

**NOTICE OF EXEMPTION
(CALIFORNIA ENVIRONMENTAL QUALITY ACT OF 1970- CEQA)**

TO WHOM IT MAY CONCERN:

1. The Board of Supervisors of the County of Kern has approved the following project in the County of Kern, State of California:
 - a. Applicant or sponsoring Agency or Department: Fairfax School District by Swanson Engineering, Inc. (PP24150);
 - b. Name of Project: Streets and Highways - Summary Vacation - Map 103-35;
 - c. Street Address/Cross-Street of Project: 3301 Virginia Avenue; southeast corner at the intersection of Virginia Avenue and Ross Street known as Virginia Avenue Elementary School; Bakersfield area (APN: 143-160-37)

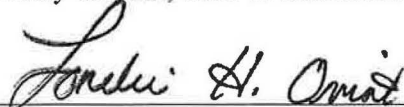
Map of Project (if no street address): Attached
 - d. Description of Project: A summary vacation of an approximate 370-foot public access easement (excess right-of-way) that is approximately 1,752 square feet in area located on the south side of Virginia Avenue and east of the intersection of Ross Street and Virginia Avenue to be vacated to allow for additional site development in an R-1 (Low-density Residential) District

2. Approval – Summary of Proceedings:

Adoption date April 23, 2024, Item No. CA-15 2:00 p.m.

3. The Board of Supervisors has determined that it can be seen with certainty that there is no possibility that the action taken may have a significant effect on the environment and that, under the provisions of Section 15061(b)(3) of the State CEQA Guidelines, the action is exempt from the requirements of CEQA and the State CEQA Guidelines concerning the evaluation of projects, further environmental review, and the preparation and review of environmental documents. Therefore, no environmental documents were required for consideration of the action taken.

Lorelei H. Oviatt, AICP, Director
Planning and Natural Resources Department
County of Kern, State of California



Telephone No. 862-8600

By:

Common Sense Exemption 15061(b)(3)

LC:an

Vacation Map 103-35

Vicinity Map

Fairfax School District
by Swanson Engineering, Inc

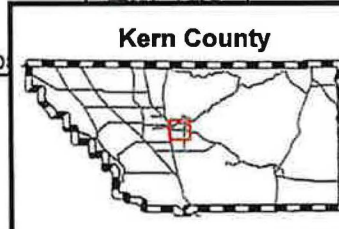
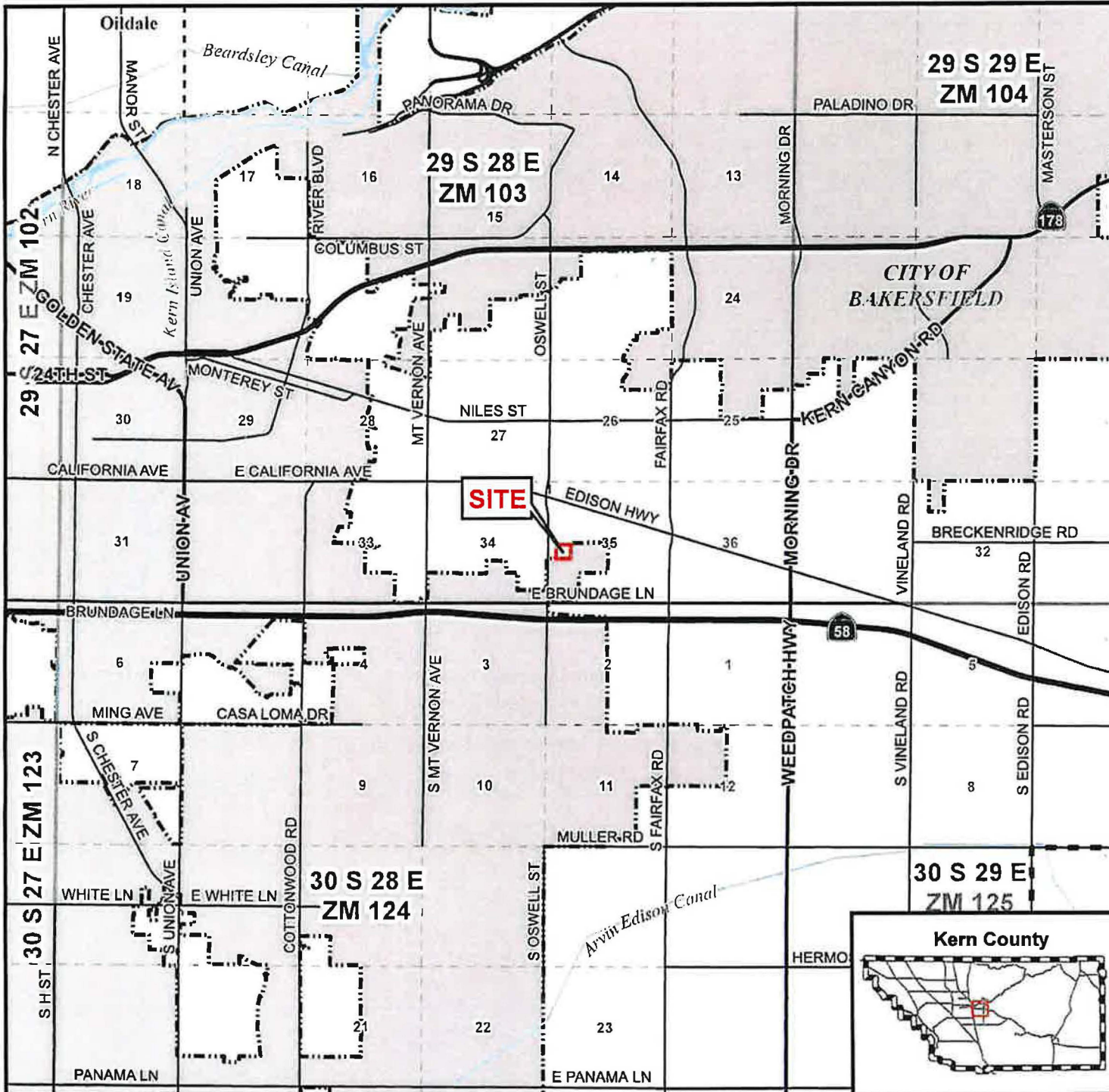
-  Parcel Boundary
-  Named Road
-  State Hwy
-  Arterials
-  Metro Bakersfield GP Boundary
-  Township/Range
-  Sections
-  Water Bodies
-  Water Courses
-  City Limits
-  Unincorporated Cities

APN: 143-160-37
Sec. 35 - T29S/R28E
Created on: 2/15/2024

0 5,000 10,000 ft

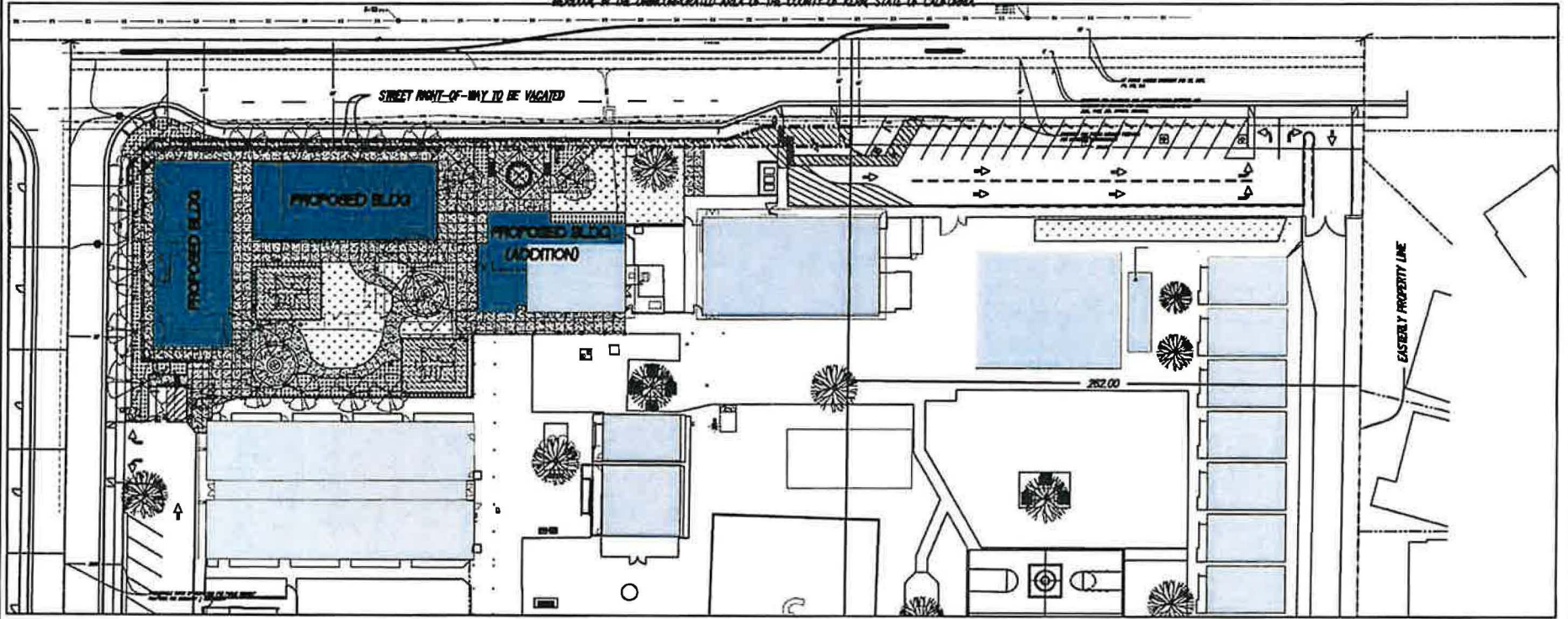


Kern County
Planning & Natural
Resources Department



**STREET RIGHT-OF-WAY AND PUBLIC ACCESS VACATION
A PORTION OF VIRGINIA AVENUE**

BEING A PORTION OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE
SOUTHWEST QUARTER OF SECTION 35, AND THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST
QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION, TOWNSHIP 29 SOUTH, RANGE 28 EAST, MOUNT Diablo
MERIDIAN, IN THE UNINCORPORATED AREA OF THE COUNTY OF KERN, STATE OF CALIFORNIA.

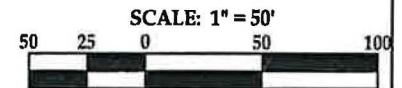
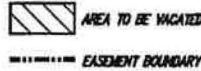


EASEMENTS:

- ⑤ EASEMENT FOR HIGHWAY PURPOSES IN FAVOR OF THE COUNTY OF KERN PER DOCUMENT RECORDED MARCH 13, 1942 IN BOOK 1077, AT PAGE 136, OF OFFICIAL RECORDS; ACCEPTANCE OF RIGHT-OF-WAY DEED AS COUNTY ROAD No. 1249 PER DOCUMENT RECORDED MARCH 16, 1942 IN MINUTE BOOK 93, PAGE 393, OF MINUTE BOOKS.
- ⑥ EASEMENT FOR WATERLINE AND APPURTENANCES EXCEPTED AND RESERVED BY GRANTOR PER DOCUMENT RECORDED JANUARY 6, 1953 IN BOOK 2021, PAGE 385, OFFICIAL RECORDS.
- ⑦ IRREVOCABLE OFFER OF DEDICATION TO THE COUNTY OF KERN FOR PUBLIC HIGHWAY PURPOSES PER DOCUMENT RECORDED DECEMBER 03, 2003 AS INSTRUMENT No. 203248875, OF OFFICIAL RECORDS; ACCEPTANCE OF AN OFFER OF DEDICATION OF A PORTION OF ROSS STREET AS COUNTY ROAD No. 3538 PER DOCUMENT RECORDED SEPT. 07, 2004, AS INSTRUMENT No. 204216886, OFFICIAL RECORDS.
- ⑧ AN EASEMENT FOR PUBLIC HIGHWAY PURPOSES IN FAVOR TO THE COUNTY OF KERN PER EASEMENT DEED RECORDED NOVEMBER 12, 2007 AS INSTRUMENT No. 207227229, OF OFFICIAL RECORDS.
- ⑨ DECLARATION OF A PORTION OF VIRGINIA AVENUE AS COUNTY ROAD No. 3590 PER RESOLUTION No. 2008-570, RECORDED NOVEMBER 24, 2008 AS INSTRUMENT No. 208182449, OFFICIAL RECORDS.

BASIS OF BEARINGS:

THE BEARING OF N89°50'30"E SHOWN FOR THE NORTH LINE OF THE SOUTHWEST 1/4 OF SECTION 35, T.29S., R.28E., M.D.B.M., AS SHOWN ON PARCEL MAP 8279, RECORDED IN BOOK 40 OF PARCEL MAPS, AT PAGE 58-59, IN THE OFFICE OF THE KERN COUNTY RECORDER WAS USED AS THE BASIS OF BEARINGS SHOWN HEREON.



1/4/17 Supplemental Exhibit A - 2024 Virginia Ave - RIGHT-OF-WAY EXHIBIT.dwg

SWANSON ENGINEERING, INC.
2007 Old Street, Suite 120 - Bakersfield, CA 93307
P-(805) 835-4416 F-(805) 873-0777

VIRGINIA AVENUE ELEMENTARY SCHOOL
3301 VIRGINIA AVENUE, BAKERSFIELD, CA
VIRGINIA AVE. (EXIST. IMPROVEMENTS)

JOB NO: 23-024
DATE: 09-12-2023
BY: JTS
DWG NAME: SUPPLEMENTAL EXHIBIT

SHEET #
AD1

EXHIBIT 'B'

FOR ILLUSTRATIVE PURPOSES ONLY

STREET RIGHT-OF-WAY AND PUBLIC ACCESS VACATION: A PORTION OF VIRGINIA AVENUE

BEING A PORTION OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE
SOUTHWEST QUARTER OF SECTION 35, AND THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST
QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION, TOWNSHIP 29 SOUTH, RANGE 28 EAST, MOUNT DIABLO
MERIDIAN, IN THE UNINCORPORATED AREA OF THE COUNTY OF KERN, STATE OF CALIFORNIA.

CIVIL ENGINEER-SURVEYOR:
SWANSON ENGINEERING, INC.
2000 OAK STREET, SUITE 150
BAKERSFIELD, CA 93301
PHONE: (661) 831-4919
CONTACT: CHRIS CONWAY

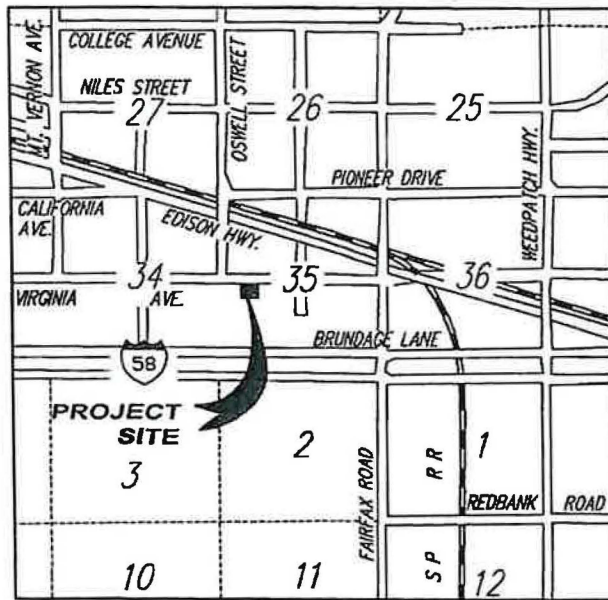
PROPERTY OWNER OF RECORD:
FAIRFAX SCHOOL DISTRICT
1500 SOUTH FAIRFAX ROAD
BAKERSFIELD, CA 93307
PHONE: (661) 366-7221
FAX: (661) 366-1901
CONTACT: CORA CAZARES (BOARD PRESIDENT)
EMAIL: CPADILLA@FAIRFAXD.US

BASIS OF BEARINGS:

THE BEARING OF N89°50'30"E SHOWN FOR THE NORTH
LINE OF THE SOUTHWEST 1/4 OF SECTION 35, T.29S,
R.28E, M.D.B.M., AS SHOWN ON PARCEL MAP 8278,
RECORDED IN BOOK 40 OF PARCEL MAPS, AT PAGE
58-59, IN THE OFFICE OF THE KERN COUNTY RECORDER
WAS USED AS THE BASIS OF BEARINGS SHOWN HEREON.

STATISTICAL INFORMATION:

ZONING: R-1, LOW DENSITY RESIDENTIAL
APN: 143-160-37
WATER: CALIFORNIA WATER SERVICE COMPANY
SEWER: EAST NILES COMMUNITY SERVICES DISTRICT
ELECT.: PG&E
NOTE: ALL IMPROVEMENTS ARE EXISTING



T. 29 S, R. 28 E
M.D.B. & M.

COUNTY MAP
NO SCALE



Christopher L. Conway 01-30-24
CHRISTOPHER L. CONWAY, R.C.E. 30323 DATE
EXPIRES 3-31-2024

C:\Users\jwilliams\OneDrive\Documents\23-024_RIGHT-OF-WAY_EXHIBIT.dwg

SWANSON ENGINEERING, INC.
2000 Oak Street, Suite 150 ~ Bakersfield, CA 93301
P-(661) 831-4919; F-(661) 873-4777 © 2023

FAIRFAX SCHOOL DISTRICT
VIRGINIA AVENUE RIGHT-OF-WAY VACATION
IN THE UNINCORPORATED AREA OF KERN

JOB NO.: 23-024
DATE: 0-08-2023
BY: JTS
DWG NAME: 23-024_RIGHT-OF-WAY_EXHIBIT.dwg

SHEET # _____
OF _____

EXHIBIT 'B'

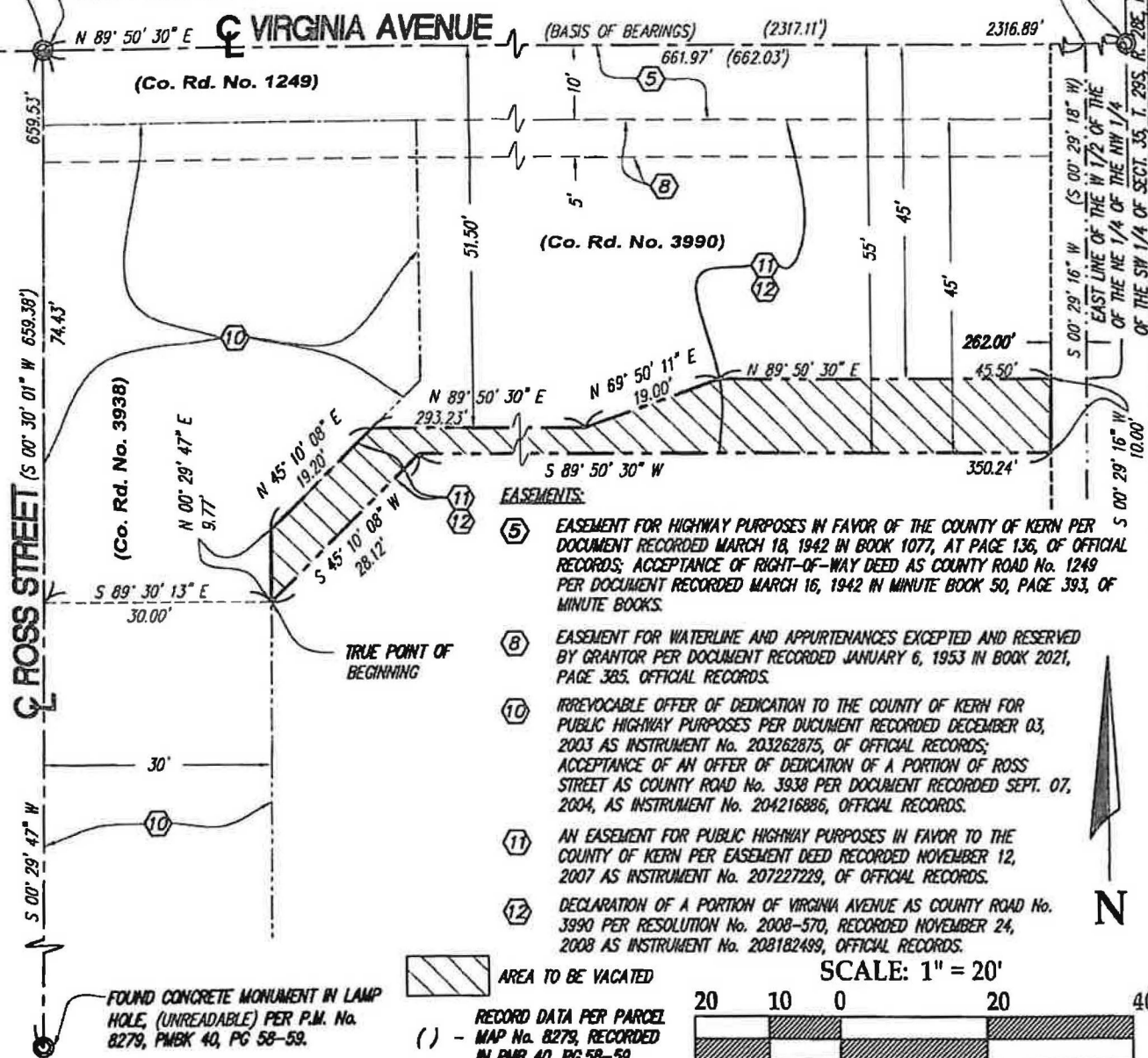
FOR ILLUSTRATIVE PURPOSES ONLY

N.W. COR. OF THE EAST 1/2 OF THE NW 1/4 OF THE NW 1/4 OF THE SW 1/4 OF SECT. 35, T. 29S, R. 28E, MDB&M, FD. K.C.S. CONC. MON IN LAMPHOLE PER P.M. No. 8279, PMBK 40, PG 58-59.

NE COR. OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SW 1/4 OF SECT. 35, T. 29S, R. 28E, MDB&M, CALC'D POSITION PER P.M. 8279, PMBK 40, PG 58-59.

CENTER OF SECT. 35. FOUND K.C.S. MON IN LAMPHOLE PER P.M. No. 8279, PMBK 40, PG 58-59.

POINT OF COMMENCEMENT



EASEMENTS:

- ⑤ EASEMENT FOR HIGHWAY PURPOSES IN FAVOR OF THE COUNTY OF KERN PER DOCUMENT RECORDED MARCH 18, 1942 IN BOOK 1077, AT PAGE 136, OF OFFICIAL RECORDS; ACCEPTANCE OF RIGHT-OF-WAY DEED AS COUNTY ROAD No. 1249 PER DOCUMENT RECORDED MARCH 16, 1942 IN MINUTE BOOK 50, PAGE 393, OF MINUTE BOOKS.
- ⑧ EASEMENT FOR WATERLINE AND APPURTENANCES EXCEPTED AND RESERVED BY GRANTOR PER DOCUMENT RECORDED JANUARY 6, 1953 IN BOOK 2021, PAGE 385, OFFICIAL RECORDS.
- ⑩ IRREVOCABLE OFFER OF DEDICATION TO THE COUNTY OF KERN FOR PUBLIC HIGHWAY PURPOSES PER DOCUMENT RECORDED DECEMBER 03, 2003 AS INSTRUMENT No. 203262875, OF OFFICIAL RECORDS; ACCEPTANCE OF AN OFFER OF DEDICATION OF A PORTION OF ROSS STREET AS COUNTY ROAD No. 3938 PER DOCUMENT RECORDED SEPT. 07, 2004, AS INSTRUMENT No. 204216886, OFFICIAL RECORDS.
- ⑪ AN EASEMENT FOR PUBLIC HIGHWAY PURPOSES IN FAVOR TO THE COUNTY OF KERN PER EASEMENT DEED RECORDED NOVEMBER 12, 2007 AS INSTRUMENT No. 207227229, OF OFFICIAL RECORDS.
- ⑫ DECLARATION OF A PORTION OF VIRGINIA AVENUE AS COUNTY ROAD No. 3990 PER RESOLUTION No. 2008-570, RECORDED NOVEMBER 24, 2008 AS INSTRUMENT No. 208182499, OFFICIAL RECORDS.



AREA TO BE VACATED

() - RECORD DATA PER PARCEL MAP No. 8279, RECORDED IN PMB 40, PG.58-59

SCALE: 1" = 20'



SWANSON ENGINEERING, INC.

2000 Oak Street, Suite 150 ~ Bakersfield, CA 93301
P-(661) 831-4919; F-(661) 873-4777 ©2023

FAIRFAX SCHOOL DISTRICT

VIRGINIA AVENUE RIGHT-OF-WAY VACATION

IN THE UNINCORPORATED AREA OF KERN

JOB NO.: 23-024

DATE: 9-08-2023

BY: JTS

DWG NAME:

23-024_RIGHT-OF-WAY EXHIBIT.dwg

SHEET #

OF

L:\M01_10_24\123024\Drawings\23-024_RIGHT-OF-WAY EXHIBIT.dwg