

**DETERMINATION THAT AN ACTIVITY
IS EXEMPT FROM THE
CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)**

Activity No.: [0676-6Q1824](#), [CP# 20-23](#)

Activity Name: [Vacation & Quitclaim of Alves Lane Easement](#)

Prepared By: [Shravan Sundaram](#)

Date: [October 8, 2020](#)

This activity is not subject to the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3) of the CEQA Guidelines as it can be seen with certainty that there is no possibility that the activity may have a significant adverse effect on the environment; therefore, the activity is not subject to CEQA.

DESCRIPTION OF THE ACTIVITY:

The activity is for Contra Costa County (County) to vacate and quitclaim the Alves Lane Easement located within Assessor's Parcel Nos. 093-100-059 and 060. The easement will be quitclaimed to the property owner, D & M Investment Partners, a California Partnership. The easement is for electrical and power transmission and incidental purposes. It has been determined that the County no longer needs the electrical power and transmission easement.

The County acquired the easement identified as Parcel 51161-1, as described in the document recorded April 8, 1992, in Book 17389, Page 309, of the Official Records of Contra Costa County (Recorder's Serial No: 92-84211), as part of the State Route 4 Willow Pass Grade Project. The property owner intends to sell portions of Assessor's Parcel Nos. 093-100-059 and 060, which are encumbered by the easement, to a developer.

Additional Real Estate transactions may be necessary.

This CEQA documentation covers this particular vacation and quitclaim. The parcel owner(s) and/or developer will be responsible for CEQA analysis as well as obtaining any applicable local, State, or federal regulatory permits for subsequent activities subject to CEQA review.

LOCATION: The activity is located just north of State Route 4, and south of Winterbrook Drive in unincorporated Bay Point. (*Figures 1, 2*)

REVIEWED BY: _____ DATE: _____

Avé Brown
Principal Environmental Analyst
Environmental Services Division
Contra Costa County Public Works Department

APPROVED BY:  _____ DATE: 10/29/2020

Department of Conservation and
Development Representative

CONTRA COSTA COUNTY CALIFORNIA

PROJECT LOCATION

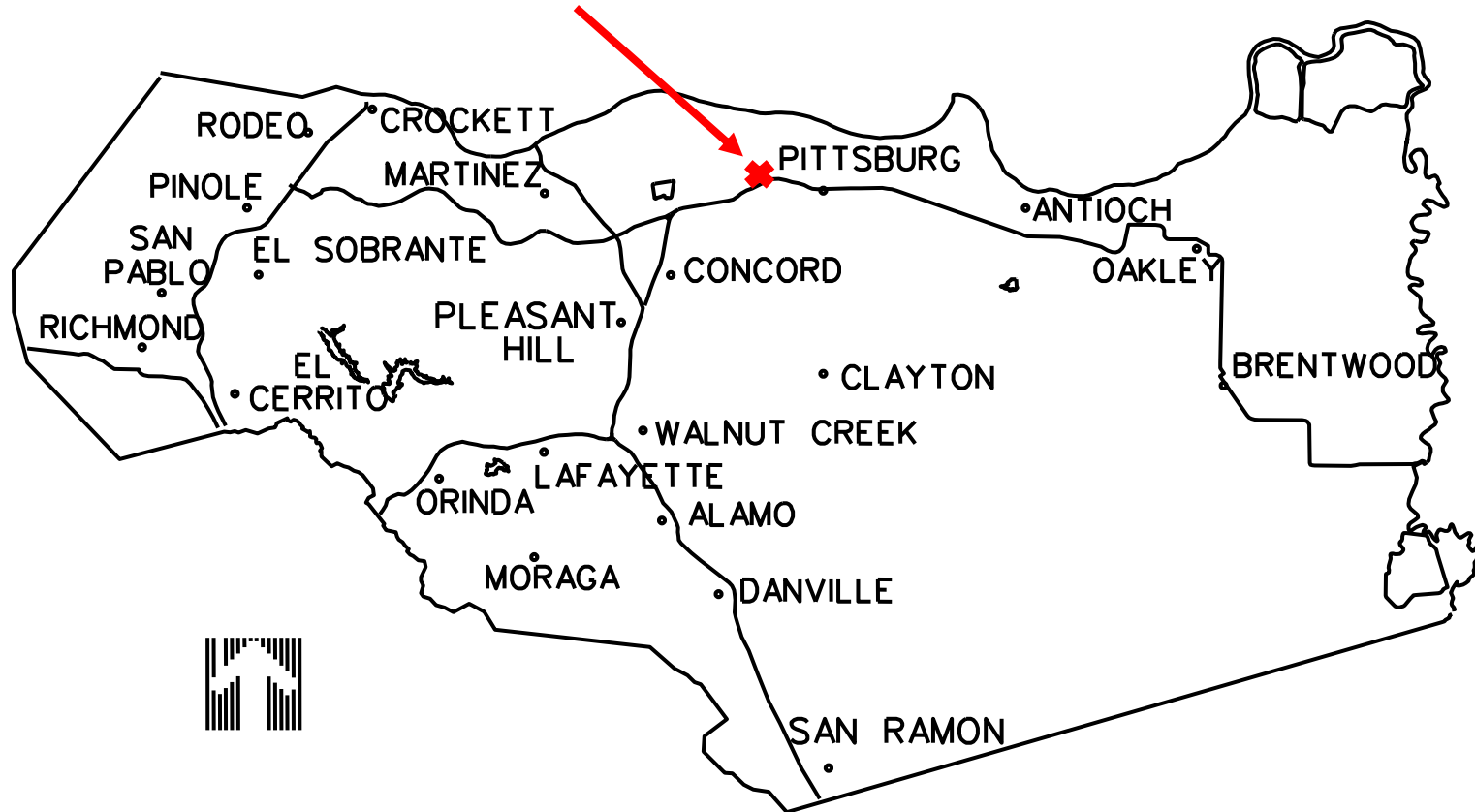
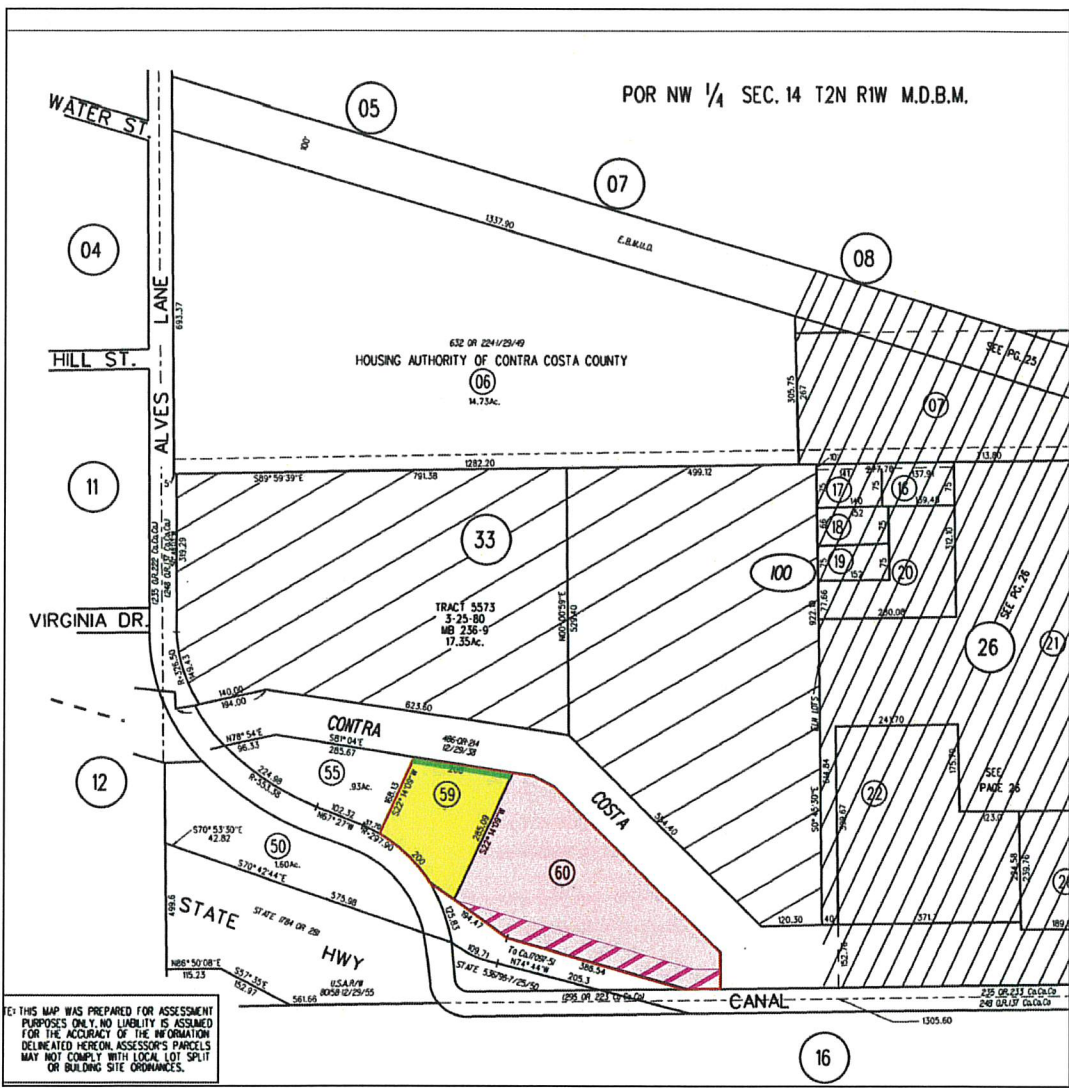
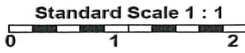


FIGURE 1: Regional Location Map



THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE INFORMATION DELIVERED HEREON. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL LOT SPLIT OR BUILDING SITE ORDINANCES.

LEGEND

- Parcel One (Fee, Property in Question)
- Parcel Two (Fee, Property in Question)
- Item No. 9 - Easement for Utility purposes
June 13th, 1968 in Book 5645, Page 316, of Official Records
Affects as described therein

- Item No. 12 - Easement for Electric power and transmission purposes
April 8th, 1992 in Serial Number 92-84211, Book 17389, Page 309, of Official Records
Affects as described therein
- Item No. 7 - Easement for Roadway
February 20th, 1905 in Book 109 of Deeds, Page 520
The location is not clearly defined of record

<p>Old Republic Title Company 555 12th Street, Suite 2000 Oakland, CA 94607 (510) 272-1121 Fax: (510) 208-5045</p> <p><i>"Notice: This is neither a plat nor a survey. It is furnished merely as a convenience to aid you in locating the land indicated hereon with reference to streets and other land. No liability is assumed by reason of any reliance hereon."</i></p> <p><small>NOTE: Easements depicted hereon are provided as a courtesy only and no representation is made as to the accuracy or completeness thereof. The Company assumes no liability for any loss occurring by reason of reliance thereon. It is recommended that a survey be obtained from a licensed professional to determine actual locations.</small></p>	Title Order No. 1117021858-JM, Preliminary report dated as of March 13, 2020	Drawing Date: 04/02/2020
	Reference:	Data:
	Property: Alves Lane / 093-100-059 & 093-100-0, Bay Point, CA 94565	Assessor's Parcel No. 093-100-059 & 093-100-060-8
	Plat Showing the land situated in the unincorporated area of the County of Contra Costa, State of California.	Sheet 1 of 1 Archive #

CALIFORNIA ENVIRONMENTAL QUALITY ACT
Notice of Exemption

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

From: Contra Costa County
Dept. of Conservation & Development
30 Muir Road
Martinez, CA 94553

County Clerk
County of: Contra Costa

Project Title: [Vacation & Quitclaim of Alves Lane Easement](#)
[Project No. 0676-6Q1824, CP# 20-23](#)

Project Applicant: **Contra Costa County Public Works Department,**
255 Glacier Drive Martinez, CA 94553

Project Location: North of State Route 4 and south of Winterbrook Drive, unincorporated Bay Point in [North Central Contra Costa County](#)

Lead Agency: **Contra Costa County Department of Conservation and Development**

Description of Nature, Purpose and Beneficiaries of Project:

The activity is for Contra Costa County (County) to vacate and quitclaim the Alves Lane Easement located within Assessor's Parcel Nos. 093-100-059 and 060. The easement will be quitclaimed to the property owner, D & M Investment Partners, a California Partnership. The easement is for electrical and power transmission and incidental purposes. It has been determined that the County no longer needs the electrical power and transmission easement.

The County acquired the easement identified as Parcel 51161-1, as described in the document recorded April 8, 1992, in Book 17389, Page 309, of the Official Records of Contra Costa County (Recorder's Serial No: 92-84211), as part of the State Route 4 Willow Pass Grade Project. The property owner intends to sell portions of Assessor's Parcel Nos. 093-100-059 and 060, which are encumbered by the easement, to a developer.

Additional Real Estate transactions may be necessary.

This CEQA documentation covers this particular vacation and quitclaim. The parcel owner(s) and/or developer will be responsible for CEQA analysis as well as obtaining any applicable local, State, or federal regulatory permits for subsequent activities subject to CEQA review.

Name of Public Agency Approving Project: **Contra Costa County**
Name of Person or Agency Carrying Out Project: **Contra Costa County Public Works Department**

Exempt Status:

- | | |
|---|---|
| <input type="checkbox"/> Ministerial Project (Sec. 21080(b) (1); 15268; | <input type="checkbox"/> Categorical Exemption: <u>Class ()</u> |
| <input type="checkbox"/> Declared Emergency (Sec. 21080(b)(3); 15269(a)); | <input type="checkbox"/> Other Statutory Exemption, Code No.: _____ |
| <input type="checkbox"/> Emergency Project (Sec. 21080(b)(4); 15269(b)(c)); | <input checked="" type="checkbox"/> Common Sense Exemption [Section 15061 (b)(3)] |

Reasons why project is exempt: The activity consists of a real estate transaction which would not result in any significant effect on the environment, and therefore is exempt pursuant to Section 15061(b)(3) of the CEQA guidelines.

Lead Agency Contact Person: [Shravan Sundaram](#) - **Public Works Dept.** Area Code/Telephone/Extension: **(925) 313-2366**

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature: _____ Date: _____ Title: _____

Contra Costa County Department of Conservation and Development

Signed by Lead Agency Signed by Applicant

AFFIDAVIT OF FILING AND POSTING

I declare that on _____ I received and posted this notice as required by California Public Resources Code Section 21152(c). Said notice will remain posted for 30 days from the filing date.

Signature Title

Applicant:
Public Works Department
255 Glacier Drive
Martinez, CA 94553
Attn: [Shravan Sundaram](#)
Environmental Services Division
Phone: (925) [313-2366](#)

Department of Fish and Game Fees Due
 EIR - \$3,343.²⁵
 Neg. Dec. - \$2,406.⁷⁵
 DeMinimis Findings - \$0
 County Clerk - \$50
 Conservation & Development - \$25

Total Due: \$ 75.⁰⁰
Total Paid \$ _____
Receipt #: _____