

**CONTRA COSTA COUNTY
PUBLIC WORKS DEPARTMENT
255 Glacier Drive
Martinez, CA 94553**

NOTICE OF INTENTION TO SELL REAL PROPERTY

(Government Code § 25363)

The County Real Estate Division will sell at public auction to the highest responsible bidder, the real property hereinafter described:

Assessor's Parcel No. 095-552-026, a 6,600 sf parcel with a 1,441 sf 3 bedroom/2 bath single family residence, located on 1291 Beaulieu Drive, Bay Point.

The auction will be held at 255 Glacier Drive, Martinez, California, on June 3, 2015 at 1:00 PM.

Terms and Conditions of Sale are available at the office of Contra Costa County, Public Works Department, Real Estate Division, 255 Glacier Drive, Martinez, California 94553, or may be requested by phone to be mailed by calling (925) 313-2337.

The County reserves the right to reject any and all bids received.

The parcel will be sold "**AS-IS**" and the purchaser assumes all risks and responsibility.

The parcel will be sold without warranty as to possible uses and the purchaser assumes all risks and responsibilities.

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: April 21, 2015
David Twa, Clerk of the Board of Supervisors and County Administrator

By Stacy M. Boyd, Deputy

NOTICE OF PUBLIC LAND SALE



Option to Purchase Auction Sale

DATE: June 3, 2015
TIME: 1:00 P.M.
PLACE: Public Works Department
Conference Room "A"
255 Glacier Drive
Martinez, CA 94553

PROPERTY LOCATION: 1291 Beaulieu Drive Bay Point, CA

PROPERTY DESCRIPTION: .15 acres/6,600 s.f. parcel,
3 bedroom/2 bath single family residence

PROPERTY INFORMATION: Assessor's Parcel No.: 098-552-026
Size: .15-acres
Zoning: P(1): Single Family Residential
Utilities: Available

MINIMUM BID: \$295,000

OPTION DEPOSIT AMOUNT: \$10,000 in the form of a certified check, cashier's
check or money order (no personal checks)

OPTION PERIOD: 90 days after acceptance of the bid by the
Contra Costa County Board of Supervisors.

CONTRA COSTA COUNTY PUBLIC WORKS DEPARTMENT
REAL ESTATE DIVISION
255 GLACIER DRIVE, MARTINEZ, CA 94553

For additional information, call Angela Bell, Assistant Real Property Agent at
(925) 313-2337 Monday through Thursday between 6:30 a.m. and 5:00 p.m.

PUBLIC WORKS DEPARTMENT
INITIAL STUDY OF
ENVIRONMENTAL SIGNIFICANCE

PROJECT NUMBER: 4500-6G5085
CP# 15 -11

PROJECT NAME: Sale of Surplus Property -1291 Beaulieu Drive (APN 098-552-026), Bay Point, CA

PREPARED BY: Trina R. Torres *TR*

DATE: March 11, 2015

APPROVED BY: *SubCC*

DATE: 3-24-15

RECOMMENDATIONS:

☒ **Categorical Exemption [Class 12]**

☐ Negative Declaration

☐ Environmental Impact Report Required

☐ Conditional Negative Declaration

The project will not have a significant effect on the environment. The recommendation is based on the following: The property is surplus government property, which is not in an area of statewide, regional, or area wide concern as identified to section 15312 of the CEQA guidelines.

What changes to the project would mitigate the identified impacts: N/A

USGS Quad Sheet: Honker Bay

Base Map Sheet #: E-17

Parcel #: APN 098-552-026

GENERAL CONSIDERATIONS:

1. **Location:** 1291 Beaulieu Drive (APN 098-552-026), Bay Point in central Contra Costa County (County), Figures 1 - 3.
2. **Project Description/Background:** The Project consists of the sale of vacant Contra Costa County (County) owned property at 1291 Beaulieu Drive in unincorporated Bay Point, California (Property). The Property is approximately 6,600 square feet with a 1,441 square foot single family residence.

In 1996, a landslide occurred in what is now known as Hill 310, which affected adjacent public roads, including Beaulieu Drive, in unincorporated Bay Point. On March 19, 1996, the County Board of Supervisors declared the landslide a disaster area and approved funds to purchase necessary property rights. The Property was granted to the County and recorded at County Clerk Recorder's Office on November 14, 1996, Series 96-213929.

The Property was re-leveled in September/October 1997. The County has retained ownership for over fourteen (14) years while monitoring the performance and stability of the landslide. A geotechnical report was prepared by Hultgren-Tillis Engineers in April 2014 for the Property, which concluded that hillside stability risks and foundation performance are expected to remain consistent with the monitoring results of the last 14 years, and the risk of large scale movement is small.

The County has determined that the property is no longer necessary for County purposes and intends to sell the property "As Is", as surplus property pursuant to Government Code Section 25363 at public auction.

3. **Does it appear that any feature of the project will generate significant public concern?**

☐ Yes ☒ **No** ☐ maybe (Nature of concern):

4. **Will the project require approval or permits by other than a County agency?**

☐ No ☒ **No** ☐ Maybe:

5. **Is the project within the Sphere of Influence of any city?** No

Contra Costa County

Supervisory District Map

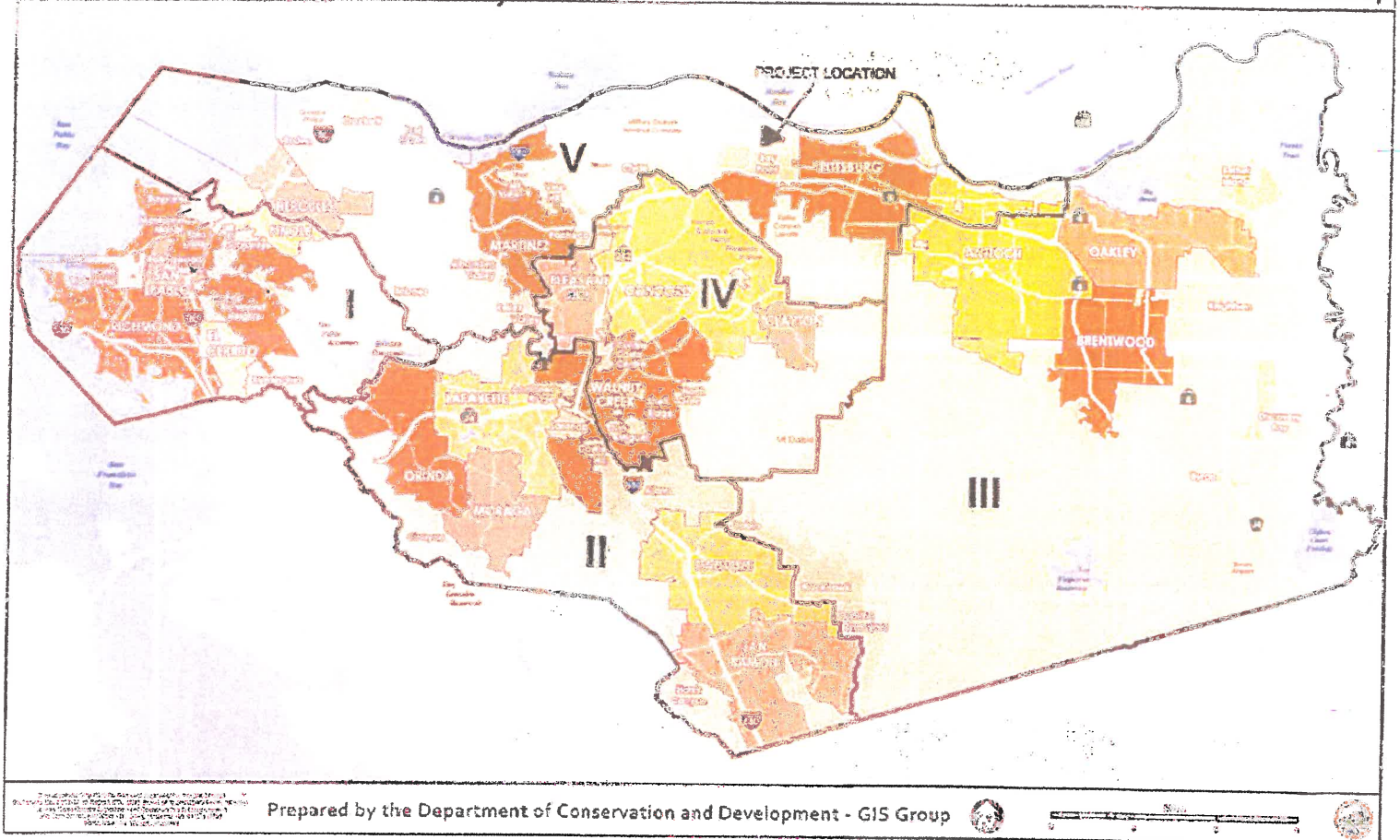


Figure 1

573 MAP

SEE 553 MAP

1:22,500
1 in. = 1900 ft.

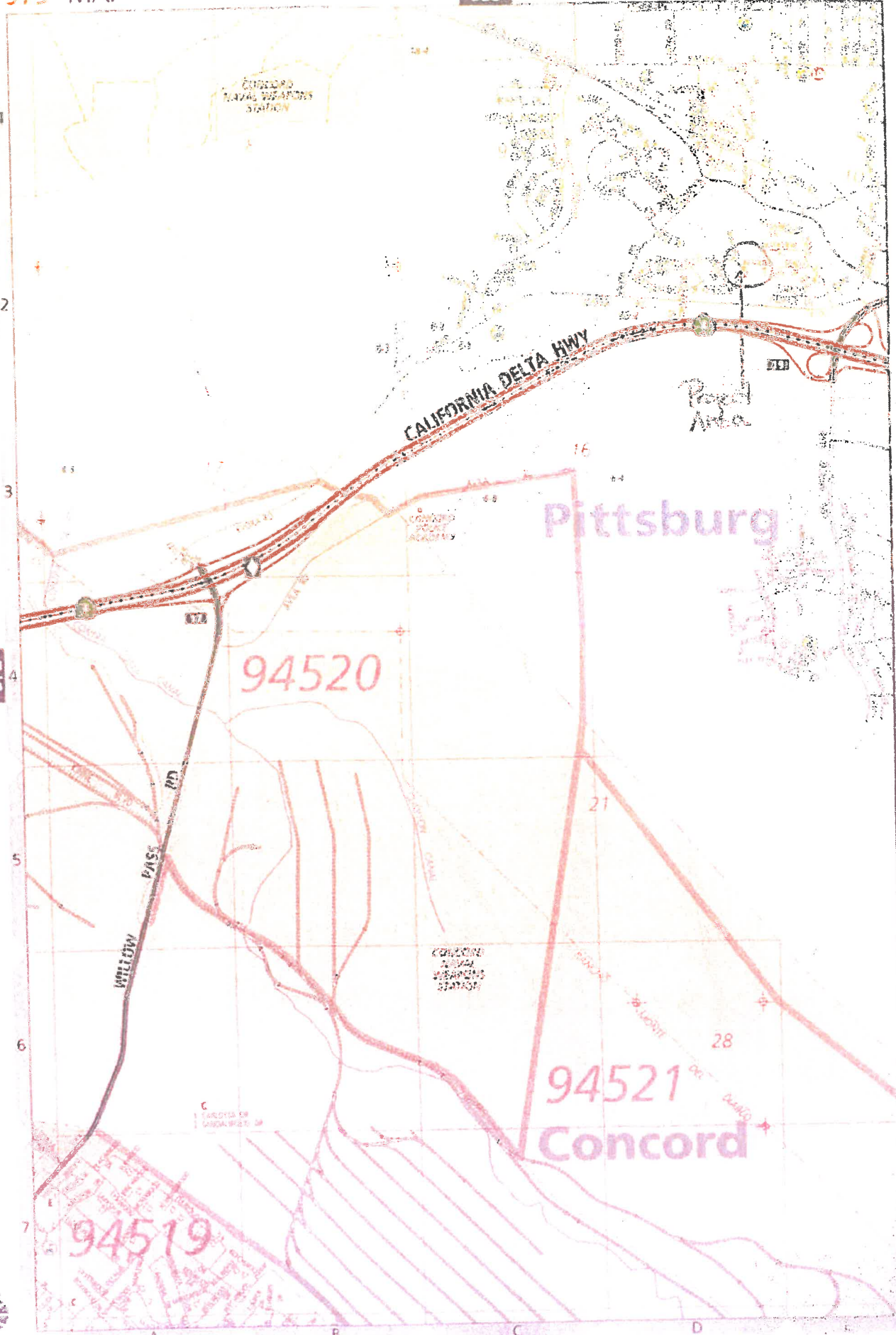
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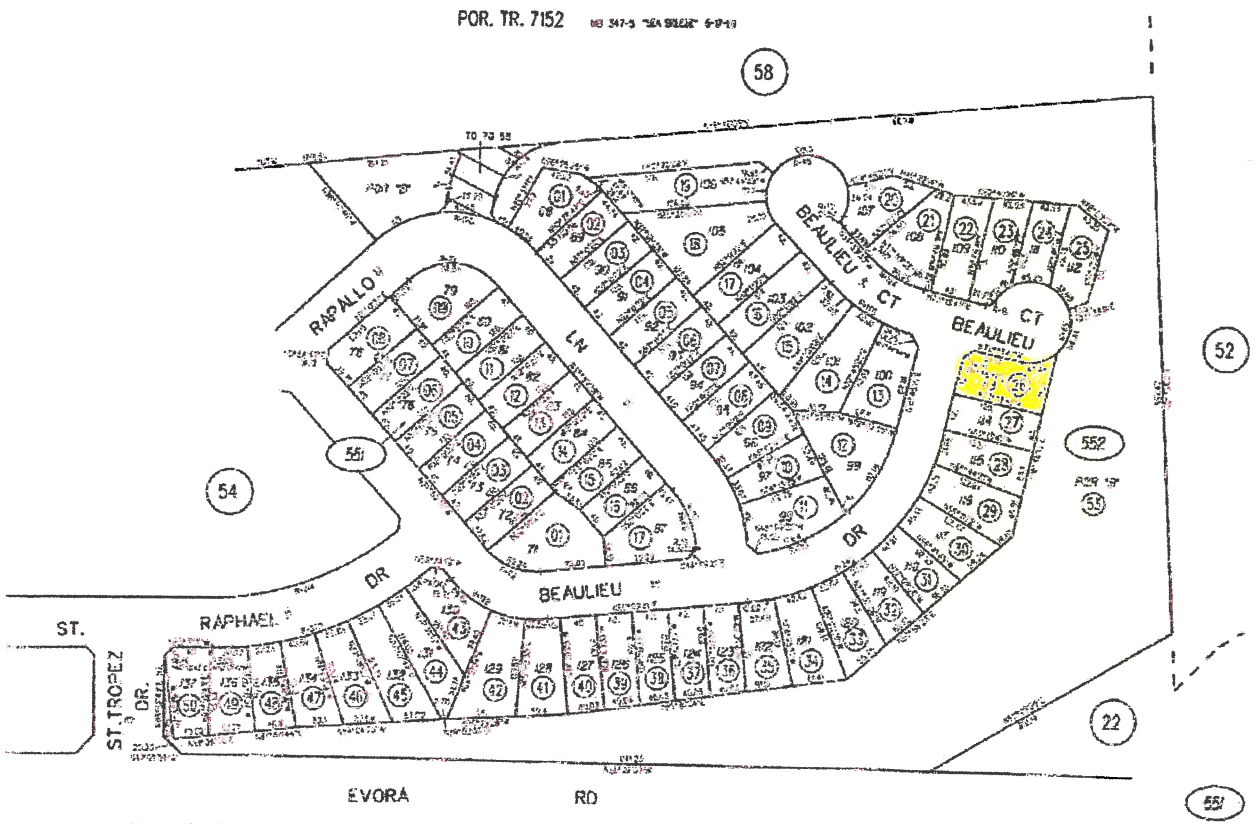
CONTRA COSTA

SEE 572 MAP



SEE 593 MAP

Figure 2



NOTE: THIS MAP WAS PREPARED FOR ASSESSORIAL PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE INFORMATION DELIVERED HEREIN. ASSESSOR'S MAPS MAY NOT COMPLY WITH LOCAL LOT SPLIT OR ZONING SIDE ORDINANCES.

551
552

FR 98-22
ASSESSOR'S MAP
BOOK 98 PAGE 55
CONTRA COSTA COUNTY, CALIF.
SHEET 100-100-00

Figure 3

CALIFORNIA ENVIRONMENTAL QUALITY ACT
Notice of Exemption

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

☒ County Clerk
County of: Contra Costa

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

Project Title (Name & Number): Sale of Surplus Property - 1291 Beaulieu Drive (APN 098-552-026), Bay Point, CA
Project No. 4500-6G5085 / CP# 15-11

Project Applicant: Contra Costa County Public Works Department

Project Location – Specific: 1291 Beaulieu Drive (APN 098-552-026) in unincorporated Bay Point, California.

Project Location: Central Contra Costa County

Project Location – County: Contra Costa

Description of Nature, Purpose and Beneficiaries of Project: The Project consists of the sale of vacant Contra Costa County (County) owned property at 1291 Beaulieu Drive in unincorporated Bay Point, California (Property). The Property is approximately 6,600 square feet with a 1,441 square foot single family residence.

In 1996, a landslide occurred in what is now known as Hill 310, which affected adjacent public roads, including Beaulieu Drive, in unincorporated Bay Point. On March 19, 1996, the County Board of Supervisors declared the landslide a disaster area and approved funds to purchase necessary property rights. The Property was granted to the County and recorded at County Clerk Recorder's Office on November 14, 1996, Series 96-213929.

The Property was re-leveled in September/October 1997. The County has retained ownership for over fourteen (14) years while monitoring the performance and stability of the landslide. A geotechnical report was prepared by Hultgren-Tillis Engineers in April 2014 for the Property, which concluded that hillside stability risks and foundation performance are expected to remain consistent with the monitoring results of the last 14 years, and the risk of large scale movement is small.

The County has determined that the Property is no longer necessary for County purposes and intends to sell the Property "As Is", as surplus property pursuant to Government Code Section 25363 at public auction.

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:

- ☐ Ministerial Project (Sec. 21080(b)(1); 15268;
☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));
☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));

- ☒ Categorical Exemption: Class 12
☐ Other Statutory Exemption, Code No.: _____
☐ General Rule of Applicability [Article 5, Section 15061 (b)(3)]

Reasons why project is exempt: The property is surplus government property, which is not in an area of statewide, regional, or area wide concern as identified to section 15312 of the CEQA guidelines.

Lead Agency Contact Person: Trina R. Torres - Public Works Dept.

Area Code/Telephone/Extension: (925) 313-2176

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: [Signature] Date: 3-24-15 Title: Principal Planner

☐ 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: Trina R. Torres
Environmental Services Division
Phone: (925) 313-2176

Department of Fish and Game Fees Due

- ☐ EIR - \$3,069.75
☐ Neg. Dec. - \$2,210.00
☐ DeMinimis Findings - \$0
☒ County Clerk - \$50
☒ Conservation & Development - \$25

Total Due: \$ 75.00

Total Paid \$ _____

Receipt #: _____