



**Contra  
Costa  
County**

To: Board of Supervisors  
From: Julia R. Bueren, Public Works Director/Chief Engineer  
Date: March 14, 2017

Subject: ADOPT Resolution No. 2017/73 terminating and abandoning an Offer of Dedication for road purposes, Lafayette area

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**RECOMMENDATION(S):**

ADOPT Resolution No. 2017/73 terminating and abandoning an Offer of Dedication of excess road right of way on Lomas Verdes Place and a portion of Reliez Valley Road, in the Lafayette area. Project No. SD87-6844 (Seclusion Valley).

DIRECT the Real Estate Division to record a certified copy of the Resolution in the office of the County Recorder.

**FISCAL IMPACT:**

100% Applicant Fees.

**BACKGROUND:**

Seclusion Valley is a 15-lot subdivision located in the unincorporated Lafayette/Pleasant Hill area. The 11.88-acre site will be developed to accommodate single-family, hillside homes. Access to the project site is provided by Reliez Valley Road, Lomas Verdes Place, and an internal roadway to be constructed adjacent to Lomas Verdes Place.

The original Seclusion Valley subdivision application submitted to the County in 1987

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☒ APPROVE

☐ OTHER

☒ RECOMMENDATION OF CNTY ADMINISTRATOR

☐ RECOMMENDATION OF BOARD COMMITTEE

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Action of Board On: **03/14/2017** ☒ APPROVED AS RECOMMENDED ☐ OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
Diane Burgis, District III Supervisor  
Karen Mitchoff, District IV Supervisor  
Federal D. Glover, District V Supervisor

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: March 14, 2017

David Twa, County Administrator and Clerk of the Board of Supervisors

By: Stacey M. Boyd, Deputy

Contact: Julie Carlson, (925)  
313-2133

cc:

consisted of 29 lots. The applicant revised the project by reducing the number of lots to 22. The vesting tentative map and approved permit for the 22-lot subdivision were approved

## BACKGROUND: (CONT'D)

by the County Planning Commission on February 12, 1991.

Prior to the filing of the Final Map, the applicant was required to comply with Conditions of Approval (COA) numbers 26B and 26C of the approved permit. These COAs had required the applicant to convey to the County, by Offer of Dedication, right-of-way on Reliez Valley Road, as required for the planned aligning and widening, as well as the corresponding right-of-way for Lomas Verdes Place, as shown on the approved vesting tentative map. The Final Map was approved by the Board of Supervisors on August 6, 2002.

In June 2016, the applicant, which is currently Signature Development Group, proposed to further reduce the number of lots from 22 to 15; consequently, the length of the proposed internal roadway was also reduced, and the original Offer of Dedication is no longer applicable.

Environmental review was covered by an Environmental Impact Report (EIR) prepared by DeBolt Civil Engineering for the original 29-lot subdivision application. This EIR (State Clearinghouse Number 88011218) was adopted by the Board of Supervisors on November 3, 1988, and was used as the environmental document for approval of the revised Seclusion Valley 22-lot subdivision. No changes were made to the EIR or mitigation measures as part of the approval of the Seclusion Valley 22-lot subdivision.

It has been determined that the offered area is not required and will not be used for the purpose for which it was dedicated.

## CONSEQUENCE OF NEGATIVE ACTION:

The County would be responsible for the maintenance of an area that is not required for roadway purposes.

## ATTACHMENTS

Resolution No. 2017/73

Seclusion Valley Attachment to Resolution 2017/73 Exhibit A