

TO: James L. App, City Manager

FROM: Robert A. Lata, Community Development Director

SUBJECT: Acceptance of Parcel Map 05-0114 for Recordation and Annexation No. 05-012 to Community Facilities District No. 2005-1 for Public Services (Ehrke)

DATE: December 20, 2005

Needs: That the City Council consider steps toward finalizing development plans for a residential development and subdivision, including authorizing the approval of the annexation of Parcels 2 and 3 of Parcel Map 05-0114 into the existing Community Facilities District (CFD) No. 2005-1 for Public Services.

- Facts:**
1. Applicants Scott and Janet Ehrke have requested that Parcel Map PR 05-0114 be accepted by the City for recordation. PR 05-0114 is located at 2811 Oak Street.
 2. The owners of the above property were required to annex any newly created parcels to the Community Facilities District as a condition of approval of Tentative Parcel Map PR 05-0114.
 3. Resolution No. 05-063 adopted by City Council on April 5, 2005, authorizes the City to annex to CFD 2005-1, properties which will be assessed only for eligible public services, without further public hearings or formal elections upon receipt of written consent from the owners.
 4. The owners of Parcel Map PR 05-0114 have given consent and approval that Parcels 2 and 3 be annexed to CFD No. 2005-1. The owners have agreed and intend that such consent and approval constitutes election to annex to CFD No. 2005-1 and approval of the authorization for the levy of the Special Tax within the property. (see Exhibit A)

**Analysis
and**

Conclusion: Parcel Map PR 05-0114 was tentatively approved by the Planning Commission on June 14, 2005. All conditions imposed by the Planning Commission have been satisfied.

Annexation to the City's CFD 2005-1 is necessary to mitigate projected adverse fiscal impacts of new residential development

Policy

Reference: General Plan
California Government Code Section 66462 ("Subdivision Map Act")
Paso Robles Municipal Code Section 22.16.160

**Fiscal
Impact:**

With annexation to the CFD, none.

Options:

That the City Council accept the subject map and agreement by taking the following actions:

- a.** **(1)** Adopt Resolution No. 05-xx certifying and adding Parcels 2 and 3 of Parcel Map PR 05-0114 to CFD No. 2005-1, and directing the City Clerk to record the Amendment to the Notice of Special Tax Lien; and
- (2)** Adopt Resolution No. 05-xx accepting the recordation of Parcel Map PR 05-0114, a three-lot residential subdivision located at 2811 Oak Street.
- b.** Amend, modify, or reject the above option.

Attachments: (4)

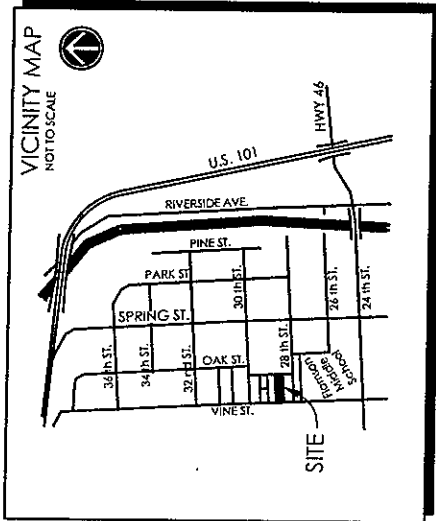
- 1) Exhibit A from Consent & Election to CFD
- 2) Vicinity/Reduced size parcel map
- 3) Resolution CFD
- 4) Resolution Final Map



Engineering Land Surveying Planning
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 805.461.5560 • fax 805.461.5562
 www.geo-west.com

PARCEL MAP PR 05-0114

BEING A SUBDIVISION OF LOT 11 IN BLOCK 213 OF EDWARDS F. BURNS RESUBDIVISION OF PART OF BLOCK 213, CITY OF EL PASO DE ROBLES, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA.



OWNER'S STATEMENT

WE, THE UNDERSIGNED, HEREBY STATE THAT WE ARE ALL THE OWNERS OF, AND ALL PARTIES HAVING ANY RECORD TITLE INTEREST IN THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION AND PROJECT SHOWN ON THIS MAP, AND THAT EACH OF US DOES HEREBY CONSENT TO THE FILING AND [OR] RECORDATION OF THIS MAP. WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE ALL STREETS SHOWN ON THIS MAP.

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS AND ASSONS THAT CERTAIN PRIVATE UTILITY EASEMENTS FOR THE USE AND BENEFIT OF THE PRESENT OR FUTURE OWNERS OF THE LOTS AFFECTED BY SUCH EASEMENTS AS DELINEATED ON SAID MAP.

SCOTT EHRKE
 JANEET S. EHRKE
 STATE OF CALIFORNIA
 COUNTY OF SAN LUIS OBISPO
 ON THIS _____ DAY OF _____, 2005, BEFORE ME _____, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED _____

ACKNOWLEDGMENT

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEM/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT HE/SHE/IT/HEM/THEY (OR THEIR SIGNATURE(S) ON THE INSTRUMENT, THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE _____ COUNTY OF SAN LUIS OBISPO, CALIFORNIA
 NAME PRINTED _____ COMMISSION # _____ COMMISSION EXPIRES _____

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN ACCORDANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES, AND THE REQUIREMENTS OF SCOTT EHRKE IN JUNE 2003. I HEREBY STATE THAT THIS MAP SUBSTANTIALLY COMES INTO COMPLIANCE WITH THE CONDITIONALLY APPROVED TENTATIVE MAP AND THAT ALL THE MONUMENTS SHOWN HEREON ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR WILL BE SET IN SUCH POSITIONS WITHIN ONE YEAR OF THE APPROVAL OF THIS MAP AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RE-TRACED.

BARAK J. MILES, PLS 7835
 EXP. 12/31/2008
 DATE _____



CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE MAP ENTITLED TRACT 2593, THAT THE SUBDIVISION, AS SHOWN, IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND OF ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, IF REQUIRED, HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

JOHN FAULKNER, CITY ENGINEER
 RCE-33769 EXPIRES 6/30/2006
 CITY OF EL PASO DE ROBLES
 DATE _____

PLANNING COMMISSION STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND THAT I AM SATISFIED THAT THE MAP CONFORMS WITH THE ACTION TAKEN BY THE PLANNING COMMISSION OF THE CITY OF EL PASO DE ROBLES FOR TRACT 2593 ON MARCH 23, 2004.

ROBERT A. LATA
 COMMUNITY DEVELOPMENT DIRECTOR
 CITY OF PASO ROBLES, CALIFORNIA
 DATE _____

CITY CLERK'S STATEMENT

I, DENNIS FANSLER, CITY CLERK OF THE CITY OF EL PASO DE ROBLES, STATE OF CALIFORNIA, HEREBY STATE THAT THE CITY COUNCIL OF THE CITY OF EL PASO DE ROBLES, CALIFORNIA, APPROVED THE MAP OF TRACT 2593, AND THE OFFERS OF DEDICATION SHOWN HEREON FOR STREETS AND THE EASEMENTS FOR STORM DRAINS, OPEN SPACE, LOT "A", ORANGE BASIN, AND LOT "B" WERE ACCEPTED BY THE TERMS OF OFFER OF DEDICATION BY THE PARTIES HAVING A RECORD TITLE INTEREST IN SAID LAND.

WITNESS BY HAND AND SEAL THIS _____ DAY OF _____, 2005.

DENNIS FANSLER
 CITY CLERK
 CITY OF PASO ROBLES, CALIFORNIA
 DATE _____

COUNTY RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____ AT _____ M. IN BOOK _____ OF MAPS AT PAGE _____ AT THE REQUEST OF GEO-WEST LAND CONSULTANTS, INC.

DOCUMENT NO. _____
 FEE _____
 COUNTY RECORDER _____
 BY: DEPUTY _____

TRUSTEE'S STATEMENT

FIDELITY NATIONAL TITLE AS TRUSTEE UNDER THOSE DEEDS OF TRUST RECORDED APRIL 23, 2004 AS INSTRUMENT NO. 2004-108671 OF OFFICIAL RECORDS AND DECEMBER 15, 2004 AS INSTRUMENT NO. 2004-108672 OF OFFICIAL RECORDS, SAN LUIS OBISPO COUNTY, CALIFORNIA

TRUSTEE: FIDELITY NATIONAL TITLE

BY: _____
 PRINT NAME: _____
 TITLE: _____

ACKNOWLEDGMENT

STATE OF CALIFORNIA
 COUNTY OF SAN LUIS OBISPO

ON THIS _____ DAY OF _____, 2005, BEFORE ME _____, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED _____

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEM/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT HE/SHE/IT/HEM/THEY (OR THEIR SIGNATURE(S) ON THE INSTRUMENT, THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL

SIGNATURE _____ COUNTY OF SAN LUIS OBISPO, CALIFORNIA
 NAME PRINTED _____ COMMISSION # _____ COMMISSION EXPIRES _____

AS REQUESTED BY
SCOTT EHRKE

DATE: JUNE 23/05

JOB: 00004

APR: 008-062-208
 Sheet 1 of 3

PARCEL MAP PR 05-0114

BEING A SUBDIVISION OF LOT 11 IN BLOCK 213 OF EDWARDS, A SUBDIVISION OF PART OF BLOCK 213, CITY OF EL PASO, DECEMBER 19, 1988, CITY OF EL PASO, COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA



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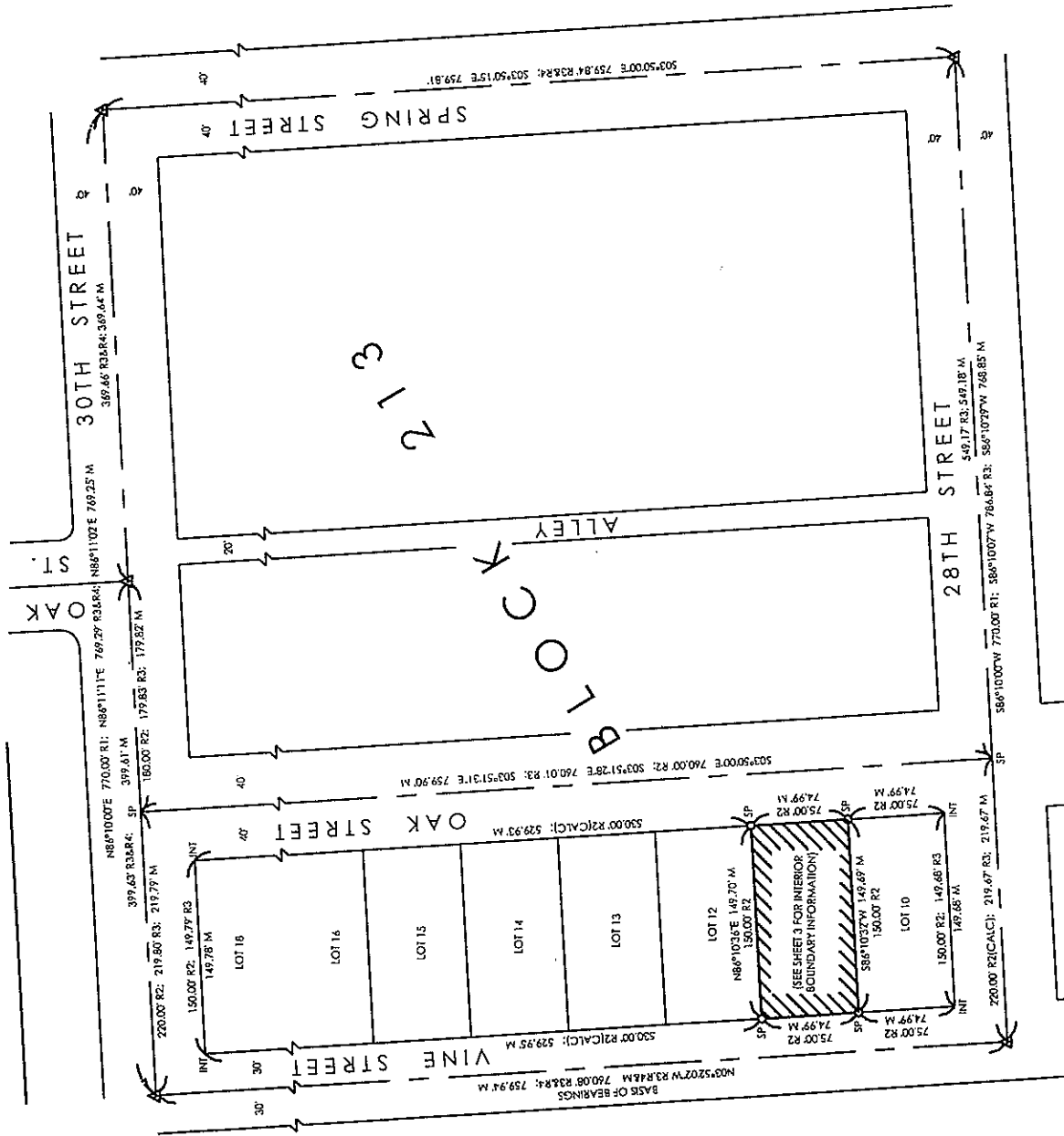
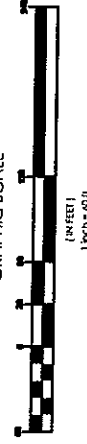


LEGEND	
A	FOUND BRASS CAP IN WELL MONUMENT PER REB. UNLESS OTHERWISE NOTED
○	SET 5/8" REBAR L5 7835. UNLESS OTHERWISE NOTED
R1	A.M.B L69
R2	B.M.B I3
R3	L6 P.M. 25
R4	L8 L5 44
SP	SINGLE PROPORTION
INT	INTERSECTION
M	MEASURED
CALC.	CALCULATED FROM

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS NORTH 00°57'02" WEST BEING THE BEARING BETWEEN TWO FOUND CENTRELINE WELL MONUMENTS PER R3.

GRAPHIC SCALE



AS REQUESTED BY:
SCOTT EHRKE

DATE: JUNE 2005
 JOB: 06004
 APN: 003-066-006
Sheet 2 of 3

PARCEL MAP PR 05-0114

BEING A SUBDIVISION OF LOT 11 IN BLOCK 213 OF EDWARDS FAIRVIEW TRACT, PART OF BLOCK 213, CITY OF EL PASO DE EDGES, IN THE COUNTY OF HOLMES, COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA

LOT 12
 BLOCK 213

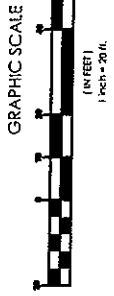


NOTE:
 SEE SHEET 2 FOR EXTERIOR BOUNDARY ESTABLISHMENT AND BASIS OF BEARINGS STATEMENT.



LEGEND

- A** FOUND BRASS CAP IN WELL MONUMENT PER REL UNLESS OTHERWISE NOTED
- O** SET 5/8" REBAR L5 7815 UNLESS OTHERWISE NOTED
- R1** A MB 169
- R2** B MB 13
- R3** 16 PM 25
- R4** 18 LS 44
- SP** SINGLE PROPORTION
- INT** INTERSECTION
- M** MEASURED
- CALC** CALCULATED FROM



AS REQUESTED BY:
SCOTT EHRKE

DATE: JUNE 2006
 JOB: 065-04
 APP: 006-066-006
Sheet 3 of 3

RESOLUTION NO. 05-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES
ACCEPTING PARCEL MAP PR 05-0114 FOR RECORDATION (EHRKE)

WHEREAS, the subdividers of tentative Parcel Map 05-0114, located at 2811 Oak Street have requested recordation of the final map; and

WHEREAS, the parcel map allows for the creation of three parcels on a 0.26 acre lot; and

WHEREAS, all conditions of approval for this subdivision have been satisfied by the subdivider; and

WHEREAS, City staff has reviewed the final parcel map and finds it to be in substantial conformance with the approved tentative map and technically correct.

THEREFORE, BE IT RESOLVED AS FOLLOWS:

SECTION 1. That the City Council of the City of Paso Robles does hereby approve the final map for Parcel Map PR 05-0114 and authorize the execution and recordation of the parcel map.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 20th day of December 2005 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Frank R. Mecham, Mayor

ATTEST:

Sharilyn M. Ryan, Deputy City Clerk

RESOLUTION NO. 05-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES
ANNEXING PARCELS 2 AND 3 OF PARCEL MAP PR 05-0114 TO THE CITY'S
COMMUNITY FACILITIES DISTRICT NO. 2005-1 (EHRKE)

WHEREAS, the owners of the real property described in Exhibit 'A' has petitioned to annex Parcels 2 and 3 of Parcel Map PR 05-0114 into the Paso Robles Community Facilities District No. 2005-1 (Public Services).

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:

SECTION 1. That the City Council of the City of Paso Robles does hereby declare that the real property located in the City of Paso Robles, County of San Luis Obispo, as more particularly described in Exhibit 'A' hereto, is hereby annexed into Community Facilities District 2005-1 and that the subject properties shall be subject to a tax lien of \$657 per dwelling unit per year, which, in turn, is subject to escalation based on a blend of the San Francisco Urban Consumer Price Index and Los Angeles Urban Consumer Price Index or two percent, whichever is greater.

SECTION 2. That the City Council of the City of Paso Robles does hereby declare that the current owners of the real property, according to the Consent and Election to Annex Real Property to an Existing Community Facilities District Petition for Formation of the District, are Scott and Janet Ehrke.

SECTION 3. That the City Council for the City of Paso Robles does hereby declare that the assessment for Parcels 2 and 3 of Parcel Map PR 05-0114 shall begin with Fiscal Year 2006-2007.

SECTION 4. That the City Council for the City of Paso Robles does hereby declare that the area annexed shall be designated as Annexation No. 05-012 to the Paso Robles Community Facilities District No. 2005-1.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 20th day of December 2005 by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

Frank R. Mecham, Mayor

ATTEST:

Sharilyn M. Ryan, Deputy City Clerk

EXHIBIT A

**CONSENT AND ELECTION TO ANNEX REAL PROPERTY TO AN EXISTING
COMMUNITY FACILITIES DISTRICT**

**CITY OF PASO ROBLES
COMMUNITY FACILITIES DISTRICT No. 2005-1
(PUBLIC SERVICES)**

ANNEXATION No. 05-012

Parcel 2 and Parcel 3 of Parcel Map PR 05-0114 of the City of El Paso de Robles, in the City of Paso Robles, County of San Luis Obispo, State of California, according to map recorded _____ in Book _____ and Page _____ of Parcel Maps.

Names of the owners of the Annexed Property:
Scott and Janet S. Ehrke

