLY LINE OF LOT 1;

THENCE ALONG SAID WESTERLY LINE NORTH 00°24'20" WEST 10.00 FEET TO A LINE PARALLEL WITH AND 40.00 FEET NORTHERLY FROM THE CENTERLINE OF TRASK AVENUE AS SHOWN ON SAID TRACT 1414;

THENCE ALONG SAID PARALLEL LINE NORTH 89°35'40" EAST 25.37 FEET;

THENCE NORTH 43°08'43" EAST 18.50 FEET TO A LINE PARALLEL WITH AND 50.50 FEET WESTERLY FROM THE CENTERLINE OF BERRYDALE AVENUE AS SHOWN ON SAID TRACT 1414, SAID BERRYDALE AVENUE NOW KNOWN AS FAIRVIEW AVENUE;

THENCE ALONG SAID PARALLEL LINE NORTH 00°44'55" WEST 102.59 FEET TO THE NORTHERLY LINE OF LOT 1;

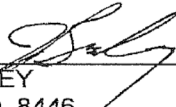
THENCE ALONG SAID NORTHERLY LINE NORTH 89°35'40" EAST 20.50 FEET TO THE **POINT OF BEGINNING.**

CONTAINING: 3,014 SQUARE FEET, MORE OR LESS.

EXHIBIT "B" ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF.

SUBJECT TO: COVENANTS, CONDITIONS, RESERVATIONS, RESTRICTIONS, RIGHTS OF WAY AND EASEMENTS OF RECORD, IF ANY.

THIS DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECTION.



J BRALEY
L.S. NO. 8446
REG. EXP: 12/31/16

7/29/16
DATE



