



CITY OF COSTA MESA Public Works Department

Memorandum

TO: Scott Drapkin, Assistant Development Services Director
FROM: Seung Yang, City Engineer
DATE: March 20, 2023
SUBJECT: **Proposed Utility Easement Vacation at 2156 Myran Drive**

The Engineering Division has received a request for the vacation of an existing easement at 2156 Myran Drive (see Attachment). This easement is for the purpose of reserving all existing underground public utility easements and right of ingress and egress for the purpose of maintaining all public utilities within the property limits of 2156 Myran Drive.

This easement vacation is being requested by the property owner in conjunction with Parcel Map No. 2019-120. The utility easement was originally dedicated by a reservation from the right-of-way vacation of Victoria Street. Responses from the utility notifications showed that there are no underground utilities within the proposed easement area to be vacated.

However, Southern California Edison (SCE) will continue to maintain the existing 6-foot wide utility easement bordering along the easterly side of the property. SCE maintains overhead utilities and power poles within this easement, and this easement is to remain.

The proposed easement vacation area has been reviewed by the Engineering Division, and it has been determined that this utility easement is not necessary for public or utility purposes, and consequently, is not required.

It is therefore recommended that the proposed vacation continue to be processed and forwarded to the City Council for approval. After the proposed utility easement vacation is approved and recorded, the subject vacated easement will revert back to the owner of 2156 Myran Drive.

It is requested that the Planning Division provide a determination of consistency with the General Plan and present this proposed utility easement vacation to the Planning Commission meeting on June 12, 2023. Please submit a confirmation that this request has been received and scheduled.

Information or assistance required for this project may be obtained from Seung Yang, City Engineer, at extension 5335.

Attachment: Proposed Utility Easement Vacation

c: Jennifer Le, Director of Economic and Development Services
Raja Sethuraman, Public Works Director
Nancy Huynh, Senior Planner
Caitlyn Curley, Assistant Planner

EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

The westerly one acre of the south half of Lot 28 of Fairview Farms in the City of Costa Mesa, County of Orange, State of California, as shown on a map recorded in Book 8, Page 71, of Miscellaneous Maps, records of said Orange County, excepting therefrom the northerly 240.00 feet, the southerly 46.98 feet, the easterly 6.00 feet and the westerly 25.00 feet thereof.

The above described parcel contains 1837 more or less square feet.

Prepared under the supervision of:

Bruce Hall Land Surveyor
5732 Middlecoff Drive
Huntington Beach, Ca. 92649



Bruce Hall
LS 4743
5/20/23



EXHIBIT "B"

SKETCH TO ACCOMPANY EXHIBIT "A"
LEGAL DESCRIPTION

DEED NO.

NO SCALE



MYRAN DRIVE

FAIRVIEW FARMS

2156 MYRAN

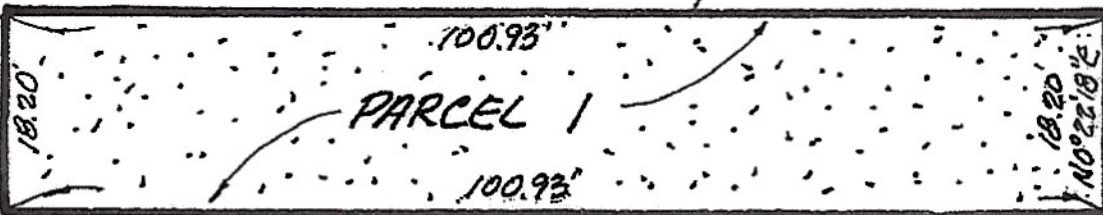
SOUTH LINE OF THE N'LY 240'
OF S 1/2 OF LOT 28, FAIRVIEW
FARMS, MM 8/71

APN
422-203-10

N 89° 39' 44" W 131.93'

12' SCE
ESMT

TRACT NO. 2092
MM 60/49



PARCEL 1

N 89° 39' 44" W 131.93'

EAST LINE OF THE W'LY ONE
ACRE OF THE SOUTH 1/2 OF
LOT 28, FAIRVIEW FARMS,
MM 8/71. ALSO BEING THE
S'LY PROLONGATION OF THE
W'LY LINE OF TRACT NO. 2092.

WEST LINE OF LOT 28
FAIRVIEW FARMS, MM 8/71.

N 0° 22' 20" E 90.18'

46.98'

N 0° 22' 18" E
46.98'

CHARLIE DRIVE

N 89° 39' 44" W 131.93'

25.00'

N 89° 39' 44" W 264.11'

VICTORIA STREET



- AREA OF EASEMENT
VACATION.



SHEET 2 OF 2