



Legislation Details (With Text)

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Title: Actions pertaining to Right-of-Way Acquisition for the Copper Avenue Trail Project;
 1. Adopt the Categorical Exemption Environmental Assessment No. EA 12-012, dated February 2, 2016.
 2. Approve the acquisition of 16,088 square feet of a pedestrian easement and 6,534 square feet of temporary construction easement from property owned by the Petrosino family (APN 579-074-30S) in the amount of \$82,200 for the construction of a multi-purpose trail along Copper Avenue from Maple to Chestnut Avenues. (Council District 6)

Sponsors: Public Works Department

Indexes:

Code sections:

Attachments: 1. Environmental Assessment No. EA 12-012.pdf, 2. VicinityMAP APN57907430S.png

Date	Ver.	Action By	Action	Result
3/17/2016	1	City Council	approved	Pass

REPORT TO THE CITY COUNCIL

March 17, 2016

FROM: SCOTT L. MOZIER, PE, Director
Public Works Department

THROUGH: ANDREW J. BENELLI, PE, City Engineer/Assistant Director
Public Works Department, Traffic and Engineering Services Division

CRAIG L. HANSEN, Supervising Real Estate Agent
Public Works Department, Real Estate Services Section

BY: CATHY RODRIGUEZ, Senior Real Estate Agent
Public Works Department, Real Estate Services Section

SUBJECT

Actions pertaining to Right-of-Way Acquisition for the Copper Avenue Trail Project;

1. Adopt the Categorical Exemption Environmental Assessment No. EA 12-012, dated February 2, 2016.
2. Approve the acquisition of 16,088 square feet of a pedestrian easement and 6,534 square feet

of temporary construction easement from property owned by the Petrosino family (APN 579-074-30S) in the amount of \$82,200 for the construction of a multi-purpose trail along Copper Avenue from Maple to Chestnut Avenues. (Council District 6)

RECOMMENDATION

1. Approve the Categorical Exemption Environmental Assessment No. EA-12-012, dated February 2, 2016.
2. Approve the acquisition of 16,088 square feet of a pedestrian easement and 6,534 square feet of temporary construction easement from property owned by the Petrosino family (APN 579-074-30S) in the amount of \$82,200 for the construction of a multi-purpose trail along Copper Avenue from Maple to Chestnut Avenues.
3. Authorize the Public Works Director, or designee, to sign all documents necessary to complete the transaction.

EXECUTIVE SUMMARY

A partial acquisition from property owned by the Petrosino family is needed for the construction of a landscaped multi-purpose trail along Copper Avenue from Maple to Chestnut Avenues. The value of the acquisition was established by Real Property Analysts, Lawrence D. Hopper, MAI. A total of 16,088 square feet of permanent easement and 6,534 square feet of temporary construction easement are required. The Petrosino family has agreed to provide the easements for \$82,200.

BACKGROUND

The Copper Avenue trail was identified in the 2025 General Plan as a project to facilitate community connectivity in the north part of Fresno. This trail is also shown in the 2035 General Plan and the 2010 Bicycle and Trails Master Plan. Measure "C" Trails funding has been appropriated for this capital improvement project in the FY2016 Budget as adopted by the Council. In January 2012, the Council approved an agreement with Provost and Pritchard Engineering Group Inc. to prepare plans and specifications for the trail from Friant Road to Chestnut Avenue. Due to the timing of funding availability, the project was separated into three phases. The first phase of the project, from Friant Road to Cedar Avenue is now complete. Phase 2 will connect from Cedar Avenue to Maple Avenue and Phase 3 will complete the trail from Maple Avenue to Chestnut Avenue. Future phases will complete the trail further east to Willow Avenue where it will intersect with the Sugar Pine Trail that is adjacent to Willow Avenue.

A permanent pedestrian easement is needed to construct the trail from property owned by Antonio Petrosino Survivor's Trust, dated March 19, 2004, the Louise Petrosino Marital Trust, dated March 19, 2004, and the Louise Petrosino Decedent's Trust, dated March 19, 2004. A temporary construction easement is also needed to allow equipment access to build the trail, but will not be needed once construction is finished. The Petrosino's have agreed to transfer the easements to the City for \$82,200.

ENVIRONMENTAL FINDINGS

Staff has performed a preliminary environmental assessment of this project and has determined that

it falls within the Categorical Exemption set forth in Section 15303(x), Class 3 of the California Environmental Quality Act Guidelines which exempts limited construction of small facilities, including those related to street improvements.

LOCAL PREFERENCE

Local preference is not applicable because this item does not involve a competitive bid.

FISCAL IMPACT

The Copper Avenue Trail Project, located in Council District 6, is estimated at \$973,600. This project will have no impact to the General Fund. The project construction is being funded by Measure "C" Trails funding and long-term maintenance will occur through the Community Facilities District for the area.

Attachments:

Environmental Assessment No. EA-12-012

APN vicinity map