RESOLUTION NO. 4009

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SAN ANSELMO
DECLARING A PORTION OF TOWN-OWNED PROPERTY LOCATED AT 248 ½
REDWOOD ROAD AS SURPLUS TO THE NEEDS OF THE TOWN, AUTHORIZING
THE TOWN MANAGER TO PROCEED WITH THE SALE OF THE SURPLUS
PROPERTY, AUTHORIZING A LOT LINE RELOCATION AND AUTHORIZING THE
TOWN MANAGER TO PURCHASE A PORTION OF THE PROPERTY AT 15 ALLYN
AVENUE IN SAN ANSELMO.

WHEREAS, the Town owns an undeveloped parcel of land located at 248 ½
Redwood Road (APN 007-095-30);

WHEREAS, the property owners at 15 Allyn Avenue ("Applicants") desire to
purchase the strip of land along the edge of the Town-owned lot at 248 ½ Redwood Road
as described in Exhibit 1.

WHEREAS, the Subject Property is not needed for and is not adaptable to
municipal purposes;

WHEREAS, the sale of the Subject Property would relieve the Town of
maintenance responsibilities and provide revenue to the Town;

WHEREAS, the Town's purchase of a 14 sq. ft. piece of the property at 15 Allyn
Avenue described in Exhibit 2, would be for the public benefit in that it would allow the
Town to widen the roadway at Allyn Avenue as needed;

WHEREAS, following the sale of the Subject Property to Applicants and the
Town's purchase of 14 sq. ft. portion of 15 Allyn Avenue, and abandonment of the right-of-way adjacent to 15 Allyn Avenue, Applicants' proposed lot line relocations will be
consistent with the Town of San Anselmo Municipal Code; and

WHEREAS, the Town of San Anselmo Planning Department has found the
disposition of the Subject Property and the acquisition of the 14 sq. ft. portion of 15 Allyn
Avenue to be consistent with the San Anselmo General Plan.

NOW, THEREFORE, BE IT RESOLVED that:

1. The Subject Property is surplus, as it is not needed for and is not adaptable
to municipal purposes;
2. The common benefit would be served by selling the Subject Property for
its fair market value of $7.12/sq. ft.;
3. The public would benefit from the Town's purchase of 14 square feet of
the property at 15 Allyn Avenue at fair market value of $7.12/sq. ft.;
Recording requested by, and when
Recorded mail to:
The Town of San Anselmo
Administration Department
Attention: Joanne Kessel
525 San Anselmo Ave.
San Anselmo, CA 94960

4. The Town Manager is authorized to take such steps as are necessary to sell
the Subject Property and to purchase the 14 sq. ft. of the property at 15
Allyn Avenue:

5. That the proposed lot line relocations will be granted to Applicants upon
completion of all of the following conditions:
   a. Filing of Resolution 4008 with the County Recorder reflecting the
      abandonment of the right-of-way adjacent to 15 Allyn Avenue;
   b. Filing of the Quit Claim Deed with the County Recorder
      transferring the Subject Property to Applicants following their
      purchase of the Subject Property from the Town;
   c. Filing the Quit Claim Deed with the County Recorder transferring
      to the Town the 14 sq. ft. portion of 15 Allyn Avenue following the
      Town’s purchase of this portion of Applicants’ property

The foregoing Resolution was adopted at the regular meeting of the San Anselmo Town
Council held on October 9, 2012, by the following vote:

AYES: Coleman, Kroot, Lopin, McInerney
NOES: None
ABSENT: Greene

Attest:

[Signature]
Tom McInerney, Mayor

[Signature]
Town Clerk
A parcel of land in the Town of San Anselmo, County of Marin, State of California, more particularly described as follows.

Commencing at the northwesterly corner of Lot 1, in Block D as shown on the "Map of Floribel Manor, Town of San Anselmo," filed for record May 9, 1923 in Volume 5 of Maps at page 21, Marin County Records;

Thence North 31° 09' 00" East 6.96 feet;

thence South 89° 17' 00" East 5.00 feet to a point in the northerly line of this lot as widened by a lane vacation, and the true point of beginning of this parcel:

thence, along said northerly lot line as widened, South 89° 17' 00" East 133.93 feet;

thence, leaving said northerly line, North 79° 04' 13" West 18.80 feet;

thence North 89° 17' 00" West 112.36 feet;

thence South 43° 21' 21" West 4.53 feet to the true point of beginning.

This parcel contains approximately 410 square feet.
Grant from San Anselmo to Couture

410 SF

Lands of the Town of San Anselmo

Lands of Wong
Lot 2 (Adjusted)
Block D
5 RM 21

New Lot Boundary

Former Property Boundary

Vacated Lane

Street Right of Way

Allyn Avenue
(30' Wide)

Grant from San Anselmo to Couture

15 Allyn Avenue
San Anselmo, CA
A parcel of land in the Town of San Anselmo, County of Marin, State of California, more particularly described as follows.

Beginning at the southwesterly corner of Lot 1, in Block D as shown on the "Map of Floribel Manor, Town of San Anselmo," filed for record May 9, 1923 in Volume 5 of Maps at page 21, Marin County Records;

thence, along the northerly line of said lot, South 89° 17' 00" East 3.00 feet;

thence, leaving said line, South 43° 21' 21" West 12.23 feet to the easterly line of Allyn Avenue;

thence, along said easterly street line, North 31° 09' 00" East 10.44 feet to the point of beginning.

This parcel contains approximately 14 square feet.
Street Right of Way

15 Allyn Avenue
San Anselmo, CA

Scale: 1" = 30'

New Property Boundary
After Lane Vacation

Original Property
Boundary

Lands of
Wong
Lot 2
Block D
5 RM 21

Lands of
Couture
Lot 1
Block D
5 RM 21

Street Right of Way Grant
Couture to San Anselmo
See Dimensions Detail

Allyn Avenue
(30' Wide)

Street Right of Way

Right of Way Dimensions
No Scale

Lands of the
Town of San Anselmo

POB
300.00 N
45'-0" E
10.44'

S45°27'17" W 122'-0"
N31°19'00" E 10.44'

Exhibit 2
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