

TO: James L. App, City Manager
FROM: Ron Whisenand, Community Development Director
SUBJECT: Acceptance of Parcel Map 05-0381 for Recordation (Mondo)
DATE: April 3, 2007

Needs: That the City Council consider steps toward finalizing development plans for an industrial-agricultural development and subdivision.

Facts:

1. Applicant Dry Creek Partners, LLC (Doug Mondo, representative) has requested that Parcel Map PR 05-0381 be accepted by the City for recordation. Parcel Map PR 05-0381 is located on Dry Creek Road west of Airport Road.
2. Doug Mondo is a member of another ownership group that has gained Planning Commission approval for a business park subdivision of the adjacent property to the east.

**Analysis
and**

Conclusion: Parcel Map PR 05-0381 was tentatively approved by the Planning Commission on June 27, 2006. All conditions imposed by the Planning Commission have been satisfied.

Policy

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

Fiscal

Impact: None.

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

- a. Adopt Resolution No. 07-xx accepting the recordation of Parcel Map PR 05-0381, a two-lot industrial subdivision located on Dry Creek Road west of Airport Road.
- b. Amend, modify, or reject the above option.

Attachments: (2)

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

OWNERS' 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 DESCRIBED WITHIN THE SUBDIVISION MAP PR 05-0381, AND THAT EACH OF US DOES HEREBY AND WE HEREBY DEEDICATE TO THE PUBLIC FOR PUBLIC USE ALL STREETS SHOWN ON THIS MAP AND WE ALSO DEEDICATE TO THE PUBLIC THE STREET THE EASEMENT AS DESIGNATED ON THIS MAP AND WE HEREBY RESERVE TO OURSELVES, OUR HEIRS, AND ASSIGNS FOR THE USE AND BENEFIT OF THE SEVERAL PUBLIC UTILITY COMPANIES WHICH ARE AUTHORIZED TO SERVE IN SAID SUBDIVISION MAPS FOR PUBLIC UTILITY PURPOSES, DELINEATED ON SAID MAP AS "PUBLIC UTILITY EASEMENT", OR "P.U.E."

ARCELIN MONJAN, TRUSTEE
ARCELIN-MONJAN TRUST DATED APRIL 28, 2005
DRY CREEK PARTNERS, L.P.
SIGNATURE _____
PRINTED NAME _____
TITLE _____

NOTARY ACKNOWLEDGMENTS
STATE OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED **ARCELIN MONJAN**, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME IN HER AUTHORIZED CAPACITY, AND THAT BY HER SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

SIGNATURE _____
COUNTY OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

SIGNATURE _____
COUNTY OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

TRUSTEE'S STATEMENT

HURST FINANCIAL CORPORATION, AS TRUSTEE UNDER A DEED OF TRUST DATED DECEMBER 22, 2005 AND RECORDED DECEMBER 29, 2005 AS INSTRUMENT NO. 2005-08806 OF OFFICIAL RECORDS OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA
SIGNATURE _____
PRINTED NAME _____
TITLE _____

NOTARY ACKNOWLEDGMENT
STATE OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

SIGNATURE _____
COUNTY OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

PARCEL MAP PR 05-0381

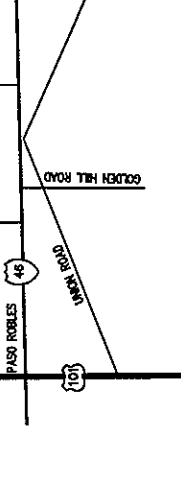
BEING A SUBDIVISION OF PARCEL 3 OF PARCEL MAP PR 04-0078, IN THE CITY OF EL PASO DE ROBLES, AS FILED IN BOOK 64, PAGES 98-99 OF PARCEL MAPS COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA.

TRUSTEE'S STATEMENT
FIRST AMERICAN TITLE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE UNDER A DEED OF TRUST OFFICIAL RECORDS OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA
SIGNATURE _____
PRINTED NAME _____
TITLE _____

NOTARY ACKNOWLEDGMENTS
STATE OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

SIGNATURE _____
COUNTY OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

SIGNATURE _____
COUNTY OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:



VICINITY MAP
NO SCALE

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY CONDUCTED BY ME OR UNDER MY DIRECTION AND IN ACCORDANCE WITH THE PROVISIONS OF THE SURVEYING ACTS OF THE STATE OF CALIFORNIA AND THE PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND OF ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THIS MAP AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRAINED.

CITY ENGINEER'S STATEMENT
I HEREBY STATE THAT I HAVE EXAMINED THE APPLICABLE MAP ENTITLED PARCEL MAP PR 05-0381 AND THAT THE SAME COMPLY WITH THE PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND OF ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THIS MAP AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRAINED.

CITY CLERK'S STATEMENT
I, DENNIS FANSLER, CITY CLERK OF THE CITY OF EL PASO DE ROBLES, CALIFORNIA, HEREBY STATE THAT THE MAP OF PARCEL MAP PR 05-0381 SHOWS THE MAP AND THAT THE OFFICERS OF PUBLIC UTILITIES OF STREETS AND STREET TREE EASEMENT WERE ACCEPTED ON BEHALF OF THE PUBLIC.

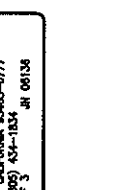
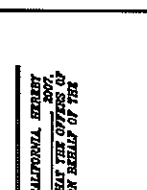
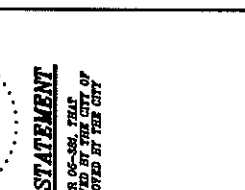
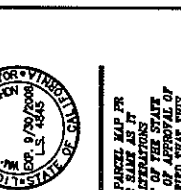
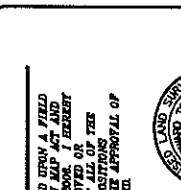
RECORDER'S STATEMENT
FILED THIS _____ DAY OF _____, 2007, AT _____, CALIFORNIA.
AT THE REQUEST OF **W.K. YOUNGBURN**
Doc. No. _____
JOSE L. ROSARIO REC. DEPUTY
COUNTY RECORDER

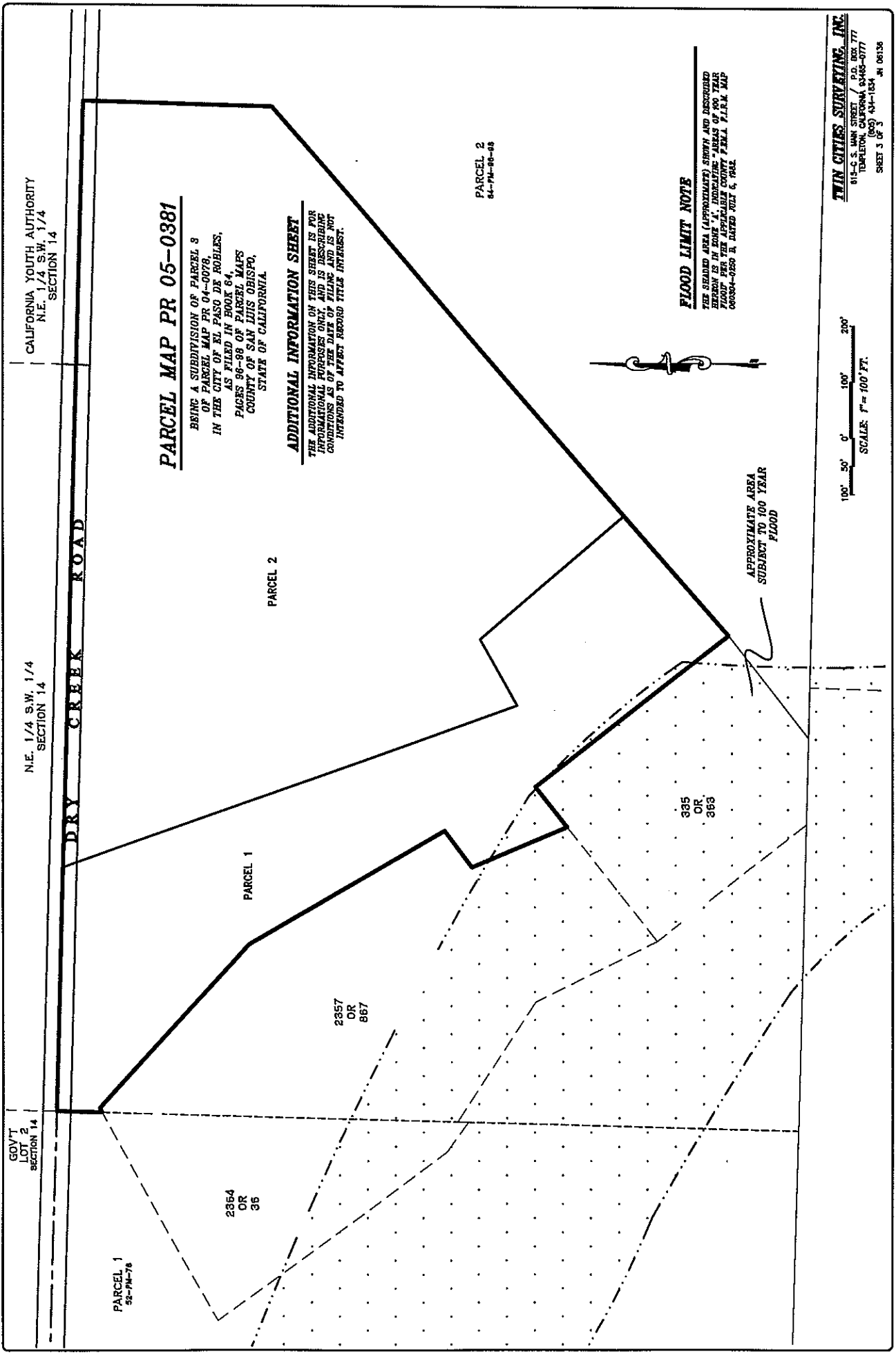
TRUSTEE'S STATEMENT
FIRST AMERICAN TITLE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE UNDER A DEED OF TRUST OFFICIAL RECORDS OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA
SIGNATURE _____
PRINTED NAME _____
TITLE _____

NOTARY ACKNOWLEDGMENTS
STATE OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

NOTARY ACKNOWLEDGMENT
STATE OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

NOTARY ACKNOWLEDGMENT
STATE OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO }
ON _____ 2007, BEFORE ME
A NOTARY PUBLIC FOR THE STATE OF CALIFORNIA, PERSONALLY APPEARED _____, KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:





RESOLUTION NO. 07-xxx

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES
ACCEPTING PARCEL MAP PR 05-0381 FOR RECORDATION
(MONDO)

WHEREAS, the subdivider of tentative Parcel Map PR 05-0381, located at 2550 Dry Creek Road, has requested recordation of the final map; and

WHEREAS, the parcel map allows for the creation of two (2) parcels on a 28.13 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 05-0381 and authorize the execution and recordation of the parcel map.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 3rd day of April, 2007 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Frank R. Mecham, Mayor

ATTEST:

Deborah D. Robinson, Deputy City Clerk