

LAW OFFICES OF
GREGORY EVERETT LEWIS
1320 Solano Avenue, Suite 203
Albany, California 94706

(510) 245-2633

11 March 2008

CITY OF ALBANY

MAR 12 2008

**COMMUNITY DEVELOPMENT
DEPARTMENT**

Jeffrey Bond, Community Development Department
City of Albany
1000 San Pablo Avenue
Albany, CA 94706

Re: 1316 Solano Avenue - APN 065-2649-005-01
Vacating / Abandoning Utility Easement

Dear Mr. Bond,

Thank you again for meeting with me on February 5, 2008 concerning the vacating of an unused easement at 1316 Solano Avenue. Pursuant to our discussion, attached are:

- a Letter Application from Brea Ex LLC, the owner of 1316 Solano Avenue, formally requesting a vacating of the unused 1914 easements;
- a plat map by civil engineers Cullen-Sherry & Associates, Inc. depicting the easement portions to be vacated by the city as well as the portions to be retained by the city; and
- a Cullen-Sherry & Associates legal description of the easement portions to be vacated which can be used as attached exhibits to the conveying documents (2 sub parcels).

As I already delivered to you at our February 5th meeting, the documents listed in the attached Brea Ex Letter Application, those listed documents are not duplicate delivered with this filing.

You suggested at our meeting that we coordinate processing this application with the 1316 Solano building permit application currently being processed by your department. I will request your department's in-taking staff to take the steps necessary to unify these filings.

Please don't hesitate to let me know if there is any additional information you will need in support of the attached application.

Sincerely,

A handwritten signature in black ink, appearing to read "Gregory Lewis", with a horizontal line crossing through the middle of the signature.

Gregory Lewis
Attorney at Law

Attachments
cc: Brea Ex
GEL\ehr

EXHIBIT A

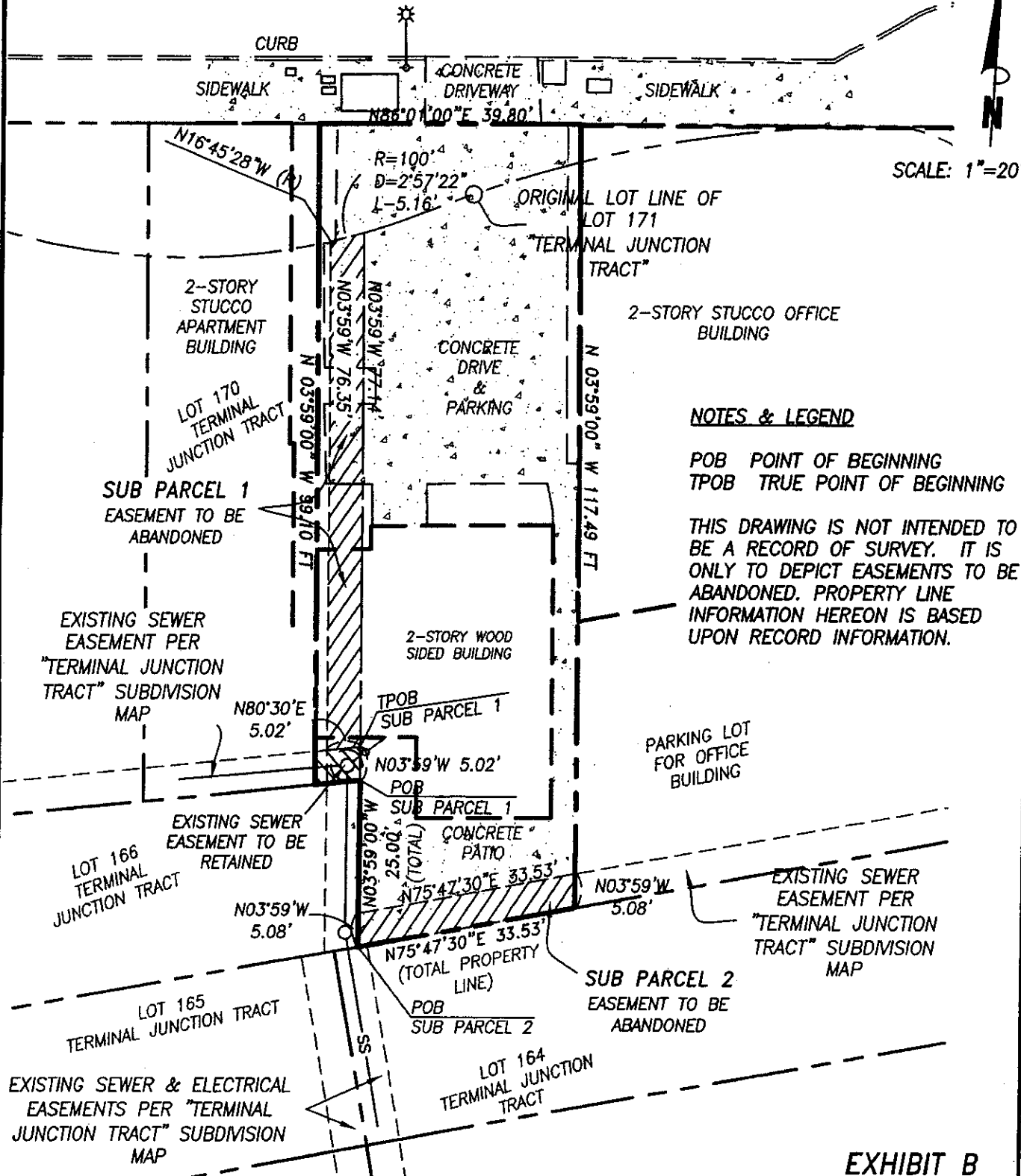
SUB PARCEL ONE:

ABANDONMENT OF A PORTION OF AN EASEMENT WITHIN LOT 171 AS SHOWN ON THE SUBDIVISION MAP ENTITLED "TERMINAL JUNCTION TRACT ALBANY, CALIFORNIA, 1914" FILED AUGUST 13, 1914 IN BOOK 28 OF MAPS AT PAGES 71 AND 72 OF ALAMEDA COUNTY RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST NORTHEASTERLY CORNER OF LOT 166 OF THE SUBDIVISION MAP ENTITLED "TERMINAL JUNCTION TRACT ALBANY, CALIFORNIA, 1914"; THENCE NORTH 3°59'00" WEST 5.02 FEET TO THE TRUE POINT OF BEGINNING OF THIS EASEMENT TO BE ABANDONED; THENCE SOUTH 80°30'00" WEST 5.02 FEET; THENCE NORTH 3°59'00" WEST 76.35 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTH HAVING A RADIAL OF NORTH 16°45'28" WEST; THENCE EASTERLY ALONG THE CURVE 5.16 FEET THROUGH A CENTRAL ANGLE OF 2°57'22"; THENCE SOUTH 3°59'00" EAST 77.14 TO THE TRUE POINT OF BEGINNING OF THIS EASEMENT ABANDONMENT.

SEE EXHIBIT B ATTACHED HERETO AND MADE A PART HEREOF.

SOLANO AVENUE



SCALE: 1"=20'

NOTES & LEGEND

POB POINT OF BEGINNING
 TPOB TRUE POINT OF BEGINNING

THIS DRAWING IS NOT INTENDED TO BE A RECORD OF SURVEY. IT IS ONLY TO DEPICT EASEMENTS TO BE ABANDONED. PROPERTY LINE INFORMATION HEREON IS BASED UPON RECORD INFORMATION.

EXHIBIT B

EASEMENT ABANDONMENT
1316 SOLANO AVE.
ALBANY, CA.

Cullen-Sherry & Associates, Inc.
 Civil Engineering - Surveying
 1090 Adams Street, Suite A - P.O. Box 591
 San Jose, California 94510
 (707) 745-3219 Fax (707) 745-9458 csa-engineers.com

SCALE:	AS NOTED
DATE:	3-2008
DRAWN BY:	DC
CHECKED BY:	DC
PROJECT NO:	07150

APPROVED BY:

EXHIBIT A

SUB PARCEL TWO:

ABANDONMENT OF A PORTION OF AN EASEMENT WITHIN LOT 171 AS SHOWN ON THE SUBDIVISION MAP ENTITLED "TERMINAL JUNCTION TRACT ALBANY, CALIFORNIA, 1914" FILED AUGUST 13, 1914 IN BOOK 28 OF MAPS AT PAGES 71 AND 72 OF ALAMEDA COUNTY RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHWESTERLY CORNER OF LOT 171 OF THE SUBDIVISION MAP ENTITLED "TERMINAL JUNCTION TRACT ALBANY, CALIFORNIA, 1914"; THENCE NORTH 3°59'00" WEST 5.08 FEET; THENCE NORTH 75°47'30" EAST 33.53 FEET; THENCE SOUTH 3°59'00" EAST 5.08 FEET; THENCE SOUTH 75°47'30" WEST 33.53 FEET TO THE POINT OF BEGINNING OF THIS EASEMENT ABANDONMENT.

SEE EXHIBIT B ATTACHED HERETO AND MADE A PART HEREOF.