

TO: James L. App, City Manager
FROM: Ron Whisenand, Community Development Director
SUBJECT: Acceptance of Parcel Map PR 97-0227 for Recordation and Annexation into the Landscape and Lighting Maintenance District (Ehrke)
DATE: August 29, 2006

Needs: That the City Council consider steps toward finalizing development plans for a residential development and subdivision.

Facts:

1. Applicant Jim Ehrke has requested that Parcel Map PR 97-0227 be accepted by the City for recordation. PR 97-0227 is located on the east side of Prospect Avenue north of Bella Vista Court.
2. The applicant has signed a petition and voted in favor of annexation into the Landscape and Lighting District.

Analysis and

Conclusion: Parcel Map PR 97-0227 was tentatively approved by the Planning Commission on August 8, 2000. Extension requests to August 2006 were granted by the Planning Commission and the Parcel Map filed with the City prior to the expiration date. All conditions imposed by the Planning Commission have been satisfied.

Policy

Reference: California Government Code Section 66462 (“Subdivision Map Act”)
Paso Robles Municipal Code Section 22.16.160

Fiscal

Impact: None.

Options:

- a. **(1)** Adopt Resolution No. 06-xx accepting the recordation of Parcel Map PR 97-0227, a two-lot residential subdivision located on the east side of Prospect Avenue north of Bella Vista Court; and
- (2)** Adopt Resolution No. 06-xx annexing Parcel Map PR 97-0227 into the Landscape and Lighting District.
- b. Amend, modify or reject the above option.

Attachments: (3)

- 1) Vicinity Map/Reduced size parcel map
- 2) Resolution Final Map
- 3) Resolution L & L

OWNER'S STATEMENT

WE, THE UNDERSIGNED, HEREBY STATE THAT WE ARE ALL THE OWNERS OF, AND ALL RECORD HOLDERS OF SECURITY INTEREST IN, THE PROPERTY HAVING ANY RECORD TITLE INTEREST IN THE REAL PROPERTY SHOWN ON THIS MAP AND THAT WE HEREBY CONSENT TO THE PILING AND/OR RECOGNITION OF THIS MAP AS HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE ENTIRE PORTION OF PROSPECT AVENUE WITHIN THE BOUNDARY OF THIS SUBDIVISION AS SHOWN ON THIS MAP, AND ALSO DEDICATE TO THE PUBLIC THIS EASEMENT FOR STREET TREE PLANTING, AND ALL USES INCIDENT THERETO, AS SHOWN ON THIS MAP, AND WE HEREBY RESERVE TO OURSELVES, OUR HEIRS, AND ASSIGNS FOR THE USE AND BENEFIT OF THE SEVERAL PUBLIC UTILITY COMPANIES, ESTABLISHED FOR PUBLIC UTILITY PURPOSES, SUBDIVISION, MAP AS "PUBLIC UTILITY EASEMENT" OR "P.U.E." WE HEREBY RESERVE TO OURSELVES, OUR HEIRS, AND ASSIGNS, CERTAIN PRIVATE ACCESS, PRIVATE WATER, AND PRIVATE SEWER EASEMENTS FOR THE USE AND BENEFIT OF THE PRESENT OR FUTURE OWNERS OF THE PARCELS AFFECTED BY SUCH EASEMENTS AS DELINEATED ON THIS MAP.

JIM ERRICK

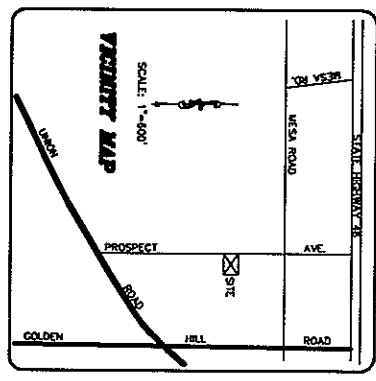
NOTARY ACKNOWLEDGMENTS

STATE OF CALIFORNIA }
 COUNTY OF SAN LUIS OBISPO } SS
 ON _____ 2002, BEFORE ME, _____ A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED JIM ERRICK, PERSONALLY KNOWN TO ME, OR BOUND TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED CAPACITY, AND THAT BY HIS SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
 WITNESS MY HAND.

SIGNATURE _____ NAME PRINTED _____
 COUNTY OF _____ EXPIRATION DATE: _____
 COMMISSION # _____

PARCEL MAP PR 97-227

IN THE CITY OF EL PASO DE ROBLES,
 COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA,
 BEING A SUBDIVISION OF PARCEL 1 OF PARCEL MAP PR 87-140 AS RECORDED IN BOOK 42 OF PARCEL MAPS AT
 PAGE 77, RECORDS OF SAID COUNTY



CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE MAP ENTITLED PARCEL MAP PR 97-227 AND THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARS ON THE RECORDS OF THE CITY ENGINEER AND HAS APPROVED THE MAP AS BEING IN ACCORDANCE WITH ALL PROVISIONS, ORDINANCES, AND APPLICABLE LAWS OF THE STATE OF CALIFORNIA, AND OF ANY LOCAL ORDINANCES, APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, HAVE BEEN COMPLIED WITH.

JOSEPH A. CHOUINARD, INTERIM CITY ENGINEER
 DATE _____
 R.C.E. 58865 (EXPIRES 6/30/2003)
 CITY OF EL PASO DE ROBLES

I HEREBY STATE THAT I HAVE EXAMINED THE MAP ENTITLED PARCEL MAP PR 97-227 AND I AM SATISFIED THAT IT IS TECHNICALLY CORRECT.

STEPHEN J. STEINER, INTERIM CITY SURVEYOR
 DATE _____
 R.C.E. 58743 (EXPIRES 3/31/2003)
 CITY OF EL PASO DE ROBLES

CITY CLERK'S STATEMENT

I, DENNIS PANSLER, CITY CLERK OF THE CITY OF EL PASO DE ROBLES, CALIFORNIA, HEREBY STATE THAT THE CITY COUNCIL OF SAID CITY DID ON THE DATE OF _____ 2002, APPROVE THE MAP OF PARCEL MAP PR 97-227 AND THAT THE OFFICE OF DEDICATION FOR ROAD AND STREET TREE PLANTING HAS BEEN ESTABLISHED IN ACCORDANCE WITH THE TERMS OF THE OFFER OF DEDICATION BY THE PARTIES HAVING RECORD INTEREST IN SAID LAND SHOWN HEREON WHOSE ACCEPTED ON BEHALF OF THE PUBLIC.

DENNIS PANSLER, CITY CLERK

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 CITY OF EL PASO DE ROBLES FOR PARCEL MAP PR 97-0287 ON FEBRUARY 10, 1998.

ROBERT A. LATY, COMMUNITY DEVELOPMENT DIRECTOR
 DATE _____

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2002, AT _____ M.
 IN BOOK _____ OF PARCEL MAPS AT PAGE _____ AT THE
 REQUEST OF WM. E. TOUCHON.
 DOC. NO.: _____ REC.: _____
 COUNTY RECORDER _____ BY: DEPUTY _____

SURVEYOR'S STATEMENT
 THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES AT THE REQUEST OF JIM ERRICK IN MARCH OF 1998. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE FIELD SURVEY AND I HEREBY APPROVE TENTATIVELY CONFORMS TO ANY FURTHER HEREBY APPROVED TENTATIVE MAP, IF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED. ALL OF THE MONUMENTS SHOWN HEREON ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

WM. E. TOUCHON LS 1846 EXPIRES 9-30-2004

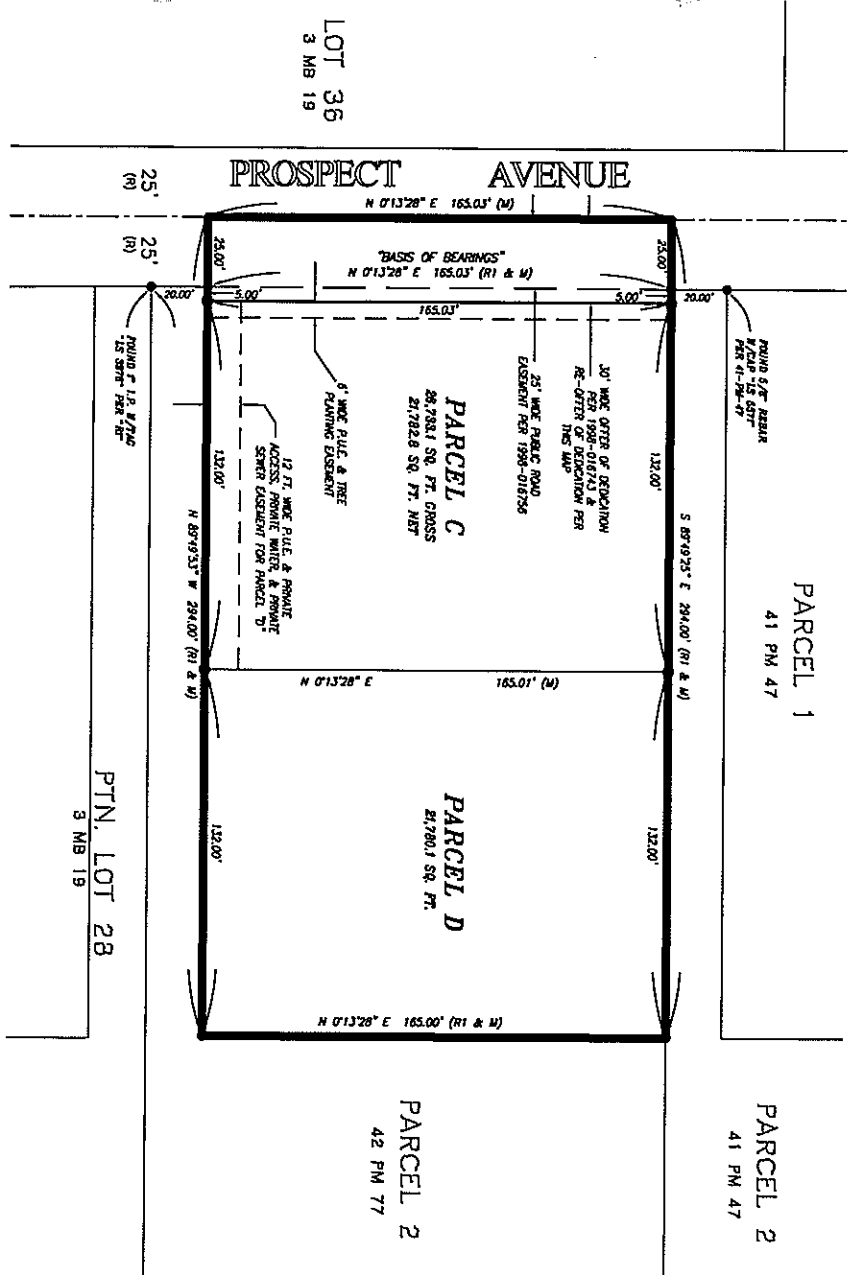


SHEET 1 OF 2

TWIN CITIES SURVEYING
 415 MAIN ST. / PO. BOX 277
 TAMPAFLON, CA 95465-0277
 (605) 434-1884 FAX 434-3894
 JN 87047

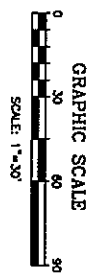
FIDELITY NATIONAL 122824 04

PARCEL MAP PR 97-227
 IN THE CITY OF EL PASO DE ROBLES,
 COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA,
 BEING A SUBDIVISION OF PARCEL 1 OF PARCEL MAP
 PR 87-140 AS RECORDED IN BOOK 42 OF PARCEL
 MAPS AT PAGE 77, RECORDS OF SAID COUNTY



- LEGEND:**
- - FOUND 5/8" REBAR W/PLASTIC CAP
 - - SET 1/2" W/PLASTIC CAP
 - - SET 1" W/BRASS TAG "LS 4816"
 - - SET 1" W/BRASS TAG "LS 4816"
 - M - MEASURED
 - R - 3-MB-19
 - RI - 42-PM-77
 - RI - 42-PM-77

BASIS OF BEARINGS
 THE "BASIS OF BEARINGS" FOR THIS MAP AND SURVEY IS THE EASTERLY RIGHT-OF-WAY LINE OF PROSPECT AVENUE AS ESTABLISHED BY THE FOUND MONUMENTS SHOWN HEREON AND NOTED AS N 0°13'28" E PER 42-PM-77.



SHEET 2 OF 2

TWIN CITIES SURVEYING
 615 W. 13TH ST. / P.O. BOX 777
 503 BURLINGAME, CA 94010
 (605) 434-1834 FAX 434-3884
 JH 89047

RESOLUTION NO. 06-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES
ACCEPTING AND APPROVING THE EXECUTION AND RECORDATION
OF THE FINAL MAP FOR PARCEL MAP PR 97-0227 (EHRKE)

WHEREAS, the subdivider of tentative Parcel Map PR 97-0227, located on the east side of Prospect Avenue, north of Bella Vista Court, has requested recordation of the final map; and

WHEREAS, the parcel map allows for the creation of two (2) parcels on a 1.11 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 PR 97-0227, and authorize the execution and recordation of the parcel map.

SECTION 2. That the City Council of the City of Paso Robles accept the offers of dedication for Prospect Avenue and the public utility and tree planting easements as shown on the final map.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 29th day of August 2006 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Frank R. Mecham, Mayor

ATTEST:

Deborah D. Robinson, Deputy City Clerk

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

The City of El Paso de Robles
1000 Spring Street
Paso Robles, CA 93446

Attn: DITAS ESPERANZA

RESOLUTION NO. 06-xx

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES
ANNEXING PR 97-227 AS PART OF SUBAREA 84 TO THE
“PASO ROBLES LANDSCAPE AND LIGHTING DISTRICT NO. 1”
(STREETS AND HIGHWAYS CODE SECTIONS 22500, ET SEQ.)

WHEREAS, the owner of the real property described in Exhibit ‘A’ has petitioned for annex PR 97-227 into the Paso Robles Landscape and Lighting District No. 1 (“District”).

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED 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 the District and that all landscape and lighting improvements required as conditions of approval of PR 97-227 be installed by the developer.

SECTION 2. That the City Council of the City of Paso Robles does hereby declare that the current owner of the real property, according to the Petition for Formation of the District, is Jim Ehrke.

SECTION 3. That the City Council for the City of Paso Robles does hereby declare that the assessment for PR 97-227 shall begin with Fiscal Year 2007-2008.

SECTION 4. That the City Council for the City of Paso Robles does hereby declare that the area annexed shall be designated Paso Robles Landscape and Lighting District No. 1, as part of Sub-Area 84.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 29th day of August, 2006 by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

Frank R. Mecham, Mayor

ATTEST:

Deborah D. Robinson, Deputy City Clerk