

## MEMORANDUM

To: CHAIR AND COMMISSIONERS  
CALIFORNIA TRANSPORTATION COMMISSION

CTC Meeting: June 25-26, 2026

From: STEVEN KECK, Chief Financial Officer

Reference Number: 2.4b., Action Item

Prepared By: René Fletcher, Chief  
Division of Right of Way and Land Surveys

Subject: **RESOLUTIONS OF NECESSITY**

### **ISSUE:**

Should the California Transportation Commission (Commission) adopt Resolutions of Necessity (Resolutions) for these parcels, whose Owners are not contesting the declared findings of the California Department of Transportation (Department) under Section 1245.230 of the Code of Civil Procedure?

### **RECOMMENDATION:**

The Department recommends the Commission adopt Resolutions C-22659 through C-22661 as summarized on the following pages.

### **BACKGROUND:**

Prior to initiating Eminent Domain proceedings to acquire needed right of way for a programmed project, the Commission must first adopt a Resolution stipulating specific findings identified under Section 1245.230 of the Code of Civil Procedure of California (CCP). Moreover, for each of the proposed Resolutions, the property Owners are not contesting the following findings contained in Section 1245.230 of the CCP:

1. The public interest and necessity require the proposed project.
2. The proposed project is planned and located in a manner that will be most compatible with the greatest public good and the least private injury.
3. The property is necessary for the proposed project.
4. An offer to purchase the property in compliance with Government Code Section 7267.2 has been made to the Owner of record.

The only remaining issues with the property Owners are related to compensation.

Discussions have taken place with the Owners, each of whom has been offered the full amount of the Department's appraisal and, where applicable, advised of any relocation assistance benefits to which the Owners may subsequently be entitled. Adoption of the Resolutions will not interrupt the Department's efforts to secure equitable settlements. In accordance with statutory requirements, each Owner has been advised that the Department is requesting a Resolution at this time. Adoption will assist the Department in the continuation of the orderly sequence of events required to meet construction schedules.

C-22659 - HERBERT ROCHE

04-SON-116-Post Mile (PM) 39.3 - Parcel No 65009-1 - EA 2Q7709

Right of Way Certification (RWC) Date: 08/07/26; Ready to List (RTL) Date: 10/16/26;  
Conventional Highway - install roundabout. Authorizes condemnation of land in fee and  
underlying fee for a State highway. Located in the city of Petaluma at 5098 Lakeville Highway.  
Assessor's Parcel Number (APN) 068-020-006-000.

**The public interest and necessity require the proposed project.**

The Department developed a Project Report (PR) dated May 15, 2023 for a safety improvement project on State Route (SR) 116 at the intersection of Stage Gulch Road and Lakeville Road.

The Department proposes to construct a 180-foot inscribed circle diameter roundabout centered 15 feet southeast of the existing intersection. The roundabout will have a continuous northbound (NB) right-turn bypass lane at the south leg of the intersection and will include 10-foot wide shared-use paths and curb ramps adjacent to the roundabout. New drainage systems in the vicinity of the roundabout will be constructed. The purpose of the project is to improve safety on SR 116 where it intersects Lakeville Highway at Stage Gulch Road.

**The proposed project is planned or located in the manner that will be most compatible with the greatest public good and least private injury.**

The Department approved an Initial Study with Negative Declaration (IS/ND) under California Environmental Quality Act (CEQA) and a Categorical Exclusion (CE) under National Environmental Policy Act (NEPA) on May 11, 2023.

A review of crash data identified 30 reported collisions between 2011 and 2021, including injury crashes, indicating a demonstrated pattern of operational and safety deficiencies at the existing intersection. The proposed single lane roundabout with a continuous NB right-turn bypass lane is specifically designed to reduce high angle conflict points, lower vehicle speeds, and improve overall intersection performance, thereby enhancing safety and operational efficiency for the traveling public while minimizing impacts to adjacent properties. The inclusion of shared-use paths and curb ramps enhances accessibility and supports Complete Streets objectives.

To minimize the impact of the project scope on private properties and the environment, the roundabout location was designed to be 15 feet southeast of the existing intersection and away from the creek. By designing the roundabout at this location, it avoids the need to widen the Stage Gulch Creek Bridge, preserving the natural environment and further reducing construction costs and complications. Right of way acquisitions are limited to essential parcels, and the Department has engaged in public outreach and design adjustments to mitigate access concerns for affected businesses and property owners. Collectively, these measures ensure that the project delivers significant safety and operational benefits while minimizing adverse effects on private property.

**The property rights to be condemned are necessary for the proposed project.**

The subject property measures 111.16 acres, and the project requires 30,872 square feet (sf) in fee and underlying fee.

Acquisition of the fee parcel is necessary to facilitate construction of the roundabout and to ensure adequate clearance between the side slope catchpoints and the State right of way.

**An offer to purchase in accordance with Government Code Section 7267.2 has been made to the owners of record.**

District Right of Way staff completed an appraisal which was approved on March 25, 2025. Subsequently, a Memorandum of Adjustment (MOA) was approved on April 16, 2025, to account for construction contract work. The Agent sent the Initiation of Negotiations offer on May 13, 2025 to the Owner. Due to a recalculation of the right of way requirements, the fee area increased and a MOA was approved on August 20, 2025. On September 16, 2025, the Agent sent the revised offer to the Owner.

Throughout this process, the Agent has made several attempts to contact the Owner to obtain a status update. The Owner communicated on April 29, 2026, expressing disagreement with the compensation amount but has not provided a counteroffer to date. The Agent will continue to maintain ongoing communication with the Owner in hopes of reaching an equitable settlement.

Condemnation has been initiated to maintain the orderly sequence of events required to meet construction schedules.

C-22660 - HERBERT ROCHE

04-SON-116-PM 39.3 - Parcel No 65011-1, 2 - EA 2Q7709

RWC Date: 08/07/26; RTL Date: 10/16/26; Conventional Highway - install roundabout.

Authorizes condemnation of land in fee and underlying fee for a State highway and a temporary easement for highway construction purposes. Located in the city of Petaluma at 5175 Lakeville Highway. APN 068-020-024-000.

**The public interest and necessity require the proposed project.**

The Department developed a PR dated May 15, 2023, for a safety improvement project on SR 116 at the intersection of Stage Gulch Road and Lakeville Road.

The Department proposes to construct a 180-foot inscribed circle diameter roundabout centered 15 feet southeast of the existing intersection. The roundabout will have a continuous NB right-turn bypass lane at the south leg of the intersection and will include 10-foot wide shared-use paths and curb ramps adjacent to the roundabout. New drainage systems in the vicinity of the roundabout will be constructed. The purpose of the project is to improve safety on SR 116 where it intersects Lakeville Highway at Stage Gulch Road.

**The proposed project is planned or located in the manner that will be most compatible with the greatest public good and least private injury.**

The Department approved an IS/ND under CEQA and a CE under NEPA on May 11, 2023.

A review of crash data identified 30 reported collisions between 2011 and 2021, including injury crashes, indicating a demonstrated pattern of operational and safety deficiencies at the existing intersection. The proposed single lane roundabout with a continuous NB right-turn bypass lane is specifically designed to reduce high angle conflict points, lower vehicle speeds, and improve overall intersection performance, thereby enhancing safety and operational efficiency for the traveling public while minimizing impacts to adjacent properties. The inclusion of shared-use paths and curb ramps enhances accessibility and supports Complete Streets objectives.

To minimize the impact of the project scope on private properties and the environment, the roundabout location was designed to be 15 feet southeast of the existing intersection and away from the creek. By designing the roundabout at this location, it avoids the need to widen the Stage Gulch Creek Bridge, preserving the natural environment and further reducing construction costs and complications. Right of way acquisitions are limited to essential parcels, and the Department has engaged in public outreach and design adjustments to mitigate access concerns for affected businesses and property owners. Collectively, these measures ensure that the project delivers significant safety and operational benefits while minimizing adverse effects on private property.

**The property rights to be condemned are necessary for the proposed project.**

The subject property measures 30.69 acres and the project requires 51,896 sf in fee, 1,669 sf temporary construction easement (TCE) and 47,710 sf in underlying fee.

Acquisition of the fee parcel and TCE are necessary to facilitate construction of the roundabout and to ensure adequate clearance between the side slope catchpoints and the State right of way.

**An offer to purchase in accordance with Government Code Section 7267.2 has been made to the owners of record.**

District Right of Way staff completed an appraisal which was approved by District Management on March 25, 2025. Subsequently, an MOA was approved on April 16, 2025, to account for construction contract work. The Agent sent the revised offer on May 13, 2025. Due to a recalculation of the right of way requirements, the fee area increased and a MOA was approved on August 20, 2025. On September 10, 2025, the Agent sent the revised offer to the Owner. Due to updates on the start and end dates of the TCE, an MOA was approved on February 9, 2026. The Agent sent the Owner a revised offer on February 17, 2026.

The property owner did not express any specific contention with the State's offer of just compensation. Condemnation has been initiated to maintain the orderly sequence of events required to meet construction schedules.

C-22661- Courtney F. Roche, Hazel Roche, Frank C. Roche, Jr. and Susan M. Roche Duyst, Trustees of The Courtney Roche and Hazel Roche Trust, Dated February 19, 2008 created under instrument dated February 19, 2008, as amended

06-Tul-99-PM 25.2/30.6 - Parcel 89515-1, 2 - EA 489509.

RWC Date: 10/09/26; RTL Date: 10/23/26; Conventional highway - widen the existing 4-lane freeway to a 6-lane freeway in Tulare County from 0.4 miles south of Avenue 200 Overcrossing (OC) to 0.3 miles north of Prosperity OC. Authorizes condemnation of land in fee for a State highway and underlying fee. Located in the city of Tulare at 1120 East Paige Avenue. APN's 182-110-018, -019, and -020.

**The public interest and necessity require the proposed project.**

To relieve congestion and improve operational deficiencies at the Paige Avenue interchange, the Department proposes to widen the existing 4-lane freeway to a 6-lane freeway by constructing one lane in each direction in the existing median of SR 99 just south of the Avenue 200 OC to the Prosperity Avenue OC. The existing interchange at Paige Avenue will be reconfigured with four roundabouts.

**The proposed project is planned or located in the manner that will be most compatible with the greatest public good and least private injury.**

An Environmental Impact Report pursuant to CEQA was approved on December 28, 2023, and an Environmental Impact Statement was prepared and approved on December 28, 2023, pursuant to NEPA.

The project proposes adding a flexible pavement lane and shoulder in the median in each direction and rehabilitating the existing lanes between the Avenue 200 Crossing to the Paige Avenue interchange. The project will replace the existing Thrie Beam barriers with concrete barrier. The existing drainage inlets will be relocated near the new proposed concrete barrier. To accommodate for the additional water runoff of the new pavement, nine drainage basins are being proposed. Southbound lanes on SR 99 from PM 25.62 to 26.35 will be realigned parallel to the existing NB lanes. There are several segments of proposed security fences near Tulare Avenue and Cross Avenue. Ramp widening and metering will be proposed on Bardsley Avenue and Tulare Avenue ramps.

To minimize private injury, the project team prioritized designs that enhances traveling public safety, maximizes the utilization of existing public right of way, limits acquisition to only what is necessary, such as mitigation for additional storm drain runoff, proposes retaining walls, promotes complete streets elements such as bicycle/pedestrian shared-used path, closing sidewalk gaps, and high-visibility crosswalks. The project team recommends staging strategies to reduce construction impact such as optimizing construction hours, providing a detour or detours, and using flexible pavement in lieu of rigid pavement to reduce working days, project cost, and time-related overhead. Nonstandard design features are also proposed where full standard compliance would have required significant property acquisitions or structural modifications. These approaches preserve adjacent private properties and minimize disruptions while still achieving safety and accessibility goals.

**The property rights to be condemned are necessary for the proposed project.**

The subject property is west of SR 99 and adjacent to Paige Avenue and consists of 10.81 acres according to the Department's appraisal map. The acquisition consists of the purchase of 3.70 acres in fee and 7,820 sf in underlying fee. The parcel is required to construct a new roundabout on SR 99 and Paige Avenue.

**An offer to purchase in accordance with Government Code Section 7267.2 has been made to the owners of record.**

District 6 Right of Way Management approved the Appraisal Report on March 3, 2026. The Agent met with the Owners and their legal representative on March 19, 2026, to present a first written offer.

The Agent continues to communicate with the Owners and provides all requested design and right of way documents to substantiate the acquisition.

On April 7, 2026, April 13, 2026, and April 20, 2026, the Agent communicated with the Owners answering questions and providing additional enhanced mapping. The Owners remain in review of the proposal and have not finalized a decision regarding the acquisition.

The Department will continue efforts to secure an equitable settlement; however, discussions are currently stalled because the Owners have not responded to recent communication attempts.

Condemnation has been initiated to maintain the orderly sequence of events required to meet construction schedules.

Attachments

1 **TRANSPORTATION COMMISSION**  
2 **RESOLUTION NO.**

3 **C-22659**

4 CALIFORNIA TRANSPORTATION COMMISSION  
5 RESOLUTION OF NECESSITY  
6 TO ACQUIRE CERTAIN REAL PROPERTY  
7 OR INTEREST IN REAL PROPERTY BY EMINENT DOMAIN  
8 HIGHWAY 04-SON-116-PM 39.3 PARCEL 65009-1  
9 OWNER: HERBERT ROCHE

10 Resolved by the California Transportation Commission after notice (and hearing)  
11 pursuant to Code of Civil Procedure Section 1245.235 that it finds and determines and  
12 hereby declares that:

13 The hereinafter described real property is necessary for State Highway purposes  
14 and is to be acquired by eminent domain pursuant to Streets and Highways Code Section  
15 102;

16 The public interest and necessity require the proposed public project, namely a State  
17 highway;

18 The proposed project is planned and located in the manner that will be most  
19 compatible with the greatest public good and the least private injury;

20 The property sought to be acquired and described by this resolution is necessary for  
21 the public project;

22 The offer required by Section 7267.2 of the Government Code has been made to the  
23 owner or owners of record; and be it further

24 RESOLVED by this Commission that the Department of Transportation be and said  
Department is hereby authorized and empowered;

**APPROVED AS TO FORM AND PROCEDURE**

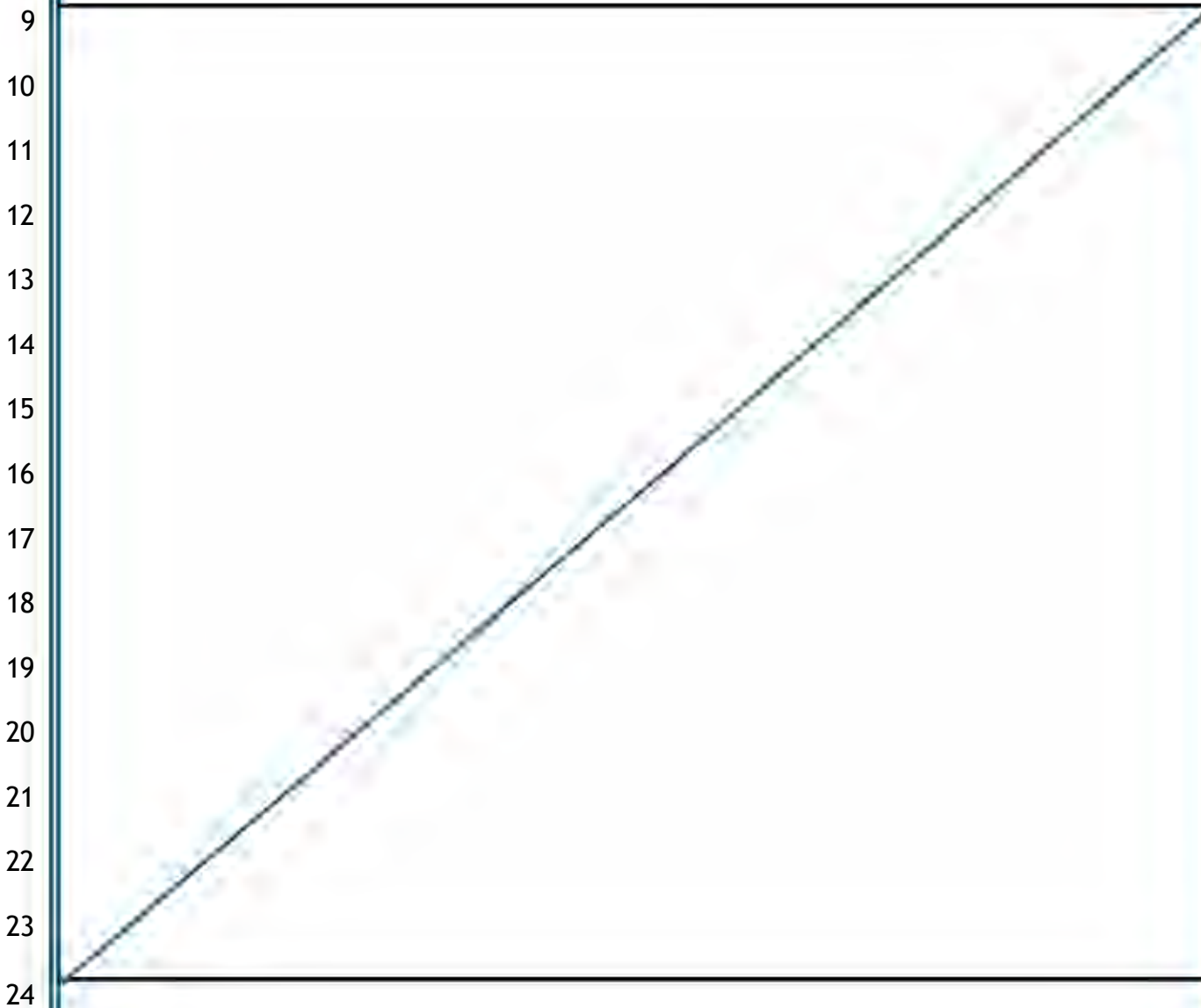
**APPROVAL RECOMMENDED**

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**Attorney, Department of Transportation**

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**DIVISION OF RIGHT OF WAY**

1 To acquire, in the name of the People of the State of California, in fee simple  
2 absolute, unless a lesser estate is hereinafter expressly described, the said hereinafter  
3 described real property, or interests in real property, by condemnation proceeding or  
4 proceedings in accordance with the provisions of the Streets and Highways Code, Code of  
5 Civil Procedure and of the Constitution of California relating to eminent domain;

6 The real property or interests in real property, which the Department of  
7 Transportation is by this resolution authorized to acquire, is situated in the County of  
8 Sonoma, State of California, Highway 04-SON-116 and described as follows:



PARCEL 65009-1

For State Highway purposes, all that certain real property described as follows:

A portion of "PARCEL TWO" as described in the Judgement of Final Distribution, in "EXHIBIT "B"" in that document recorded on July 30, 1997, with document number 1997-0065864, Official Records of Sonoma County, more particularly described as follows:

COMMENCING at most easterly corner of Parcel 1 as shown on the Parcel Map No. 3733 in Book 203 at page 20, at the found  $\frac{3}{4}$  inch Iron pipe, tag LS 2757 and the found  $\frac{3}{4}$  inch Iron pipe, tag LS 2757 having a measured distance of 282.09 and a record distance of 282.02 along the easterly line of Parcel 1 and Caltrans westerly R/W line of Highway 116 (Lakeville Highway), thence from said most easterly found  $\frac{3}{4}$  inch Iron pipe, tag LS 2757, South  $53^{\circ}04'29''$  East, 1,001.92 feet to the most northerly corner of the Parcel of land as described in the Grant Deed recorded on November 30, 2018, with document number 2018-081957, Official Records of Sonoma County, thence South  $53^{\circ}04'29''$  East, 3.41 feet to the beginning of a tangent curve, thence southeasterly along a curve to the right having a radial bearing of North  $36^{\circ}55'31''$  East, having a radius of 970.00 feet, through a central angle of  $7^{\circ}11'12''$ , an arc length of 121.67 feet to the most easterly corner of the said Parcel and also being the POINT OF BEGINNING, thence continuing southeasterly along the prolongation of said curve to the right, for the following nine (10) courses:

- (1) having a radius of 970.00 feet, through a central angle of  $5^{\circ}00'17''$ , an arc length of 84.73 feet; thence
- (2) South  $40^{\circ}52'58''$  East, 149.84 feet; thence
- (3) North  $48^{\circ}27'57''$  East, 3.21 feet; thence
- (4) South  $41^{\circ}38'29''$  East, 399.59 feet; thence leaving said southerly line of State Route 116
- (5) North  $48^{\circ}21'46''$  West, 385.00 feet; thence
- (6) northwesterly along a non-tangent curve to the left having a radial bearing of North  $40^{\circ}06'08''$  East, a radius of 158.28 feet, through a central angle of  $17^{\circ}09'56''$ , an arc length of 47.42 feet; thence
- (7) northwesterly along a non-tangent curve to the right having a beginning of curve radial bearing of South  $5^{\circ}55'27''$  East, having a radius of 137.37 feet, through a central angle of  $54^{\circ}41'20''$ , an arc length of 131.12 feet; thence
- (8) North  $29^{\circ}05'30''$  West, 70.46 feet; thence
- (9) North  $28^{\circ}26'26''$  West, 12.74 feet; thence
- (10) North  $40^{\circ}34'22''$  East, 94.77 feet to the POINT OF BEGINNING.

Together with the underlying fee interest in and to the adjoining public way.

The bearings and distances used in the above description are on the California Coordinate System of 1983 (Epoch 2017.5), Zone 2. multiply the above distances by 1.000027584 to obtain ground level distances.

1 **TRANSPORTATION COMMISSION**  
2 **RESOLUTION NO.**

3 **C-22660**

4 CALIFORNIA TRANSPORTATION COMMISSION  
5 RESOLUTION OF NECESSITY  
6 TO ACQUIRE CERTAIN REAL PROPERTY  
7 OR INTEREST IN REAL PROPERTY BY EMINENT DOMAIN  
8 HIGHWAY 04-SON-116-PM 39.3 PARCEL 65011-1, 2  
9 OWNER: HERBERT ROCHE

10 Resolved by the California Transportation Commission after notice (and hearing)  
11 pursuant to Code of Civil Procedure Section 1245.235 that it finds and determines and  
12 hereby declares that:

13 The hereinafter described real property is necessary for State Highway purposes  
14 and is to be acquired by eminent domain pursuant to Streets and Highways Code Section  
15 102;

16 The public interest and necessity require the proposed public project, namely a State  
17 highway;

18 The proposed project is planned and located in the manner that will be most  
19 compatible with the greatest public good and the least private injury;

20 The property sought to be acquired and described by this resolution is necessary for  
21 the public project;

22 The offer required by Section 7267.2 of the Government Code has been made to the  
23 owner or owners of record; and be it further

24 RESOLVED by this Commission that the Department of Transportation be and said  
Department is hereby authorized and empowered;

**APPROVED AS TO FORM AND PROCEDURE**

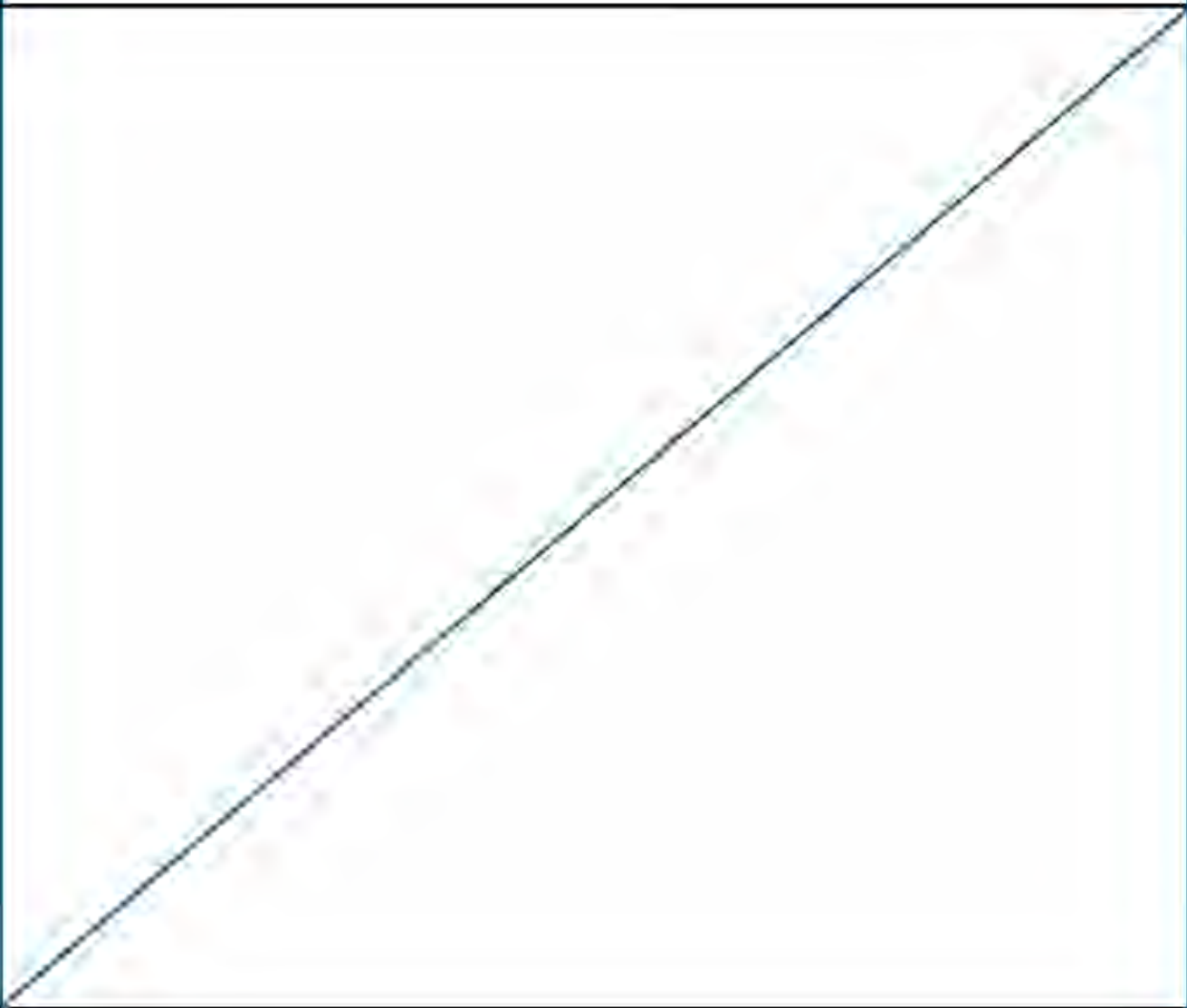
**APPROVAL RECOMMENDED**

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**Attorney, Department of Transportation**

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**DIVISION OF RIGHT OF WAY**

1 To acquire, in the name of the People of the State of California, in fee simple  
2 absolute, unless a lesser estate is hereinafter expressly described, the said hereinafter  
3 described real property, or interests in real property, by condemnation proceeding or  
4 proceedings in accordance with the provisions of the Streets and Highways Code, Code of  
5 Civil Procedure and of the Constitution of California relating to eminent domain;

6 The real property or interests in real property, which the Department of  
7 Transportation is by this resolution authorized to acquire, is situated in the County of  
8 Sonoma, State of California, Highway 04-SON-116 and described as follows:



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PARCEL 65011-1

For State Highway purposes, all that certain real property described as follows:

A portion of "PARCEL ONE" as described in the Judgement of Final Distribution, in "EXHIBIT "B"" in that document recorded on July 30, 1997, with document number 1997-0065864, Official Records of Sonoma County, more particularly described as follows:

Commencing at the northerly terminus of the northeasterly line of the Sonoma County Lakeville highway having a course "...S. 42 10' E., 574.20 feet..." (South 41°38'29" East measured) as described in a deed recorded on January 17, 1950, in Book 932, Pages 239-242, Official Records of Sonoma County, said terminus being the POINT OF BEGINNING; thence, following the next (9) nine numbered courses:

- (1) Along a curve to the right with a radial bearing South 48°21'29" West, with a central angle of 97°04'02" and a radius of 70.00 feet for a distance of 118.59 feet; thence
- (2) North 55° 25' 31" East, 319.75 feet; thence
- (3) South 68°19'45" East, 9.48 feet; thence
- (4) South 40° 14' 17" West, 180.55 feet; thence
- (5) Along a curve to the left with a radial bearing of North 49°45'43" West, a central angle of 53°42'46" feet and a radius of 182.93 feet, for a distance of 171.49 feet, to the beginning of a compound curve; thence
- (6) Along a compound curve to the left with radial bearing of South 76°31'32" West, a central angle of 30°15'51" and a radius of 365.12 feet for a distance of 192.86 feet; thence
- (7) South 37° 20'38" East, 300.88 feet; thence
- (8) South 46°10' 58" West, 20.50 feet; thence
- (9) North 41°38'29" West, 585.12 feet to the POINT OF BEGINNING.

Together with the underlying fee interest in and to the adjoining public way.

The bearings and distances used in the above description are on the California Coordinate System of 1983 (Epoch 2017.5), Zone 2. multiply the above distances by 1.000027584 to obtain ground level distances.

PARCEL 65011-2

For State Highway purposes, a Temporary Construction EASEMENT and Incidents thereto, upon, over and across the following described parcel of land:

A portion of "PARCEL ONE" as described in the Judgement of Final Distribution, in "EXHIBIT "B"" in that document recorded on July 30, 1997, with document number 1997-0065864, Official Records of Sonoma County, more particularly described as follows:

Commencing at the northerly terminus of the northeasterly line of the Sonoma County Lakeville highway having a course "...S. 42 10' E., 574.20 feet..." (South 41°38'29" East measured) as described in a deed recorded on January 17, 1950, in Book 932, Pages 239-242, Official Records of Sonoma County, thence along a curve to the right with a radial bearing South 48°21'29" West with a central angle of 97°04'02" and a radius of 70.00 feet for a distance of 118.59 feet to a point on the westerly line of said "PARCEL ONE"; thence North 55° 25' 31" East, 319.75 feet to the POINT OF BEGINNING of this description; thence following the next (6) Six numbered courses:

- (1) North 55° 25' 31" East, 18.81 feet; thence
- (2) North 39° 25' 31" East, 44.31 feet; thence
- (3) South 44° 26' 53" East, 32.63 feet; thence
- (4) South 45° 27' 42" West, 48.93 feet; thence
- (5) North 68° 00' 24" West, 24.59 feet; thence
- (6) North 68° 19' 45" West, 9.48 feet to the POINT OF BEGINNING.

Rights to the above described Temporary Construction Easement shall cease and terminate on March 26, 2029. Said rights may also be terminated prior to the above date by State upon notice to Owner.

The bearings and distances used in the above description are on the California Coordinate System of 1983 (Epoch 2017.5), Zone 2. multiply the above distances by 1.000027584 to obtain ground level distances.

1 **TRANSPORTATION COMMISSION**  
2 **RESOLUTION NO.**

3 **C-22661**

4 CALIFORNIA TRANSPORTATION COMMISSION  
5 RESOLUTION OF NECESSITY  
6 TO ACQUIRE CERTAIN REAL PROPERTY  
7 OR INTEREST IN REAL PROPERTY BY EMINENT DOMAIN  
8 HIGHWAY 06-Tul-99-PM 25.2/30.6 PARCEL 89515-1, 2

9 OWNER: Courtney F. Roche, Hazel Roche, Frank C. Roche, Jr. and Susan M. Roche  
10 Duyst, Trustees of the Courtney Roche and Hazel Roche Trust, Dated February 19, 2008  
11 created under instrument dated February 19, 2008, as amended

12 Resolved by the California Transportation Commission after notice (and hearing)  
13 pursuant to Code of Civil Procedure Section 1245.235 that it finds and determines and  
14 hereby declares that:

15 The hereinafter described real property is necessary for State Highway purposes  
16 and is to be acquired by eminent domain pursuant to Streets and Highways Code Section  
17 102;

18 The public interest and necessity require the proposed public project, namely a State  
19 highway;

20 The proposed project is planned and located in the manner that will be most  
21 compatible with the greatest public good and the least private injury;

22 The property sought to be acquired and described by this resolution is necessary for  
23 the public project;

The offer required by Section 7267.2 of the Government Code has been made to the  
owner or owners of record; and be it further

RESOLVED by this Commission that the Department of Transportation be and said  
Department is hereby authorized and empowered;

**APPROVED AS TO FORM AND PROCEDURE**

**APPROVAL RECOMMENDED**

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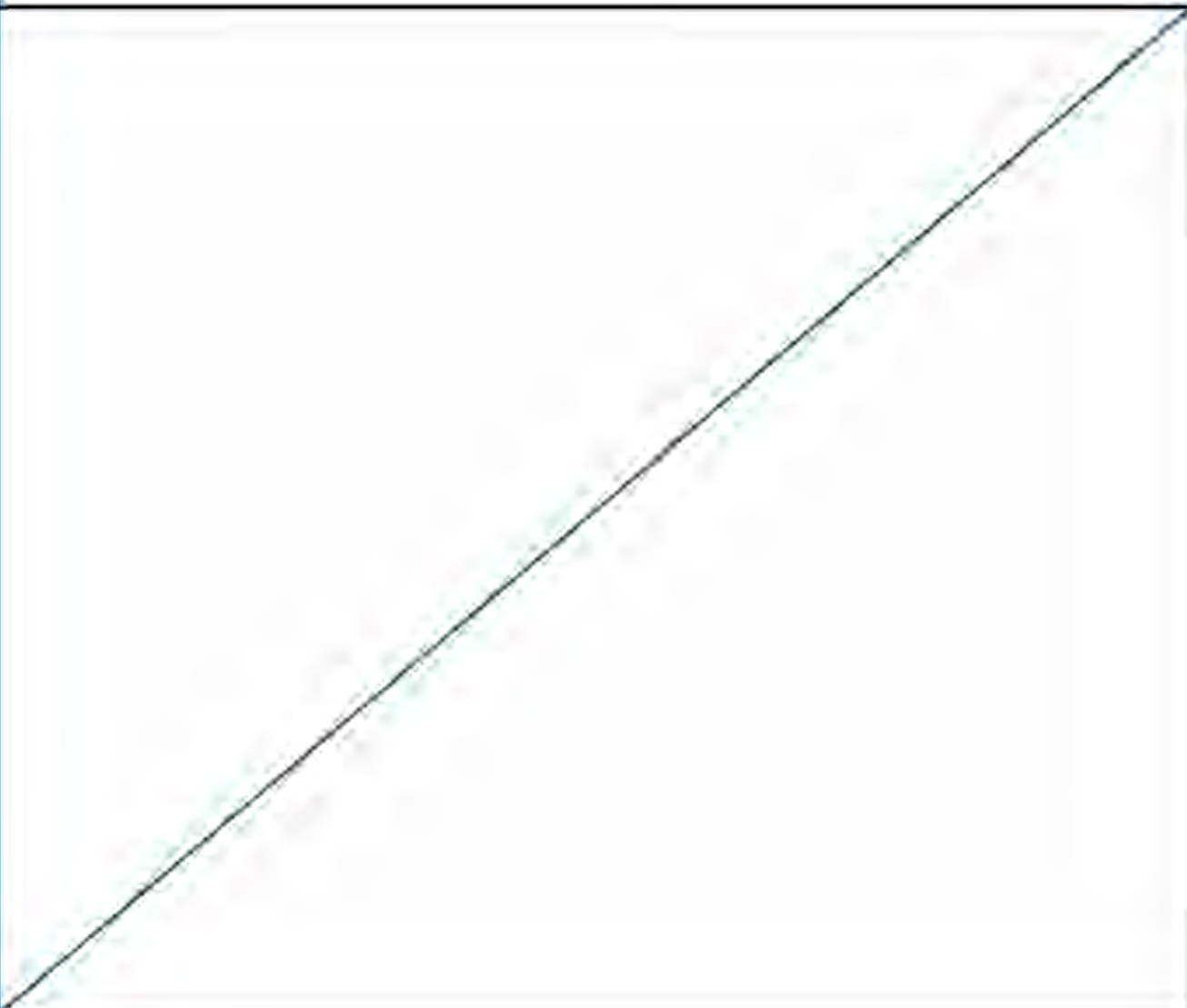
**Attorney, Department of Transportation**

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**DIVISION OF RIGHT OF WAY**

1 To acquire, in the name of the People of the State of California, in fee simple  
2 absolute, unless a lesser estate is hereinafter expressly described, the said hereinafter  
3 described real property, or interests in real property, by condemnation proceeding or  
4 proceedings in accordance with the provisions of the Streets and Highways Code, Code of  
5 Civil Procedure and of the Constitution of California relating to eminent domain;

6 The real property or interests in real property, which the Department of  
7 Transportation is by this resolution authorized to acquire, is situated in the County of Tulare,  
8 State of California, Highway 06-Tul-99 and described as follows:



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**PARCEL 89515-1**

For State highway purposes, that portion of parcels 2, 3 and 4 of Parcel Map No. 2680, in the City of Tulare, County of Tulare, State of California, as per map recorded January 12, 1981 in Book 27, Page 81 of Parcel Maps, Tulare County Records, included within the following described land:

COMMENCING at the Southwest Corner of Section 13, Township 20 South, Range 24 East, Mount Diablo Meridian; THENCE (1) along the west line the Southwest Quarter of said Section 13, North  $0^{\circ}22'30''$  East, 438.65 feet; THENCE (2) South  $89^{\circ}37'30''$  East, 42.00 feet to the east line of the west 42 feet of the Southwest Quarter of said Section 13; THENCE (3) along said east line, South  $0^{\circ}22'30''$  West, 192.55 feet to a point on Course (6) of the land described in Parcel 1 of the Relinquishment of State Highway to the County of Tulare recorded December 4, 1957 in Book 2024 at Page 590, Tulare County Official Records; THENCE (4) along said Course (6), North  $57^{\circ}55'37''$  West, 14.10 feet to the east line of the west 30 feet of the Southwest Quarter of said Section 13; THENCE (5) along last said east line, South  $0^{\circ}22'30''$  West, 128.01 feet to the southwesterly terminus of Course (9) of said Relinquishment of State Highway; THENCE (6) along said Course (9), North  $63^{\circ}46'12''$  East, 409.96 feet; THENCE (7) North  $15^{\circ}05'04''$  East, 79.88 feet to a point on Course (7) of said Relinquishment of State Highway, said point being the POINT OF BEGINNING; THENCE (8) continuing North  $15^{\circ}05'04''$  East, 24.65 feet; THENCE (9) North  $0^{\circ}54'10''$  East, 694.94 feet; THENCE (10) South  $89^{\circ}57'51''$  West, 387.51 feet to the east line of the west 42 feet of the Southwest Quarter of said Section 13; THENCE (11) along last said east line, North  $0^{\circ}22'30''$  East, 30.01 feet; THENCE (12) North  $89^{\circ}57'51''$  East,

276.63 feet; THENCE (13) North  $0^{\circ}26'48''$  East, 188.00 feet to the northerly line of Parcel 1 of said Parcel Map No. 2680; THENCE (14) along said northerly line, North  $89^{\circ}57'51''$  East, 345.15 feet to the existing westerly right of way line of State Route 99; THENCE along said westerly right of way line the following Courses (15) through (17): (15) South  $0^{\circ}16'30''$  West, 426.48 feet; (16) South  $5^{\circ}02'53''$  West, 237.23 feet to the beginning of a tangent curve concave northwesterly, said curve has a radius of 299.46 feet; (17) southwesterly along said curve through a central angle of  $58^{\circ}43'19''$  an arc distance of 306.91 feet to the northeasterly terminus of said Course (7) of said Relinquishment of State Highway; THENCE (18) along said Course (7), South  $63^{\circ}46'12''$  West, 71.83 feet to the POINT OF BEGINNING.

This conveyance is made for the purpose of a freeway and the OWNER hereby releases and relinquishes to the STATE any and all abutter's rights including access rights, appurtenant to OWNER's remaining property, in and to the freeway.

The bearings and distances used in this description are on the California Coordinate System of 1983, Zone 4. Divide distances by 0.99996425 to convert to ground distances.

**PARCEL 89515-2**

For State highway purposes, the underlying fee title of that portion of the Southwest Quarter of Section 13, Township 20 South, Range 24 East, Mount Diablo Meridian, lying within Blackstone Street, in the City of Tulare, County of Tulare, State of California, described as follows:

COMMENCING at the Southwest Corner of said Section 13; THENCE (1) along the west line of the Southwest Quarter of said Section 13, North  $0^{\circ}22'30''$  East, 438.65 feet to the POINT OF BEGINNING; THENCE (2) South  $89^{\circ}37'30''$  East, 42.00 feet to the east line of the west 42 feet of said Southwest Quarter of Section 13; THENCE (3) along said east line, South  $0^{\circ}22'30''$  West, 192.55 feet to a point on Course (6) of the land described in Parcel 1 of the Relinquishment of State Highway to the County of Tulare recorded December 4, 1957 in Book 2024 at Page 590, Tulare County Official Records; THENCE (4) along said Course (6), North  $57^{\circ}55'37''$  West, 14.10 feet to the easterly terminus of Course (5) of the land described in said Parcel 1 of the Relinquishment of State Highway; THENCE (5) along said Course (5) North  $89^{\circ}37'30''$  West, 30.00 feet to the west line of said Southwest Quarter of Section 13; THENCE (6) along said west line, North  $0^{\circ}22'30''$  East, 185.14 feet to the POINT OF BEGINNING.

The bearings and distances used in this description are on the California Coordinate System of 1983, Zone 4. Divide distances by 0.99996425 to convert to ground distances.