



PETITION FOR:

VACATION OF PUBLIC EASEMENT
 VACATION OF PUBLIC RIGHT OF WAY
 Please Type or Print

File No. VAC 18-001	Quad
Related Files:	
DEPARTMENT USE ONLY	

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GENERAL INFORMATION	LOCATION OF PROJECT (ADDRESS) 2604 Petaluma Hill Road	ASSESSOR'S PARCEL NUMBER(S) 044-051-032, 035, 036, 039, 043, 048, 049, & 054	ZONING CSC	
	NAME OF PROPOSED PROJECT Kawana Springs Apartments		GENERAL PLAN DESIGNATION Retail & Med Density Residential	
	APPLICANT NAME Ryan Patterson, Kawana Springs by Vintage, LP	BUSINESS PHONE 949-721-6775	HOME PHONE	
	APPLICANT ADDRESS 369 San Miguel Drive #135, Newport Beach, CA 92660	CITY STATE ZIP	EMAIL rpatterson@vintagehousing.com	
	APPLICANT REPRESENTATIVE Chris Schulze, TSD Engineering Inc.	BUSINESS PHONE 916-608-0707	HOME PHONE	
	APPLICANT REPRESENTATIVE ADDRESS 785 Orchard Drive, #110, Folsom, CA 95630	CITY STATE ZIP	EMAIL cschulze@tsdeng.com	
	PROPERTY OWNER NAME (SIGNATURE REQUIRED BELOW)	BUSINESS PHONE 949-721-6775	HOME PHONE	
	PROPERTY OWNER ADDRESS 369 San Miguel Drive #135, Newport Beach, CA 92660	CITY STATE ZIP	EMAIL rpatterson@vintagehousing.com	
	*In the case of a partnership, all general and limited partners shall be identified. In the case of a corporation, all shareholders owning 10% or more of the stock and all officers and directors shall be identified. Please use the Partnerships & Corporations form.			

PROJECT DESCRIPTION	EASEMENT/RIGHT-OF-WAY DESCRIPTION		
	LAST DATE THE EASEMENT OR RIGHT-OF-WAY USED +/- Year 2000	EXISTING USE Vacant - Once Street Vacated utilized as private drive	SIZE OF AREA TO BE VACATED 8,941 SQ FT or 0.21 ACRES
	PURPOSE FOR REQUESTING VACATION Associated with the development of Kawana Springs Apartments - Section of Right of Way is not used/maintained by public/city respectively. Applicant/Owner is requesting Vacation of Public Right of Way, Only...underlying PUE shall remain to reserve easements for existing public utilities.		
	PROPOSED NEW USE Landscaping, hardscape, garden area, and dog park associated with the Kawana Springs Apartments. The underlying PUE shall remain as existing SCWA aqueduct & both PGE Gas and Electrical facilities are located within the street right of way.		
	STATE WHY EASEMENT OR RIGHT-OF-WAY IS NO LONGER OF NECESSITY TO THE PUBLIC Section of Right of Way is not used/maintained by public/city respectively. The proposed Kawana Springs Apartments is proposing to develop as an amenity to the proposed project.		
	IS THIS A SUMMARY VACATION? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO		
	SUBMITTAL INFORMATION - See staff to determine which requirements apply		
	<input checked="" type="checkbox"/> PRELIMINARY TITLE REPORT ISSUED WITHIN THE LAST 3 MONTHS INDICATING PROPERTY OWNERS TO BE AFFECTED BY VACATION		
	<input checked="" type="checkbox"/> METES AND BOUNDS DESCRIPTION OF AREA TO BE VACATED <input checked="" type="checkbox"/> VICINITY MAP		
	<input checked="" type="checkbox"/> LIST OF NAMES AND ADDRESSES OF RECORDED PROPERTY OWNERS REQUESTING THE PROPOSED VACATION		
<input checked="" type="checkbox"/> 10 MAPS (100' SCALE) OF ALL PROPERTY ADJOINING THE BOUNDARIES OF THE PROPOSED VACATION SHOWING:			
<ul style="list-style-type: none"> • EASEMENT OR RIGHT-OF-WAY TO BE VACATED • LOCATION OF ALL KNOWN PUBLIC UTILITIES • EXISTING USE OF PROPERTY ADJOINING PROPOSED VACATION • ASSESSOR'S PARCEL NUMBER OF EACH PARCEL SHOWN • EXISTING USE OF THE RIGHT-OF-WAY BY ABUTTING PROPERTIES* • NAMES AND WIDTHS OF ALL ADJACENT STREETS* <p><i>*NOTE: APPLY ONLY TO VACATION OF RIGHT-OF-WAY</i></p>			
PROPERTY OWNER'S CONSENT - I declare under penalty of perjury that I am the owner of said property or have written authority from property owner to file this application. I certify that all of the submitted information is true and correct to the best of my knowledge and belief. I understand that any misrepresentation of submitted data may invalidate any approval of this application. <p style="text-align: right;">X <u>Ryan Patterson</u></p>			

DEPT	APPLICATION	RECEIVED BY <u>LP</u>	DATE <u>1-30-18</u>	FEE RECEIVED \$ <u>12,337-</u>	RECEIPT NUMBER <u>151465</u>
	PUBLIC HEARING	<input type="checkbox"/> REQUIRED <input type="checkbox"/> EXEMPT	DATE	FEE RECEIVED \$	RECEIPT NUMBER
	ENVIRONMENTAL REVIEW	<input type="checkbox"/> REQUIRED <input type="checkbox"/> EXEMPT CLASS _____	DATE	FEE RECEIVED \$	RECEIPT NUMBER