

## RESOLUTION 2016-020

### RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CALISTOGA DECLARING ITS INTENT TO CONDUCT A PUBLIC HEARING ON THE VACATION OF PORTIONS OF FIR AND WASHINGTON STREETS RIGHTS-OF-WAY (SV 2015-1)

**WHEREAS**, the property at 611 Washington Street (APN 011-260-027) includes a section of Fir Street and a small portion of Washington Street that are not needed for the city's street network; and

**WHEREAS**, the City of Calistoga desires to vacate these rights-of-way in order to facilitate the development of the property; and

**WHEREAS**, this action is not subject to the California Environmental Quality Act (CEQA) under Section 15061(b)(3) of the CEQA Guidelines because it can be seen with certainty that there is no possibility that the proposed vacations may have a significant effect on the environment; and

**WHEREAS**, after a public meeting on January 13, 2016 at which the Planning Commission considered the public record, including the written and oral staff reports, and testimony presented during the meeting, the Commission found that:

1. A sliver of surplus right-of-way fronting the project site was created by the realignment of Washington Street a number of years ago and is not required for public purposes.
2. A 30-foot wide section of Fir Street along the property's northwestern boundary is a "paper" street that was created by the T.W. Morgan Street Map in the 19th century and is not needed for the city's street network.
3. The construction and use of Fir Street and the sliver of Washington Street along the project frontage are not included in the modifications and improvements to Calistoga's street network called for by the General Plan's Circulation Element.
4. Circulation Element Action A1.1-2 calls for the City to eliminate unnecessary "paper streets;" and

**WHEREAS**, no portions of these rights-of-way need to be reserved for public utility purposes.

**NOW, THEREFORE, BE IT RESOLVED**, that the City Council of the City of Calistoga hereby finds and determines that portions of Fir and Washington Streets as described in Exhibits A and B attached to this resolution are unnecessary for future street purposes and declares its intent to consider their vacation.

**NOW THEREFORE BE IT FURTHER RESOLVED**, that a public hearing will be held at the regularly-scheduled City Council meeting of April 1, 2016 for hearing all persons interested in or objecting to the proposed vacations.

**PASSED AND ADOPTED** by the City Council of the City of Calistoga at a regular meeting held this **1st day of March 2016** by the following vote:

**AYES:** Councilmembers Kraus, Barnes and Lopez-Ortega, Vice Mayor  
Dunsford and Mayor Canning  
**NOES:** None  
**ABSTAIN:** None  
**ABSENT:** None

  
\_\_\_\_\_  
**CHRIS CANNING, Mayor**

**ATTEST:**

  
\_\_\_\_\_  
**KATHY FLAMSON, City Clerk**

**NEW ALBION SURVEYS, INC.**

CONSULTING LAND SURVEYORS

1113 Hunt Avenue St. Helena, CA 94574  
(707) 963-1217 ♦ FAX (707) 963-1829  
E-Mail: Rbell@Albionsurveys.com

3702-00  
March 1, 2016

Portion of Washington Street  
to be Vacated

Real property situated in the City of Calistoga, County of Napa, State of California, being a portion of Washington Street as shown on the Map entitled "Map of Calistoga, Showing its Extensions, Surroundings and the Hot Sulphur Springs, Napa County, Cal." filed March 1, 1871 in the Office of the Recorder of the County of Napa, said portion being more particularly described as follows:

COMMENCING at the Easterly corner of Lot 14 in that Block K that is bounded on the Northeast by Washington Street and on the Southeast by Fir Street as said Lot and Block and Streets are shown on said Map;

thence along the Southeasterly extension of the Northeasterly line of said Lot, said Northeasterly line being the Southwesterly line of Washington Street, 60.1 feet, more or less to the Northeasterly extension of the Southeasterly line of Fir Street, 60 feet wide, as shown on said Map, and the TRUE POINT OF BEGINNING of this description;


thence continuing Southeasterly along the said line extended 120.3 feet, more or less to the Northeasterly extension of the line common to Lots 14 and 15 in Block J as said Lots and Block are shown on said Map;

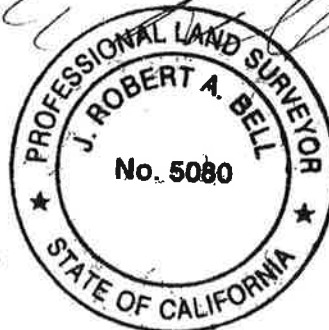
thence Southwesterly along said line extended Southwesterly 12.6 feet, more or less to the Easterly corner of said Lot 15, being a point on the Southwesterly line of Washington Street as shown on said Map;

thence Northwesterly along said Southwesterly line of Washington Street 120 feet to the Northerly corner of said Block J, being a point on the Southeasterly line of Fir Street;

thence Northeasterly along said line extended 4.2 feet, more or less to the TRUE POINT OF BEGINNING of this description.

Prepared entirely from record data shown on said Map filed in 1871 and not from any field survey by the undersigned on behalf of New Albion Surveys, Inc. at the request of the City of Calistoga.

  
J. Robert A. Bell  
Licensed Land Surveyor No. 5080  
Certificate renewal date: June 30, 2017



March 1, 2016

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3702-00  
March 1, 2016

Portion of Fir Street  
to be Vacated

Real property situated in the City of Calistoga, County of Napa, State of California, being a portion of Fir Street., 60 feet wide, as shown on the Map entitled "Map of Calistoga, Showing its Extensions, Surroundings and the Hot Sulphur Springs, Napa County, Cal." filed March 1, 1871 in the Office of the Recorder of the County of Napa, said portion being more particularly described as follows:

COMMENCING at the Easterly corner of Lot 14 in that Block K that is bounded on the Northeast by Washington Street and on the Southeast by Fir Street as said Lot and Block and Streets are shown on said Map;

thence along the Southeasterly extension of the Northeasterly line of said Lot, said Northeasterly line being the Southwesterly line of Washington Street, 60.1 feet, more or less to the Northeasterly extension of the Southeasterly line of Fir Street as shown on said Map, and the TRUE POINT OF BEGINNING of this description;

thence Southwesterly along said line extended 4.2 feet, more or less to the Northerly corner of Block J as shown on said Map;


thence Southwesterly along the Northwesterly line of said Block J, being the Southeasterly line of Fir Street 270 feet, more or less to the center of the Northeastern branch of the Napa River as shown on said Map;

thence Northwesterly up said branch of the Napa River 31 feet, more or less to the center of Fir Street;

thence Northeasterly along said center of Fir Street 265 feet, more or less to said Northeasterly line of said Lot 14 of said Block K extended;

thence Southeasterly along said line extended 30.05 feet, more or less to the TRUE POINT OF BEGINNING of this description.

Prepared entirely from record data shown on said Map filed in 1871 and not from any field survey by the undersigned on behalf of New Albion Surveys, Inc. at the request of the City of Calistoga.

  
J. Robert A. Bell  
Licensed Land Surveyor No. 5080  
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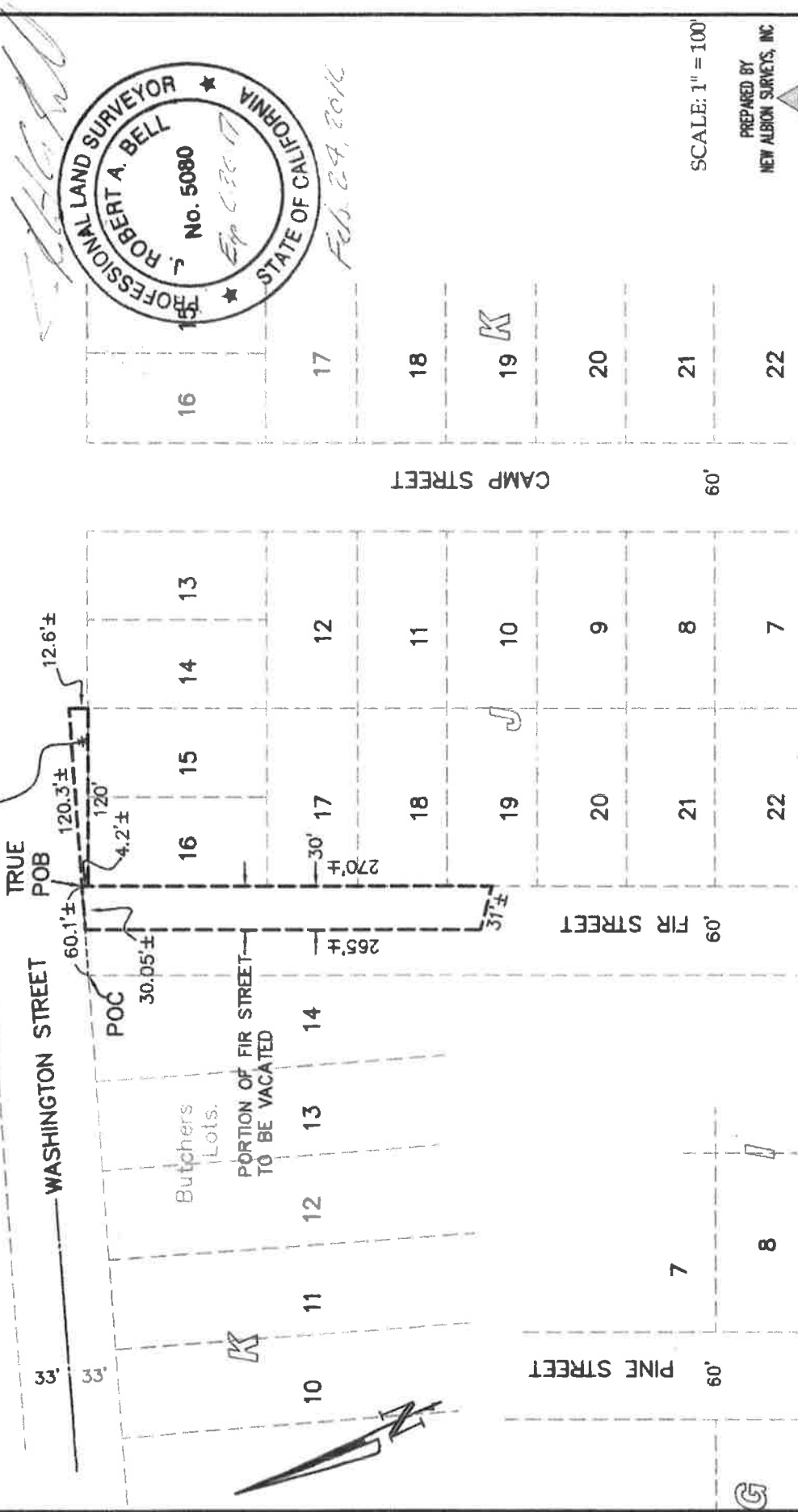


**LEGEND**

--- PORTIONS TO BE VACATED

--- TIE LINE

--- MAP OF CALISTOGA, 1871



SCALE: 1" = 100'

PREPARED BY  
NEW ALBION SURVEYS, INC.



FEBRUARY, 2016

c3d\_PROJ 3702  
3702 EXH.dwg

**PLAT TO ACCOMPANY LEGAL DESCRIPTION**

PORTIONS OF WASHINGTON ST. & FIR ST. TO BE VACATED, CITY OF CALISTOGA, COUNTY OF NAPA, STATE OF CALIFORNIA

