



TOWN OF YUCCA VALLEY - ENGINEERING DIVISION

APPLICATION FOR GRANT OF EASEMENT DEDICATION OF PUBLIC RIGHT-OF-WAY OR PUBLIC UTILITY EASEMENT

APPLICANT INFORMATION:

APPLICANT NAME: _____

APPLICANT ADDRESS: _____

PHONE: (____) _____ EMAIL: _____

DEDICATION INFORMATION:

[] PUBLIC RIGHT-OF-WAY _____ (ROAD NAME) [] PUBLIC EASEMENT _____ (UTILITY TYPE)

DESCRIPTION OF DEDICATION: _____

LEGAL DESCRIPTION: LOT _____ TRACT MAP/PARCEL MAP _____ MB _____ PGS _____

ADDRESS OF DEDICATION AREA: _____

ASSESSOR'S PARCEL NO. _____ - _____ - _____ SECTION _____ TOWNSHIP _____ RANGE _____

STREET CLASSIFICATION: RESIDENTIAL [] COLLECTOR [] ARTERIAL [] INDUSTRIAL []

EXISTING RIGHT-OF-WAY WIDTH: _____ FT. EXISTING STREET WIDTH: _____ FT.

PRIVATE DEVELOPMENT E-FILE NO. _____ CONDITIONS OF APPROVAL ISSUED: _____

Please submit this application to the Engineering Division at:

RE: GRANT OF EASEMENT
PROPERTY ADDRESS
APN XXXX-XXX-XXX
Town Of Yucca Valley - Engineering Division
58928 Business Center Dr.
Yucca Valley, CA 92284

THIS APPLICATION MUST ACCOMPANY: GRANT OF EASEMENT FORM, CA ALL-PURPOSE ACKNOWLEDGEMENT, LEGAL DESCRIPTION, PLAT OF DEDICATION AREA, BEFORE THE ENGINEERING FILE NUMBER IS ASSIGNED.

FOR TOWN USE ONLY
SUBMITTAL DATE: _____ STAFF INITIALS: _____ ENG. FILE NO. _____

**APPLICATION PROCEDURE
FOR
GRANT OF EASEMENT
DEDICATION OF PUBLIC RIGHT-OF-WAY OR PUBLIC EASEMENT
(UPDATED NOVEMBER 2021)**

The Town of Yucca Valley may require a property owner to dedicate a portion of their property(ies) as part of the Conditions of Approval required for development or improvement of the property. This dedication is in accordance with Town of Yucca Valley Municipal Code Chapter 9.30, in conjunction with the Town's General Plan to obtain the ultimate right-of-way necessary for the current roadway designation abutting said property(ies).

FROM APPLICANT

1. Submit the attached Grant of Easement Right-of-Way/Public Easement Dedication application with applicable information filled in.

After approval of legal description and plat:

2. Submit signed and notarized Grant of Easement for property adjoining dedication area.
3. Exhibit A and B signed and stamped by the engineer or surveyor.

Please submit all original documents to the Engineering Division at:

RE: GRANT OF EASEMENT
Town Of Yucca Valley - Engineering Division
58928 Business Center Dr.
Yucca Valley, CA 92284

FROM THE ENGINEER/SURVEYOR

NOTE: Registered engineers CANNOT prepare and seal a legal description unless they are licensed BEFORE January 1, 1982 (registration number must be lower than 33965).

EXHIBIT "A":

- a. Approved METES and BOUNDS legal descriptions of proposed public right-of-way or public easement, labeled as EXHIBIT "A".
- b. Closure reports for dedication configuration.

EXHIBIT "B":

- a. Plat labeled as EXHIBIT "B" 8-1/2" X 11" plat, prepared by a qualified professional (see NOTE above) that will show dedication described in Exhibit "A".
- b. Bearings and distances will be shown sufficient to clearly indicate the proposed dedication. Tables may be used if so desired.
- c. Existing edge of pavement or curb, gutter, sidewalk, and all existing structures within proposed right-of-way/easement with dimensions to nearest lot lines.
- d. North arrow, pointing up or to the right with scale of drawing. Scale must be sufficient to clearly show what is being contemplated. Use engineer's scale only.
- e. Show final square footage and acreage for area of dedication.

Additional street improvement or landscape plans may be required if requested by the Town Planning Division.

SUBSEQUENT SUBMITTALS: Corrections should be submitted via e-mail provided to the consultant by the Town of Yucca Valley Engineering Division.

FINAL SUBMITTAL: 1 set of original legal descriptions and exhibits signed and sealed by qualified professional and submitted to Town of Yucca Valley Engineering Division for final sign-off.

FOR INTERNAL ROUTING

1. Applicant/consultant will mail application, Exhibit A (legal description) and Exhibit B (plat) to the Town of Yucca Valley Engineering Division at:

RE: GRANT OF EASEMENT
PROPERTY ADDRESS
APN XXXX-XXX-XXX
Town Of Yucca Valley - Engineering Division
58928 Business Center Dr.
Yucca Valley, CA 92284

2. Engineering Division will forward the exhibits above mentioned and application to plan checker for review and comment.
3. Plan Checker will send back comments and redlines to the Engineering Division.
4. The Engineering Division will forward comments and redlines to the applicant/consultant via e-mail. Consultant will address comments and resubmit on the same email to ssraw@yucca-valley.org. **This process will repeat as needed until all plan checker comments are completely addressed.**
5. After the consultant has addressed all review comments, the plan checker approves the exhibits, the Engineering Division will inform the applicant/consultant of the approval.
6. The applicant/consultant will mail original signed and notarized Grant of Easement; and final Exhibits "A" and "B" documents signed and stamped by the engineer or land surveyor.
7. The Engineering Division will route the signed dedication package to the Town Clerk for signatures.
8. The Engineering Division will transmit final signature documents to San Bernardino County Recorder. The Town Engineering Division will email the consultant/owner recorded documents after they are recorded and retain original recorded documents in their archives.

This is to certify that the easement offered by this instrument is hereby acknowledged and consent is hereby given for the recordation hereof by the undersigned officer/agent on behalf of the Town Council of the Town of Yucca Valley, County of San Bernardino, State of California, pursuant to authority conferred by a resolution of said Council which was adopted on October 7, 1993 in accordance with Ordinance No. 3 of the Town of Yucca Valley Code. The Town of Yucca Valley accepts the easement described herein but without the obligation to maintain or improve the road(s) referred to.

Date:

Requested By:

Curtis Yakimow
Town Manager - Town of Yucca Valley

and when recorded mail to:

Attn: Engineering Division
Town of Yucca Valley
58928 Business Center Dr.
Yucca Valley, CA 92284

APN: _____

GRANT OF EASEMENT

For a valuable consideration, receipt of which is hereby acknowledged,

Owner's Name(s)

hereby **GRANT(S)** to the Town of Yucca Valley, a municipal corporation and the public in general and those public utilities authorized to provide service, an easement for street and public utility purposes across the real property in the Town of Yucca Valley, County of San Bernardino, State of California, described as:

SEE ATTACHED EXHIBITS "A" and "B" and by this reference made a part hereof.

The Town of Yucca Valley accepts the easement described herein but without the obligation to maintain or improve the road(s) referred to.

By:

Dated:

Owner Signature

Print Name

By:

Dated:

Owner Signature

Print Name

DRAFT TO BE REVIEWED WHEN EXHIBITS ARE APPROVED

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of _____)

On _____ before me, _____
(insert name and title of the officer)

personally appeared _____,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

DRAFT TO BE REQUESTED WHEN DEBITS ARE APPROVED

EXHIBIT "A"
GRANT OF EASEMENT
RIGHT-OF-WAY/EASEMENT DEDICATION
LEGAL DESCRIPTION

LEGAL DESCRIPTION OF DEDICATION

SAID ABOVE-DESCRIBED AREA CONTAINS _ S.F. (_ AC.), MORE OR LESS, AS SHOWN ON EXHIBIT "B" ATTACHED HERETO AND BY REFERENCE MADE A PART THEREOF. SUBJECT TO ALL COVENANTS, RIGHTS, RIGHTS-OF-WAY AND EASEMENT OF RECORD.

EXHIBIT "B"

TOWN OF YUCCA VALLEY - ENGINEERING DIVISION

EXHIBIT PREPARED BY:

LEGAL DESCRIPTION

ADDRESS:

SEE EXHIBIT "A"

PHONE NUMBER: