



CITY OF BANNING STAFF REPORT

TO: CITY COUNCIL

FROM: Elizabeth Gibbs, City Manager

PREPARED BY: Nate Smith, Deputy Director of Public Works/City Engineer
Art Vela, Director of Public Works

MEETING DATE: May 26, 2026

SUBJECT: Accept an Easement for Public Drainage, Storm Drain, and Maintenance Purposes for APN 537-090-038 (near 3610 Ramsey Street).

RECOMMENDATION:

Accept an easement for Public Drainage, Storm Drain, and Maintenance Purposes

BACKGROUND:

A condition of approval for the ongoing Microtel Hotel development at 3610 Ramsey Street was to collect and convey public storm water flows from Ramsey Street through the subject property to the existing drainage channel along the south edge of the property within the right of way for Interstate 10. Prior to development on the site, storm water flowed across the subject property to the same channel.

The particular parcel of land offered in this easement does not have an address assigned to it, hence the reference to a nearby address.

The developer of the project has agreed through the grant deed that they will be the primary entity responsible for the maintenance of the storm drain pipe through their private property. The intent of the easement would allow the City of Banning to enter onto the private property and perform maintenance activities on the private storm drain line in the event that the private owner fails to meet their maintenance obligations.

The design of the project does provide for an emergency overflow to protect their property as well as adjacent property in the event the underground drainage pipes are not maintained, as an additional public safety measure.

JUSTIFICATION:

The easement allows for the City to enter private property and maintain a private drainage facility that conveys public storm water from Ramsey Street if the private property owner does not maintain the drainage facility, but does not remove the obligations of the private property owner to perform maintenance of the drainage system.

FISCAL IMPACT:

None.

Conveyances to Governmental Agencies are exempt from Documentary Transfer Tax and recordation fees from the Riverside County Assessor's Office.

ATTACHMENTS:

1. [APN 537-090-038 CofA, Grant Deed, Plat, Legal Description.pdf](#)