



## AGENDA STAFF REPORT

Control: 26001584

**MEETING DATE:** 08/11/2026  
**LEGAL ENTITY TAKING ACTION:** Orange County Flood Control District  
**BOARD OF SUPERVISORS DISTRICT(S):** District 2  
**SUBMITTING AGENCY/DEPARTMENT:** County Executive Office  
**DEPARTMENT CONTACT PERSON(S):** Thomas Miller, 714-834-6019  
Kevin Onuma, 714-647-3939

**SUBJECT:** Easements to City of Anaheim for Orangewood Bridge Improvements

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**CEO CONCUR**

Concur

**COUNTY COUNSEL REVIEW**

Approve agreement to form

**CLERK OF THE BOARD**

CONSENT CALENDAR

3 Votes Board Majority

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**Budgeted:** No

**Current Year Cost:** N/A

**Annual Cost:** N/A

**Staffing Impact:** No

**Sole Source:** No

**Current Fiscal Year**

**Funding Source:** Flood 400: 100%

**County Audit in Last 3**

**Revenue:** \$55,000

**years:** No

**Levine Act Review**

**Completed?** N/A

**Prior Board Action:** N/A

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**RECOMMENDED ACTION(S):**

1. Make the following California Environmental Quality Act (CEQA) findings:

a. The City of Anaheim, as lead agency under CEQA for the Orangewood Avenue Improvements Project, approved Final Subsequent Environmental Impact Report Addendum (Final SEIR Addendum) number (No.) 9 to SEIR No. 2008-00339 (339), on December 7, 2021, and certified Final SEIR No. 339 for the Revised Platinum Triangle Expansion Project on October 26, 2010. The Orange County Flood Control District, as a responsible agency under CEQA Guidelines Section 15381, has reviewed and considered the Final SEIR Addendum No. 9, and Final SEIR No. 339, prepared by the City of Anaheim, and certifies that it has done so, pursuant to CEQA Guidelines Section 15050(b).

b. There are no significant environmental effects within the jurisdiction of the Orange County Flood Control District, which require a finding on the part of the Orange County Flood Control District.

c. The circumstances of the project are substantially the same as described in Final SEIR Addendum No. 9 and Final SEIR No. 339, and no substantial changes have been made in the project, no substantial changes have occurred in the circumstances under which the project is being undertaken, and no new information of substantial importance to the project which was not known or could not

have been known when Final SEIR Addendum No. 9 was approved and Final SEIR No. 339 was certified, has become known.

d. There are no feasible alternatives or feasible mitigation measures within the separate authority of the Orange County Flood Control District to impose, which would substantially lessen or avoid any significant effect the project would have on the environment, pursuant to CEQA Guidelines section 15096 (g)-(h).

e. As a responsible agency, the Orange County Flood Control District is authorized, pursuant to Guidelines section 15096, to rely on the Final SEIR Addendum No. 9 and Final SEIR No. 339, approved and certified by the City of Anaheim.

2. Find that the proposed easement conveyances as set forth in the Offer and Agreement to Purchase Real Property between the Orange County Flood Control District and the City of Anaheim are not required for, and will not interfere with, the purposes of the Orange County Flood Control District and are consistent with the use of the property for flood control purposes.

3. Approve and execute the Offer and Agreement to Purchase Real Property between the Orange County Flood Control District and City of Anaheim, with the Easement Deed forms attached, for conveyance of a 6,685 square-foot easement for bridge, highway and utility purposes and a 222,874 square-foot temporary construction easement to the City of Anaheim for \$55,000, for the Orangewood Avenue Bridge Project/Santa Ana River Channel.

4. Approve and execute the Easement Deed conveying a 6,685 square-foot easement for bridge, highway and utility purposes to the City of Anaheim.

5. Approve and execute the Temporary Construction Easement Deed conveying a 222,874 square-foot temporary construction easement to the City of Anaheim.

6. Accept \$55,000 for the Orange County Flood Control District's conveyance of a 6,685 square-foot easement for bridge, highway and utility purposes and a 222,874 square-foot temporary easement for construction purposes to the City of Anaheim.

7. Authorize the OC Public Works Director or designee to perform all activities specified to be performed by the Director under the terms of the easement deeds including executing any necessary documents to effectuate the Offer and Agreement to Purchase Real Property.

#### **SUMMARY:**

Approval of the proposed easement conveyances for bridge, highway and utility purposes to the City of Anaheim will enable the City of Anaheim to improve the Orangewood Avenue Bridge that crosses over the Santa Ana River, and Orange County Flood Control District property, which will widen the north side of the bridge, adding one additional west-bound travel lane and a raised sidewalk on the north side of the bridge to enhance corridor capacity, improve multimodal connectivity, and address long-term regional mobility needs.

#### **BACKGROUND INFORMATION:**

On December 19, 2025, the City of Anaheim (“City”) sent an offer to the Orange County Flood Control District (“District”) seeking to acquire property rights in the form of easement rights in order for the City to commence its Orangewood Avenue Bridge Project (“Project”). The Project will widen the north side of the bridge, adding one additional west-bound travel lane and a raised sidewalk on the north side of the bridge to enhance corridor capacity, improve multimodal connectivity, and address long-term regional mobility needs. The Project is a City capital improvement intended to address operational, safety, and circulation transportation needs. Although the bridge is located within the City of Orange, the Project is being advanced by the City because Orangewood Avenue serves as a key east–west arterial that supports regional traffic circulation and provides direct access to Anaheim’s Platinum Triangle area.

The City and the City of Orange have entered into a Cooperative Agreement that establishes the City as the lead agency to design and construct the bridge widening improvements. Upon completion, the City of Orange will continue to own and maintain the bridge through an assignment of the Easement Deed from the City, as permitted under the terms of the conveyance.

The proposed easement is located on District owned property that serves a reach of the Santa Ana River. The City has offered to pay the District \$55,000 to acquire a 6,685 square-foot easement for bridge, highway and utility purposes and a 222,874 square-foot temporary construction easement. CEO Real Estate appraisal staff has determined that the offered price is reflective of the market value of the proposed easements. OC Public Works staff has determined that the proposed easement conveyances, if completed in accordance with the terms of the proposed Offer and Agreement to Purchase Real Property and Easement Deeds, is compatible with the District’s use of the property for flood control purposes.

**Compliance with CEQA:** The City of Anaheim, as lead agency under CEQA for this Project, approved Final Subsequent Environmental Impact Report Addendum (Final SEIR Addendum) number (No.) 9 to SEIR No. 2008-00339 (339), on December 7, 2021, and certified Final SEIR No. 339 for the Revised Platinum Triangle Expansion Project on October 26, 2010. The District, as a responsible agency under CEQA Guidelines section 15381, has reviewed and considered the Final SEIR Addendum No. 9 and Final SEIR No. 339 that were prepared, approved and certified by the City of Anaheim, and certifies it has done so. As a responsible agency, the District is authorized by CEQA Guidelines Section 15096 to rely on the Final SEIR Addendum No. 9 and Final SEIR No. 339 approved and certified by the City of Anaheim.

**Orange County Flood Control Act:** The conveyance of the proposed easements is authorized under Sections 36-2(b)(10) and (12) of the Orange County Flood Control Act. District staff has determined that the proposed easements will not interfere with the flood control functions of the District’s surrounding properties and channels.

#### **FINANCIAL IMPACT:**

Upon Board approval and execution of the Agreement and the Easement Deeds, District will receive revenue in FY 2026-27 in the amount of \$55,000 which is to be deposited into Fund 400, OC Flood Control District Fund. This revenue was unknown at the time of the FY 2026-27 budget development. Per the Agreement, upon District’s receipt of \$55,000 and satisfaction of any Project-related OC Public Works’ encroachment permit conditions, the District would deliver the Easement Deeds to the City for acceptance and recordation.

#### **STAFFING IMPACT:**

N/A

**REVIEWING AGENCIES/DEPARTMENTS:**

OC Public Works

**ATTACHMENTS:**

Attachment A - Location Map

Attachment B - Offer and Agreement to Purchase Real Property

Attachment C - Easement Deed

Attachment D - Temporary Construction Easement Deed