



CITY COUNCIL AGENDA REPORT

MEETING DATE: OCTOBER 20, 2009

ITEM NUMBER:

SUBJECT: HARBOR BOULEVARD STREET DEDICATION

DATE: OCTOBER 8, 2009

FROM: PUBLIC SERVICES DEPARTMENT, ENGINEERING DIVISION

PRESENTATION BY: PETER NAGHAVI, DIRECTOR, DEPARTMENT OF PUBLIC SERVICES

FOR FURTHER INFORMATION CONTACT: ERNESTO MUÑOZ, CITY ENGINEER, (714)-754-5335

RECOMMENDATION:

1. Adopt Resolution dedicating a portion of City Municipal Golf Course property along Harbor Boulevard for street and highway purposes (Attachment 1).

BACKGROUND:

The Costa Mesa Golf Course property was acquired from the State of California Fairview Developmental Center on March 19, 1980, and the existing bike path improvements along Harbor Boulevard, adjacent to the Golf Course, were constructed in 1984.

The bike trail and landscaped area between the Costa Mesa Golf Course fence and Harbor Boulevard is currently a part of the Costa Mesa Golf Course property. The bike trail is recognized as a segment of the Joann Street Bike Trail, an important link of regional significance that is used by students, local residents, and commuters to and from other parts of the County such as Fairview Park, Orange Coast River Park, beach communities, and the Santa Ana River bike trail. The Master Plan of Bikeways has identified this segment as a Bike Trail (off-street Class 1 trail).

The City Council recognized this segment as an important City entryway and parkway, and at their August 2, 2005 meeting, approved a resolution to amend the Streetscape and Median Development Standards to include the priority list for landscape improvements for parkways and entryways. The segment south of Fair Drive and between Harbor Boulevard and the Costa Mesa Golf Course was moved up to the top of the priority list at the City Council meeting of May 6, 2008.

In January 2008, the Orange County Transportation Authority (OCTA) approved the City's grant application for the Joann Street Bicycle Trail project for funding through the Transportation Enhancement (TE) activities program. The TE program award granted the City \$500,000 to fund landscaping and scenic beautification improvements for the entire length of the project, including the parkway between Harbor Boulevard and the Costa Mesa Golf Course (Attachment 2).

On January 6, 2009, City Council awarded a contract to CNC Engineering for the design of the Joann Street Bike Trail which includes landscape improvements and rehabilitation

of the existing bike trail, including the segment along Harbor Boulevard. The design of these improvements were based on the conceptual designs approved by the Parks and Recreation Commission on February 27, 2008, and have already been completed. The scope of the work includes removal and reconstruction of approximately ½ mile of a deteriorated bike path, installation of safety lighting, and landscaping.

ANALYSIS:

Although the bike trail is currently part of the Golf Course property, it has been separated from the Golf Course for over 25 years by a chain link fence. The golf course has had no benefit, use, or maintenance of the bike path area within this time. The dedication of this portion of City property along Harbor Boulevard would become a landscaped Class 1 bike trail for public use as part of the Harbor Boulevard Right-Of-Way.

This dedication would also encompass two existing bus turnouts of which portions are currently encroaching on to the Golf Course property (Attachment 3). The classification as an off-street Class 1 trail per the Master Plan of Bikeways would not change. The dedication would also enable the City to acquire additional funds for the bike trail or other improvements within the new dedicated Right-Of-Way through Gas Tax revenues. The use of the Gas Tax revenues for improvements requires that the constructed improvements be within public Right-Of-Way and not on private or City owned property.

ALTERNATIVES:

The City Council could opt to reject the proposed dedication. In this case, the public use of the bike trail Right-Of-Way would be on City owned property and not within Harbor Boulevard Right-Of-Way. The City would be forced to find other sources for revenue since the bike trail improvements would not be eligible for Gas Tax revenue; in addition the two existing bus turnouts would still be encroaching on to the City Golf Course property and would need to be added to the street Right-Of-Way by a future City Council action.

LEGAL REVIEW:

The City Attorney's Office has approved the attached resolution as to form.

CONCLUSION:

Staff has completed field work and the preparation of the legal description with exhibit. Staff recommends that the City Council approve and adopt the attached Resolution to dedicate property for public Right-Of -Way (Attachment 1).

ERNESTO MUÑOZ
City Engineer

PETER NAGHAVI, Director
Department of Public Services

- Attachments:
1. [Resolution to dedicate easement](#)
 2. [Cross section of dedication and bike trail](#)
 3. [Bus turnout locations](#)

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