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**To: Lemoore City Council** **Item 5**

**From: Joe Simonson, Director Parks and Recreation**

**Date: August 28, 2012**

**Subject: CIP Budget Amendment - Cedar Lane Extension**

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**Discussion:**

Discussions regarding Cedar Lane began during 1961 with the Brookfair Manor Annexation at Vine Street, design plans for Western Village at 19<sup>th</sup> Avenue and subsequent subdivision development, Cedar Lane came into existence. Subsequent parcels were acquired in January 1962 with only a few of the parcels being developed.

Kings County approved many of the developments around the City in the early years. Working with the City Planning Commission on these developments was a standing practice and helped to shape many of subdivisions we know today.

The first Record of the City Council discussing the document that became known as the "Precise Right-of-Way Plan" was November 5, 1963. The land was mostly unincorporated territory. The Kings County Board of Supervisors and the City Council worked together until February 16, 1965, at which time Ordinance 339-1-65 was adopted. The ordinance established the map the City would use to continue Cedar Lane as the land began to develop. The City and Kings County each approved an Ordinance and the Precise Right-of-Way Plan was recorded on March 26, 1965.

Between 1962 and 1986 Subdivisions between Acacia and Vine Street developed providing street and utility easements for Cedar Lane. The Western Village developed Cedar Lane from 19<sup>th</sup> Ave to Lum in 1967. Two parcels of land were annexed in 1978 on Larish Avenue. The corner of Larish and Champion Street property annexation granted the portion of Cedar Lane just east of Champion. The south side of Cedar Lane from 19<sup>th</sup> Avenue to Acacia developed in 1979 with the north side Rios Estates strip developed beginning 1986.

In July 1988, the City Recorded Deed Easements with property owners in the "Precise Right of Way Plan" design for public utility purposes. These easements allowed the right to construct and maintain the water/sewer lines across / under the owners property. Street rights were not acquired. The unincorporated 54 acres from Lemoore Ave west along the Highway 198 corridor were annexed on December 21, 1990.

The west side of 19<sup>th</sup> Avenue subdivisions again provided street and utility easements for Cedar Lane to the west towards what is now 19 ½ Avenue. Bevalaqua Park property acquisition provided more development of Cedar Lane to the west. The final portions were Deeded in 2001 and 2003 from parcels on the north and south of the future Cedar Lane to 19 ½ Avenue (old Highway 41).

Utility easements have been granted from Lemoore Avenue to 19 ½ Avenue and have projected a direction for future roadway as traffic would demand.

The Pros and Cons to continue the development of Cedar Lane are:

**Pros**

- \*Provides access to area after closure of Vine from Highway 198
- \*To decrease traffic on Bush Street
- \*Better traffic flow in neighborhoods
- \*Quicker access to area for Police and Fire Units in an emergency.
- \*One continuous street from east to west in that section of town.

**Cons**

- \*Cost of Project
- \*Relocation/Demolition of residences and businesses
- \*Increases the traffic of Cedar Lane's existing portions

**Budget Impact:**

The overall projected cost is shown on the attached. Staff would like to increase the Design and Environmental Engineering estimated cost in the amount of \$130,000 (amount shown during 8/21 study session) to \$150,000 for the initial feasibility and design of Cedar Lane

**Recommendation:**

That the City Council, by motion, approve the attached budget amendment and direct staff to proceed with preliminary engineering.