



Agenda Item No. _____

File Code No. 330.03

CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: November 2, 2010

TO: Mayor and Councilmembers

FROM: Engineering Division, Public Works Department

SUBJECT: Acceptance Of Land Fronting The Marriott Hotel Project At 6300 Hollister Avenue

RECOMMENDATION:

That Council adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Accepting a Narrow Strip of Land Located Within the City of Santa Barbara and Fronting the Real Property Known as 6300 Hollister Avenue Located Within the City of Goleta, Said Strip of Land Being a Portion of Santa Barbara County Assessor's Parcel APN 073-050-020.

DISCUSSION:

The property at 6300 Hollister is undergoing review by the City of Goleta for possible subdivision and development of a new hotel project (Marriott Project). The applicant for the Marriott Project is Sares-Regis Group (Sares-Regis), acting on behalf of the owner, 6300 Hollister Associates, L.P., a California limited partnership.

Due to irregularities in old descriptions that were attached to the past chain of title deeds for the affected real property, Hollister Avenue, and the City Limit Line between the Cities of Santa Barbara and Goleta, it has been determined that a narrow portion of the land fronting the Marriott Project site is located within the City of Santa Barbara.

In order to avoid overlapping jurisdictions and redundant review of the Marriott Project by each of the Cities of Santa Barbara and Goleta, the owner of the property has offered to grant and dedicate the narrow frontage portion of the land to the City of Santa Barbara. As shown on the Attachment, the proffered strip of land to be dedicated is approximately 900 feet long and approximately 16 feet wide at its widest point.

City staff have reviewed the proposed dedication and worked with Sares-Regis to prepare an appropriate Grant Deed to address possible ownership concerns. City staff have also provided input to City of Goleta staff concerning the Marriott Project, including the construction of public improvements along Hollister Avenue.

A Grant Deed has been executed by 6300 Hollister Associates, L.P., and delivered to the City for proposed acceptance and recordation in the Official Records of Santa Barbara County.

The Grant Deed contains covenants to help the City proceed with any potential future widening project on Hollister Avenue and ensure landscaping and other street frontage improvements are completed along Hollister Avenue as part of the Marriott Project. These covenants are outlined as follows:

- (1) An easement to allow driveway access across the strip of land by the Grantor if Hollister Avenue is widened;
- (2) A temporary easement to allow the Grantor to improve, use and maintain the strip of land if Hollister Avenue is widened; and
- (3) An indemnification for claims resulting from release by the Grantor of hazardous materials on the strip of land.

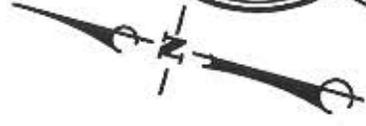
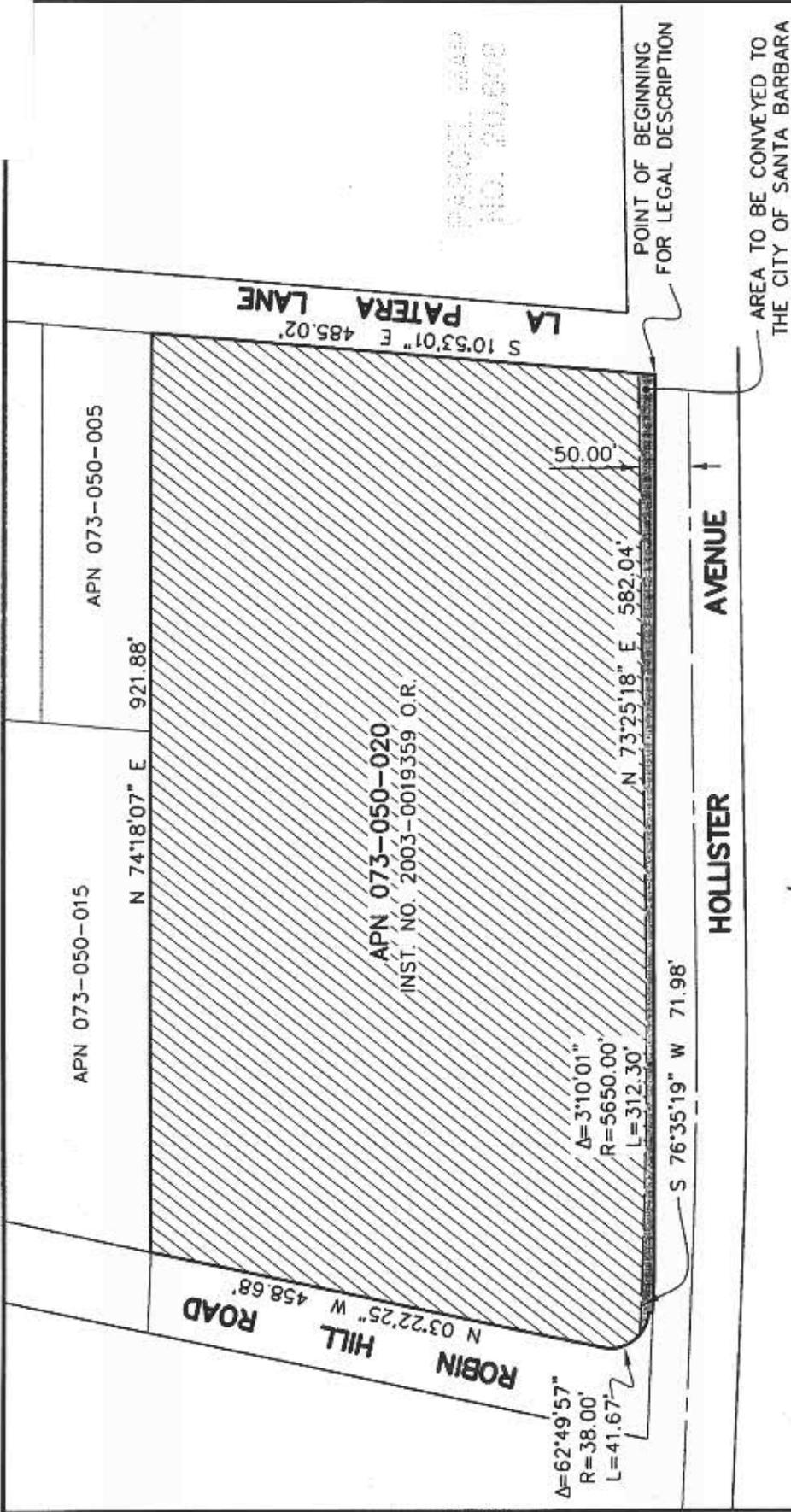
The proposed Resolution is recommended in order to accept dedication of the narrow strip of land located within the City of Santa Barbara.

ATTACHMENT(S): Right of Way Dedication Exhibit

PREPARED BY: Pat Kelly, Assistant Public Works Director/City Engineer/DI/sk

SUBMITTED BY: Christine F. Andersen, Public Works Director

APPROVED BY: City Administrator's Office



**PORTION OF APN 073-050-020
RIGHT OF WAY DEDICATION EXHIBIT**
COUNTY OF SANTA BARBARA, CA

W.O. 17310.05 17636\SURVEY\17636-ROW-DED.dwg

JULY 27, 2010



Penfield & Smith
Engineering · Surveying · Planning
· Construction Management ·