



Board Report

File #: 2015-1559, **File Type:** Public Hearing

Agenda Number: 61.

REVISED
REGULAR BOARD MEETING
JANUARY 28, 2016

SUBJECT: REGIONAL CONNECTOR TRANSIT CORRIDOR PROJECT

ACTION: RESCIND RESOLUTION OF NECESSITY TO ACQUIRE A SUBSURFACE EASEMENT AND A GROUTING EASEMENT ON PROJECT PARCEL RC-449 AND RC-449-1

RECOMMENDATION

CONSIDER:

- A. ~~HOLDING a public hearing on the proposed rescission of Resolution of Necessity;~~
- B. **RESCINDING Resolution of Necessity** authorizing the commencement of an eminent domain action to **acquire a subsurface easement and a grouting easement in Project Parcels RC-449 and RC-449-1** (Assessor Parcel No. 5161-017-009); consisting of the real property (hereinafter the "Property").

(REQUIRES TWO-THIRDS VOTE)

BACKGROUND

A Resolution of Necessity authorizing the commencement of an eminent domain action to acquire the Property in furtherance of the Regional Connector Transit Corridor Project ("Project") was approved by the Board on February 26, 2015. Following approval of the Resolution of Necessity, and prior to the filing of an eminent domain action, on or about June 19, 2015, it was determined that the Project's updated design and approach eliminated the need for permeation grouting and grouting easements at the Property. Further, it was determined that the Project will be able to construct the Project tunnel without the need to take a 51 square foot subsurface easement under the Property that was originally contemplated.

As acquisition of the Property is no longer required for the construction and operation of the Project, the Resolution of Necessity associated with the Property should be rescinded. Rescission of the Resolution of Necessity will allow the Los Angeles County Metropolitan Transportation Authority ("METRO") to revoke all pending offers of compensation associated with the acquisition of the Property.

Project staff provided information supporting the rescission of the Resolution of Necessity

(Attachment "B"). After all of the testimony and other evidence has been received from all interested parties, the Board may adopt the proposed Resolution to Rescind the Resolution of Necessity (Attachment "C").

METRO has mailed notice of this hearing to the Owners informing them of their right to appear at this hearing and be heard.

DETERMINATION OF SAFETY IMPACT

This Board action will not have an impact on METRO's safety standards.

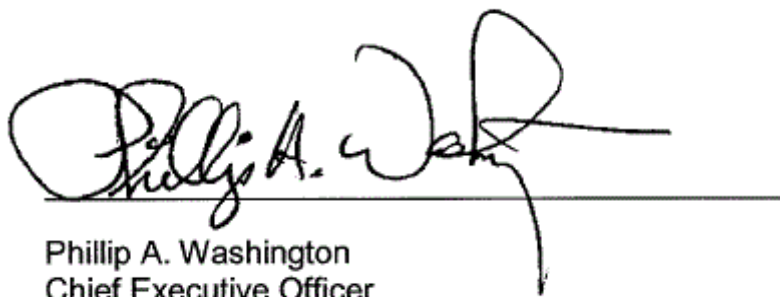
FINANCIAL IMPACT

Funds allocated for acquisition of the Property will remain in the right of way budget for the Project.

ATTACHMENTS

- Attachment A - Site Plan
- Attachment B - Staff Report
- Attachment C - Resolution of Necessity

Prepared by: Velma Marshall, Deputy Executive Officer- Real Estate, (213) 922-2415
Calvin E. Hollis, Managing Executive Officer, (213) 922-7319



Phillip A. Washington
Chief Executive Officer

ATTACHMENT A



Owners: Birnbaum 321, LLC, Catherine Diane, The Stavrum Family Trust, Donald Mahaffey, Elaine Allison, Edward & Dena Bless, Hull's Hope LLC, EMatli, LLC, Larry Parker, MBBJ Investments LLC, Moylan Family Trust LLC, Peter Wernecke & Renee DeForest, Read C 321, LLC- Kathleen Koski Read, Vijay K. Pavuluri & Padmaja Akkineni, and Neoteric Alpha, LLC

321 East 2nd Street, Los Angeles, CA

APN: 5161-017-009

RC-449: Subsurface Easement

RC-449-1: Grouting Easement

ATTACHMENT B

STAFF REPORT REGARDING THE RESCISSION OF THE RESOLUTION OF NECESSITY TO ACQUIRE A SUBSURFACE EASEMENT AND A GROUTING EASEMENT ON PROJECT PARCELS RC-449 AND RC-449-1 (“PROPERTY”)

BACKGROUND

The Property was included in the initial design for the construction and operation of the Regional Connector Transit Corridor ("Project"). The address, owners of record ("Owners") as indicated by a title report prepared by Chicago Title Company, physical description, and nature of the property interests sought to be acquired for the Project are summarized as follows:

Assessor Parcel Number	Parcel Address	Property Owners	Purpose of Acquisition	Property Interest(s) Sought	METRO Project Parcel #s
5161-017-009	321 East 2nd Street, Los Angeles, CA	Birnbaum 321, LLC, Catherine Diane - The Stavrum Family Trust, Donald Mahaffey, Elaine Allison, Edward & Dena Bless, Hull's Hope LLC, EMatli, LLC, Larry Parker, MBJJ Investments LLC, Moylan Family Trust LLC, Peter Wernecke & Renee DeForest, Read C 321, LLC- Kathleen Koski Read, Vijay K. Pavuluri & Padmaja Akkineni, and Neoteric Alpha, LLC	Construction and Operation of the tunnel	Subsurface easement and grouting easement	RC-449 and 449-1

A written offer for the property interests comprising Project Parcels RC-449 and 449-1 was mailed to the Owners by letter dated November 5, 2014. Staff engaged in negotiations with all the owners; however, the offer was not accepted by all the Owners, and consequently, a negotiated agreement was not been reached. To maintain the Project schedule staff prepared and the METRO Board approved a Resolution of Necessity on February 26, 2015 to commence an eminent domain action to acquire the Property.

The Property consists of a subsurface easement and a grouting easement. The subsurface easement (RC-449) was thought to be required for the tunnel alignment and contains a total of 51 square feet (as described in the Legal Description attached hereto as Exhibit "A-1" and as depicted on the Plat Map attached hereto as Exhibit "B-1"). The grouting easement (RC-449-1) was thought to be required for the installation of

permanent grout underground between building foundations and the top of the tunnel excavations to reduce ground movements that may be caused by the tunneling (as described in the Legal Description attached hereto as Exhibit "A-2" and as depicted on the Plat Map attached hereto as Exhibit "B-2").

Subsequent to approval of the Resolution of Necessity, METRO Project staff, engineers and contractors determined that the 51 square foot subsurface easement and 1,849 square feet in subsurface grouting easements for the installation of permanent grout underground between building foundations were no longer needed. The contractor's design and approach eliminates the need for permeation grouting and grouting easements at this location. Further METRO has determined that it will be able to construct its Project tunnel without the need to take the 51 square foot subsurface easement under the Property that was previously contemplated. As such, METRO will not be seeking to acquire an interest in the Property and prepared a Decertification Memorandum for the Property (Exhibit "C").

It is recommended that based on the above Evidence, the Board approve the resolution to rescind the Resolution of Necessity to acquire the property through an eminent domain action, METRO's offer contained in its November 5, 2014 offer letter, and any other offer made by METRO for the property interests discussed above.

CONCLUSION

Staff recommends that the Board approve the Resolution to Rescind.

ATTACHMENTS

- 1 - Exhibit "A-1" Legal Description (RC-449)
- 2 - Exhibit "B-1" Plat Map (RC-449)
- 3 - Exhibit "A-2" Legal Description (RC-449-1)
- 4 - Exhibit "B-2" Plat Map (RC-449-1)

EXHIBIT "A-1"

LEGAL DESCRIPTION FOR SUBSURFACE EASEMENT PURPOSES
PARCEL NUMBER RC-449

THOSE PORTIONS OF LOTS 9 THROUGH 13 OF THE WOODWORTH TRACT, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 12 PAGE 92 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOW:

COMMENCING AT THE MOST SOUTHERLY CORNER OF SAID LOT 13, SAID CORNER ALSO BEING IN THE NORTHWESTERLY LINE OF 2ND STREET, 60.00 FEET WIDE, AS SHOWN IN SAID TRACT; THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13 N38°27'38"E 13.00 FEET TO A LINE PARALLEL WITH AND DISTANT NORTHEASTERLY 13.00 FEET FROM THE SOUTHWESTERLY LINE OF SAID LOTS 12 AND 13 AND THE **TRUE POINT OF BEGINNING**; THENCE ALONG SAID PARALLEL LINE N51°33'13"W 30.11 FEET; THENCE LEAVING SAID PARALLEL LINE S55°48'40"E 8.05 FEET TO A POINT IN THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 584.00 FEET, A RADIAL LINE THROUGH SAID POINT BEARS S30°59'42"W; THENCE SOUTHEASTERLY ALONG SAID CURVE AN ARC LENGTH OF 22.34 FEET THROUGH A CENTRAL ANGLE OF 02°11'31" TO THE SOUTHEASTERLY LINE OF SAID LOT 13; THENCE ALONG SAID SOUTHEASTERLY LINE S38°27'38"W 3.92 FEET TO THE **TRUE POINT OF BEGINNING**.

THE UPPER LIMIT OF THE SUBSURFACE EASEMENT HEREIN ABOVE DESCRIBED IS A HORIZONTAL PLANE HAVING AN AVERAGE ELEVATION OF +252 FEET ABOVE MEAN SEA LEVEL PER THE CITY OF LOS ANGELES BENCH MARK NO. 12-03189. THIS EASEMENT IS APPROXIMATELY +/-15 FEET BELOW FINISH GRADE (SURFACE ELEVATION). THIS DEPTH ELEVATION WAS DETERMINED FROM THE L.A. METRO REGIONAL CONNECTOR TRANSIT CORRIDOR PROJECT PRELIMINARY ENGINEERING PLANS.

CONTAINS: 51 SQUARE FEET.

NOTE:

THIS LEGAL DESCRIPTION WAS NOT PREPARED FOR ANY PURPOSE THAT WOULD BE IN VIOLATION OF THE STATE OF CALIFORNIA SUBDIVISION MAP ACT OR LOCAL ORDINANCES OF THE GOVERNING BODY HAVING JURISDICTION.

PREPARED BY:

Stephanie A. Wagner
STEPHANIE A. WAGNER, P.L.S. 5752

June 12, 2012
DATE:



EXHIBIT "B-1"

Grantor: SEE BELOW
 Description: WOODWORTH TRACT, BOOK 12 PAGE 92
 PORTIONS OF LOTS 9 TO 13

THE DATA SHOWN ON PLAT ARE BASED ON FIELD SURVEY PREPARED BY WAGNER ENGINEERING & SURVEY, INC. DATED JUNE 2011 - JUNE 2012. BEARING AND DISTANCES ARE BASED ON CALIFORNIA COORDINATE SYSTEM NAD '83 ZONE 5 COORDINATES OBTAINED FROM CALIFORNIA H.P.G.N.

Title Report: CHICAGO TITLE COMPANY ORD. # 116740332-X02
 Assessor's Ref: 5161-017-009 ROW Ref: R-106 & RC-107 No. Date Revision Description

LINE TABLE		
LINE	BEARING	LENGTH
L1	S38°27'38"W	13.00'
L2	N51°33'13"W	30.11'
L3	S55°48'40"E	8.05'
L4	S38°27'38"W	3.92'

CURVE TABLE			
CURVE	RADIUS	LENGTH	DELTA
C1	584.00'	22.34'	2°11'31"

GRANTOR: DANIEL AND SHAWNE MOYLAN, TRUSTEES FOR THE MOYLAN FAMILY TRUST A MOYLAN FAMILY TRUST LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 2.840% INTEREST; VJAY PAVULURI AND PADMAJA AKKINENI, HUSBAND AND WIFE AS JOINT TENANTS, AS TO AN UNDIVIDED 5.458% INTEREST; NEOTERIC ALPHA LLC, AN ILLINOIS, LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED .852% INTEREST; LARRY PARKER, AS TO AN UNDIVIDED 2.74% INTEREST; BIRNBAUM 321, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 3.090% INTEREST; READ C 321, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 3.400% INTEREST; EDWARD BLESS AND DENA BLESS, TRUSTEES OF THE BLESS FAMILY TRUST DATED MAY 4, 2001, OR ANY SUCCESSOR TRUSTEE THEREUNDER, AS TO AN UNDIVIDED 4.530% INTEREST; EMATLI, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 5.600% INTEREST; EMATLI, LLC, LLC, AS TO AN UNDIVIDED 3.340% INTEREST; THE STAVRUM FAMILY TRUST DATED OCTOBER 11, 1991, AS TO AN UNDIVIDED 4.262% INTEREST, SUBJECT TO ITEM NO. 8 OF SCHEDULE B; PETER WERNECKE AND RENEE DEFOREST, HUSBAND AND WIFE AS JOINT TENANTS, AS TO AN UNDIVIDED 10.580% INTEREST; DONALD MAHAFFEY AND ELAINE MAHAFFEY, AS TO AN UNDIVIDED 6.045% INTEREST; AND EDWARD H. OWENS, TRUSTEE OF THE EDWARD H. OWENS DECLARATION OF TRUST DATED APRIL 2, 2002, AS TO AN UNDIVIDED 47.263% INTEREST.



TOTAL AREA OF PROPERTY	RC-449	REMAINDER PARCEL AREA	ESTATE
10,834 SQ. FT. (NET AREA)	51 SQ. FT. (NET AREA)	10,783 SQ. FT. (NET AREA)	SSE

APPROVED BY: *Simon Ray* 9/25/12
 PROJECT MANAGER DATE

PREPARED BY: *Stephanie Wagner*
 WAGNER ENGINEERING & SURVEY, INC.
 10000 Parklawn St., Suite 100
 Northridge, CA 91323

CHECKED BY: LS: 5752

REGIONAL CONNECTOR

CITY OF LOS ANGELES

DATE: 12/16/11
 SCALE: 1" = 60'
 REV. No. 1 DATE: 06/12/12
 REV. No. DATE:
 PARCEL No. RC-449

M Metro
 The Connector Partnership

EXHIBIT "A-2"

LEGAL DESCRIPTION FOR GROUTING EASEMENT PURPOSES
PARCEL NUMBER RC-449-1

THOSE PORTIONS OF LOTS 9 THROUGH 13 OF THE WOODWORTH TRACT, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 12 PAGE 92 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOW:

COMMENCING AT THE MOST SOUTHERLY CORNER OF SAID LOT 13, SAID CORNER ALSO BEING IN THE NORTHEASTERLY LINE OF 2ND STREET, 60.00 FEET WIDE, AS SHOWN IN SAID TRACT; THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13 N38°27'38"E 13.00 FEET TO A LINE PARALLEL WITH AND DISTANT NORTHEASTERLY 13.00 FEET FROM THE SOUTHWESTERLY LINE OF SAID LOTS 12 AND 13; THENCE ALONG SAID PARALLEL LINE N51°33'13"W 30.11 FEET TO THE **TRUE POINT OF BEGINNING**; THENCE CONTINUING ALONG SAID PARALLEL LINE N51°33'13"W 94.63 FEET; THENCE N38°26'47"E 11.04 FEET TO A POINT IN THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 2,532.35 FEET, A RADIAL LINE THROUGH SAID POINT BEARS S35°55'25"W; THENCE SOUTHEASTERLY ALONG SAID CURVE AN ARC LENGTH OF 57.64 FEET THROUGH A CENTRAL ANGLE OF 01°18'15" TO A POINT IN THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 748.20 FEET, A RADIAL LINE THROUGH SAID POINT BEARS S34°28'34"W; THENCE SOUTHEASTERLY ALONG SAID CURVE AN ARC LENGTH OF 43.03 FEET THROUGH A CENTRAL ANGLE OF 03°17'41" TO A POINT IN THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 566.23 FEET, A RADIAL LINE THROUGH SAID POINT BEARS S31°59'28"W; THENCE SOUTHEASTERLY ALONG SAID CURVE AN ARC LENGTH OF 16.66 FEET THROUGH A CENTRAL ANGLE OF 01°41'08" TO A POINT IN THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 544.47 FEET, A RADIAL LINE THROUGH SAID POINT BEARS S30°09'43"W; THENCE SOUTHEASTERLY ALONG SAID CURVE AN ARC LENGTH OF 7.96 FEET THROUGH A CENTRAL ANGLE OF 00°50'15" TO SAID SOUTHEASTERLY LINE; THENCE ALONG SAID SOUTHEASTERLY LINE S38°27'38"W 17.85 FEET TO A POINT IN THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 584.00 FEET, A RADIAL LINE THROUGH SAID POINT BEARS S28°48'11"W; THENCE NORTHWESTERLY ALONG SAID CURVE AN ARC LENGTH OF 22.34 FEET THROUGH A CENTRAL ANGLE OF 02°11'31"; THENCE N55°48'40"W 8.05 FEET TO THE **TRUE POINT OF BEGINNING**.

THE UPPER LIMIT OF THE SUBSURFACE EASEMENT HEREIN ABOVE DESCRIBED IS A HORIZONTAL PLANE HAVING AN AVERAGE ELEVATION OF +263 FEET ABOVE MEAN SEA LEVEL PER THE CITY OF LOS ANGELES BENCH MARK NO. 12-03189. THIS EASEMENT IS APPROXIMATELY +/-5 FEET BELOW FINISH GRADE (SURFACE ELEVATION). THIS DEPTH ELEVATION WAS DETERMINED FROM THE L.A. METRO REGIONAL CONNECTOR TRANSIT CORRIDOR PROJECT PRELIMINARY ENGINEERING PLANS.

CONTAINS: 1,849 SQUARE FEET.

NOTE:

THIS LEGAL DESCRIPTION WAS NOT PREPARED FOR ANY PURPOSE THAT WOULD BE IN VIOLATION OF THE STATE OF CALIFORNIA SUBDIVISION MAP ACT OR LOCAL ORDINANCES OF THE GOVERNING BODY HAVING JURISDICTION.

PREPARED BY:

Stephanie A. Wagner
STEPHANIE A. WAGNER, P.L.S. 5752

June 26, 2012
DATE:



EXHIBIT "B-2"

Grantor: SEE BELOW	THE DATA SHOWN ON PLAT ARE BASED ON FIELD SURVEY PREPARED BY WAGNER ENGINEERING & SURVEY, INC. DATED JUNE 2011 - JUNE 2012. BEARINGS AND DISTANCES ARE BASED ON CALIFORNIA COORDINATE SYSTEM NAD '83 ZONE 5 COORDINATES OBTAINED FROM CALIFORNIA H.P.G.N.		
Description: WOODWORTH TRACT, BOOK 12 PAGE 92	PORTIONS OF LOTS 9 TO 13, CITY OF LOS ANGELES		
COUNTY OF LOS ANGELES, STATE OF CALIFORNIA			
Title Report: CHICAGO TITLE COMPANY ORD. # 116740332-X02			
Assessor's Ref: 5161-017-009	ROW Ref: R-106 & RC-107	No. Date	Revision Description

GRANTOR: DANIEL AND SHAWNE MOYLAN, TRUSTEES FOR THE MOYLAN FAMILY TRUST, A MOYLAN FAMILY TRUST LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 2.840% INTEREST; VIJAY PAVULURI AND PADMAJA AKKINENI, HUSBAND AND WIFE AS JOINT TENANTS, AS TO AN UNDIVIDED 5.458% INTEREST; NEOTERIC ALPHA LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED .852% INTEREST; LARRY PARKER, AS TO AN UNDIVIDED 2.74% INTEREST; BIRNBAUM 321, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 3.090% INTEREST; READ C 321, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 3.4% INTEREST; EDWARD BLESS AND DENA BLESS, TRUSTEES OF THE BLESS FAMILY TRUST DATED MAY 4, 2001, OR ANY SUCCESSOR TRUSTEE THEREUNDER, AS TO AN UNDIVIDED 4.530% INTEREST; EMATLI, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 5.600% INTEREST; EMATLI, LLC, AS TO AN UNDIVIDED 3.340% INTEREST; THE STAVRUM FAMILY TRUST DATED OCTOBER 11, 1991, AS TO AN UNDIVIDED 4.262% INTEREST, SUBJECT TO ITEM NO. 8 OF SCHEDULE B; PETER WERNECKE AND RENEE DEFOREST, HUSBAND AND WIFE AS JOINT TENANTS, AS TO AN UNDIVIDED 10.580% INTEREST; DONALD MAHAFFEY AND ELAINE MAHAFFEY, AS TO AN UNDIVIDED 6.045% INTEREST; AND EDWARD H. OWENS, TRUSTEE OF THE EDWARD H. OWENS DECLARATION OF TRUST DATED APRIL 2, 2002, AS TO AN UNDIVIDED 47.263% INTEREST.

CURVE	RADIUS	LENGTH	DELTA
C1	2532.35'	57.64'	1°18'15"
C2	748.20'	43.03'	3°17'41"
C3	566.23'	16.66'	1°41'08"
C4	544.47'	7.96'	0°50'15"
C5	584.00'	22.34'	2°11'31"

THIS EXHIBIT IS MADE PART OF THE LEGAL DESCRIPTION.



TOTAL AREA OF PROPERTY	RC-449-1	REMAINDER PARCEL AREA	ESTATE
10,834 SQ. FT. (NET AREA)	1,849 SQ. FT. (NET AREA)	8,985 SQ. FT. (NET AREA)	GE

	APPROVED BY: <i>Conn Roy</i> 9/26/12 PROJECT MANAGER	REGIONAL CONNECTOR CITY OF LOS ANGELES	DATE: 05/30/12
	PREPARED BY: <i>Stephanie Wagner</i> CHECKED BY: LS: 5752		SCALE: 1" = 60'
		WAGNER ENGINEERING & SURVEY, INC. 28553 Parkside St., Suite 100 Hawthorne, CA 90240	REV. No. 1 DATE: 06/26/12 REV. No. DATE: PARCEL No. RC-449-1




DE-CERTIFICATION MEMORANDUM
REGIONAL CONNECTOR TRANSIT PROJECT

Tuesday, June 9, 2015

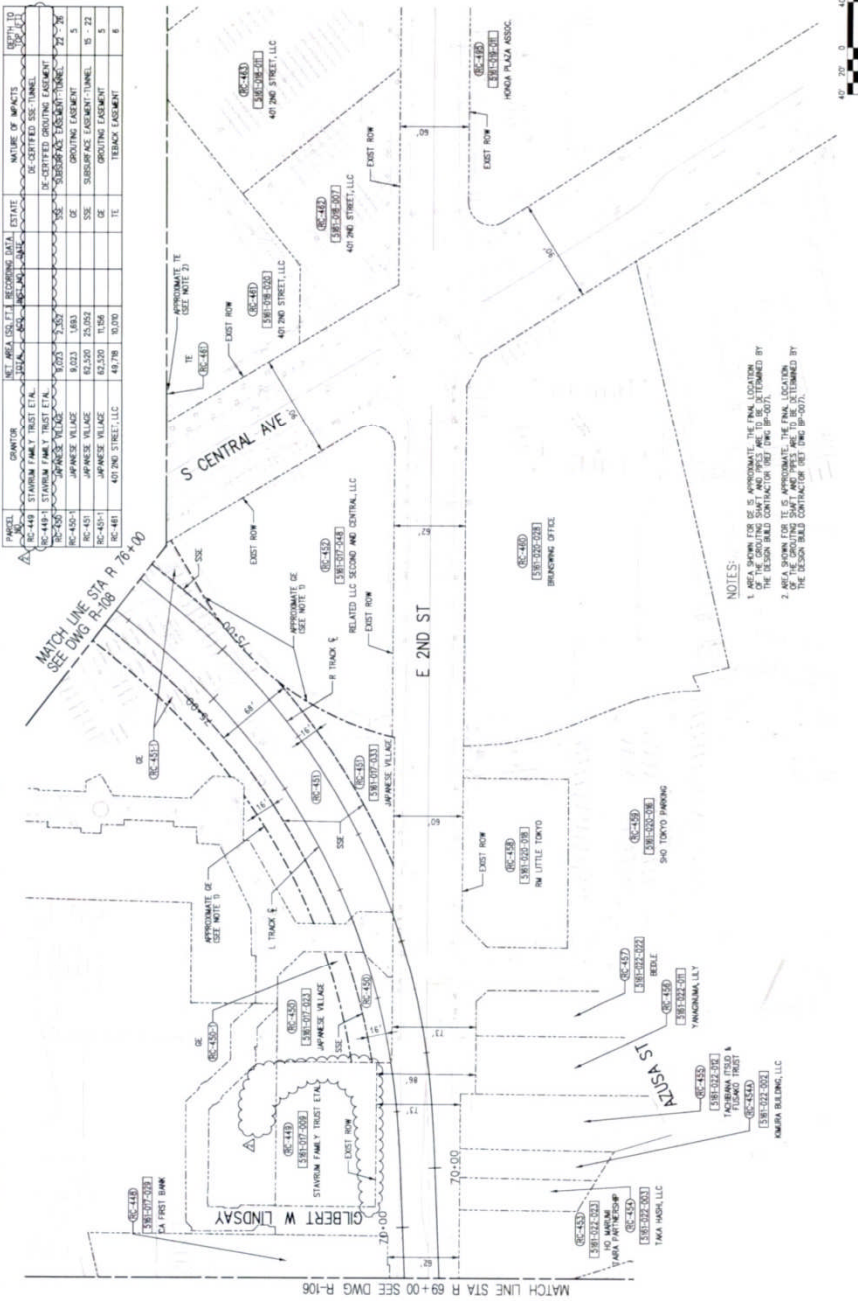
Parcel Numbers: Subsurface Easement – RC-449
Grouting Easement – RC-449-1

This memorandum de-certifies the acquisition of the parcels RC-449 and 449-1 identified as APN 5161-017-009. These acquisitions are no longer required since the contractor's design and approach eliminates the need for permeation grouting and grouting easement. There is about a foot clear from outside diameter of tunnel lining allowing for all factors to the closest point of subsurface easement (SSE). The small SSE is not needed .



Girish Roy, P.E.

Deputy Executive Officer,



NOTES:
 1. AREA SHOWN FOR IS APPROXIMATE. THE FINAL LOCATION OF THE TRACKS AND STATION PLATFORMS WILL BE DETERMINED BY THE DESIGN-BUILD CONTRACTOR (SEE DWG R-107).
 2. AREA SHOWN FOR IS APPROXIMATE. THE FINAL LOCATION OF THE TRACKS AND STATION PLATFORMS WILL BE DETERMINED BY THE DESIGN-BUILD CONTRACTOR (SEE DWG R-107).

PARCEL	GRANTOR	NET AREA SQ. FT.	RECORDING DATA	ESTATE	NATURE OF RIGHTS	DATE
EC-148	STAWAM FAMILY TRUST E.T.A.	8,023	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-149	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-150	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-151	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-152	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-153	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-154	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-155	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-156	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-157	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-158	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-159	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-160	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-161	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-162	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-163	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-164	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-165	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-166	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-167	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-168	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-169	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-170	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-171	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-172	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-173	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-174	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-175	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-176	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-177	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-178	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-179	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-180	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-181	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-182	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-183	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-184	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-185	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-186	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-187	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-188	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-189	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-190	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-191	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-192	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-193	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-194	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-195	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-196	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-197	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-198	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-199	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07
EC-200	JAPANESE VILLAGE	62,500	15,024	DE	DE CERTIFIED DRAINAGE EASEMENT	07/27/07

REGIONAL CONNECTOR TRANSIT CORRIDOR
 PROJECT DEFINITION DRAWINGS
 RIGHT OF WAY PLAN
 STA R 69+00 TO STA R 76+00

CONTRACT NO. C0980
 DRAWING NO. R-107
 SHEET NO. 1
 SCALE: 1"=40'

LOS ANGELES COUNTY
 METROPOLITAN TRANSPORTATION AUTHORITY

Metro
 The Connector Partnership

DATE: 12/07/07
 DRAWN BY: L. MOHR
 CHECKED BY: J. KINZIE
 DESIGNED BY: J. KINZIE
 PROJECT NO. 155-001-001-001
 SHEET NO. 1 OF 1

APPROXIMATE OF (SEE NOTE 1)
 APPROXIMATE OF (SEE NOTE 2)
 APPROXIMATE OF (SEE NOTE 3)

**RESOLUTION OF THE
LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY
RESCINDING PREVIOUSLY APPROVED RESOLUTION OF NECESSITY
(REGIONAL CONNECTOR TRANSIT CORRIDOR PROJECT
PARCEL NOS. RC-449 AND 449-1)**

THE LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:

Section 1.

THE LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY ("METRO") is a public entity organized and existing pursuant to Chapter 2 of Division 12 of the California Public Utilities Code (commencing with Section 130050).

Section 2.

RC-449 and RC-449-1 (Assessor Parcel No. 5161-017-009) ("Property"), were to be taken by eminent domain for a subsurface easement and a grouting easement for the Regional Connector Transit Corridor Project ("Project").

Section 3.

The acquisition of the above-described Property is no longer necessary for the development, construction, operation, and maintenance of the Project;

Section 4.

The Board hereby declares that it has found and determined the following:

The Property is no longer necessary for the development, construction, operation, and maintenance of the Project; and

METRO should revoke all current and pending offers for acquisition of the Property.

Section 5.

METRO staff and Legal Counsel is hereby authorized and directed to take all steps necessary to revoke all current and pending offers for acquisition of the Property.

I, MICHELLE JACKSON, Secretary of the Los Angeles County Metropolitan Transportation Authority, do hereby certify that the foregoing Resolution was duly and regularly adopted by a vote of two-thirds of all the members of the Board of the Metropolitan Transportation Authority at a meeting held on the 28th day of January, 2016.

Date:

MICHELLE JACKSON
METRO Secretary
