



City of Santa Ana
20 Civic Center Plaza, Santa Ana, CA 92701
Staff Report
August 16, 2022

TOPIC: Vacate Portion of Alley

AGENDA TITLE

Public Hearing - Adopt a Resolution Vacating a Portion of Alley North of Second Street between Broadway and Sycamore Street, Abandonment 21-01

RECOMMENDED ACTION

Hold a Public Hearing and adopt a resolution vacating a portion of the alley north of Second Street between Broadway and Sycamore Street.

DISCUSSION

On December 2, 2014, the City Council approved the execution of a Right of Entry and License Agreement (license) with Corbiz, LLC (Corbiz) to install and maintain improvements within the alley north of Second Street between Broadway and Sycamore Street. The portion of alley subject to the license is adjacent to the Southern Counties Gas Company (SCG) Building at 207 West Second Street. The existing license allows for the space to be improved and used as an enclosed patio and utility area. Because of the long-term nature of the patio improvements, and the absence of need to use the portion of alley for public access, Corbiz has requested the City vacate the right of way.

On July 19, 2022, the City Council adopted a resolution declaring the City's intent to vacate the portion of alley. The requested vacation area is a portion of a north-south aligned, dead-end alley situated between the Santora Building at 207 North Broadway and the SCG Building (Exhibit 1 and 2). The alley is connected to Second Street in the Artists Village and terminates at a private parking lot owned by Corbiz at 214 North Sycamore Street.

According to a title report submitted by the applicant, the City owns an easement over the portion of alley, which if vacated would revert to Corbiz and would be incorporated into the SCG parcel. The remainder of the alley easement will continue to allow public access between Second Street and the private parking lot.

Utilities, other government agencies, and City agencies have been advised of the alley easement vacation. In addition, in order to restrict enclosure of the vacated space, Corbiz would be required to record a covenant to prohibit new structures and maintain the area as

open space before the vacation of the subject portion of the alley becomes effective. The resolution to be considered for adoption by City Council includes this condition. The recommended action adopts a resolution (Exhibit 3) vacating the portion of alley.

ENVIRONMENTAL IMPACT

In accordance with the California Environmental Quality Act, the recommended actions are exempt from further review. Categorical Exemption Environmental Review No. ER-2022-59 will be filed for this project.

FISCAL IMPACT

There is no fiscal impact associated with this action.

EXHIBIT(S)

1. Street Vacation Vicinity Map
2. Street Vacation Location Map
3. Resolution to Vacate

Submitted By: Nabil Saba, P.E., Executive Director – Public Works Agency

Approved By: Kristine Ridge, City Manager