

TO: James L. App, City Manager
FROM: Ron Whisenand, Community Development Director
SUBJECT: Acceptance of Parcel Map 07-0003 for Recordation (Heer)
DATE: December 15, 2009

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

Facts: 1. Applicants Henry and Leslie Heer have requested that Parcel Map PR 07-0003 be accepted by the City for recordation. Parcel Map PR 07-0003 is located at the southwest corner of Tractor Way and Combine Street.

**Analysis
and**

Conclusion: Parcel Map PR 07-0003 was tentatively approved by the Planning Commission on January 27, 2009. 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 by taking the following actions:

- a. Adopt Resolution No. 09-xx accepting the recordation of Parcel Map PR 07-0003, a two-lot commercial subdivision located at the southwest corner of Tractor Way and Combine Street.
- 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 RECORDED TITLE INTEREST IN THE REAL PROPERTY INCORPORATED WITHIN THE SUBDIVISION AND PROJECT SHOWN ON THIS MAP, AND THAT EACH OF US DOES HEREBY CONSENT TO THE FILING AND/OR RECORDEMENT OF THIS MAP.

HENRY A. HEER

LESLIE HEER

NOTARY ACKNOWLEDGEMENTS

STATE OF CALIFORNIA }
COUNTY OF SAN LUIS OBISPO } SS
ON _____, 2009, BEFORE ME
A NOTARY PUBLIC, PERSONALLY APPEARED HENRY A. HEER & LESLIE HEER, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITY, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSONS, OR THE ENTITIES UPON BEHALF OF WHICH THE PERSONS ACTED, EXECUTED THE INSTRUMENT.
I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.
WITNESS MY HAND:

SIGNATURE

COUNTY OF COMMISSION:

COMMISSION NO. _____ EXP. DATE _____

VICINITY MAP
(NOT TO SCALE)



PARCEL MAP PR 07-0003

A SUBDIVISION OF LOT 6 OF TRACT 16, MAPS 40 IN THE CITY OF EL PASO DE ROBLES, COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA.

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 ORDINANCE AT THE REQUEST OF JOHN MCCLARTY IN APRIL OF 2009. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. I ALSO STATE THAT ALL OF 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 RETRACED.



W.M.E. TOUCHERON P.L.S. 4846 (EXP. 9-30-2010)

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE ANNETED MAP ENTITLED PARCEL MAP PR 07-0003, THAT THE SUBDIVISION SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREOF, AND THAT ALL THE PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND OF ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH, AND THAT I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

JOHN B. FALKENSTEIN, CITY ENGINEER
CITY OF EL PASO DE ROBLES
R.C.E. CS3760 (EXP. 6-30-2010)

COMMUNITY DEVELOPMENT DIRECTOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP ENTITLED PR 07-0003, THAT SAID MAP SUBSTANTIALLY CONFORMS TO THE TENTATIVE MAP AS APPROVED BY THE CITY OF EL PASO DE ROBLES ON JANUARY 27, 2009. THIS MAP IS THEREFORE APPROVED BY THE CITY OF EL PASO DE ROBLES.

RONALD WHISERMAN
COMMUNITY DEVELOPMENT DIRECTOR
CITY OF EL PASO DE ROBLES

CITY CLERK'S STATEMENT

I, DENNIS FAUSLER, CITY CLERK OF THE CITY OF EL PASO DE ROBLES, CALIFORNIA, HEREBY STATE THAT THE CITY COUNCIL OF SAID CITY DID ON THE _____ DAY OF _____, 2009, APPROVE THE MAP OF PARCEL MAP PR 07-0003 SHOWN HEREON.

WITNESS MY HAND AND SEAL THIS _____ DAY OF _____, 2009.

DENNIS FAUSLER, CITY CLERK
CITY OF EL PASO DE ROBLES

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2009, AT _____ M.

IN BOOK _____ OF PARCEL MAPS AT PAGES _____

AT THE REQUEST OF W.M.E. TOUCHERON.

DOC. NO. _____ PAGES _____

JULIE L. RODRIGUEZ BY: _____
COUNTY RECORDER DEPUTY

PARCEL MAP PR 07-0003

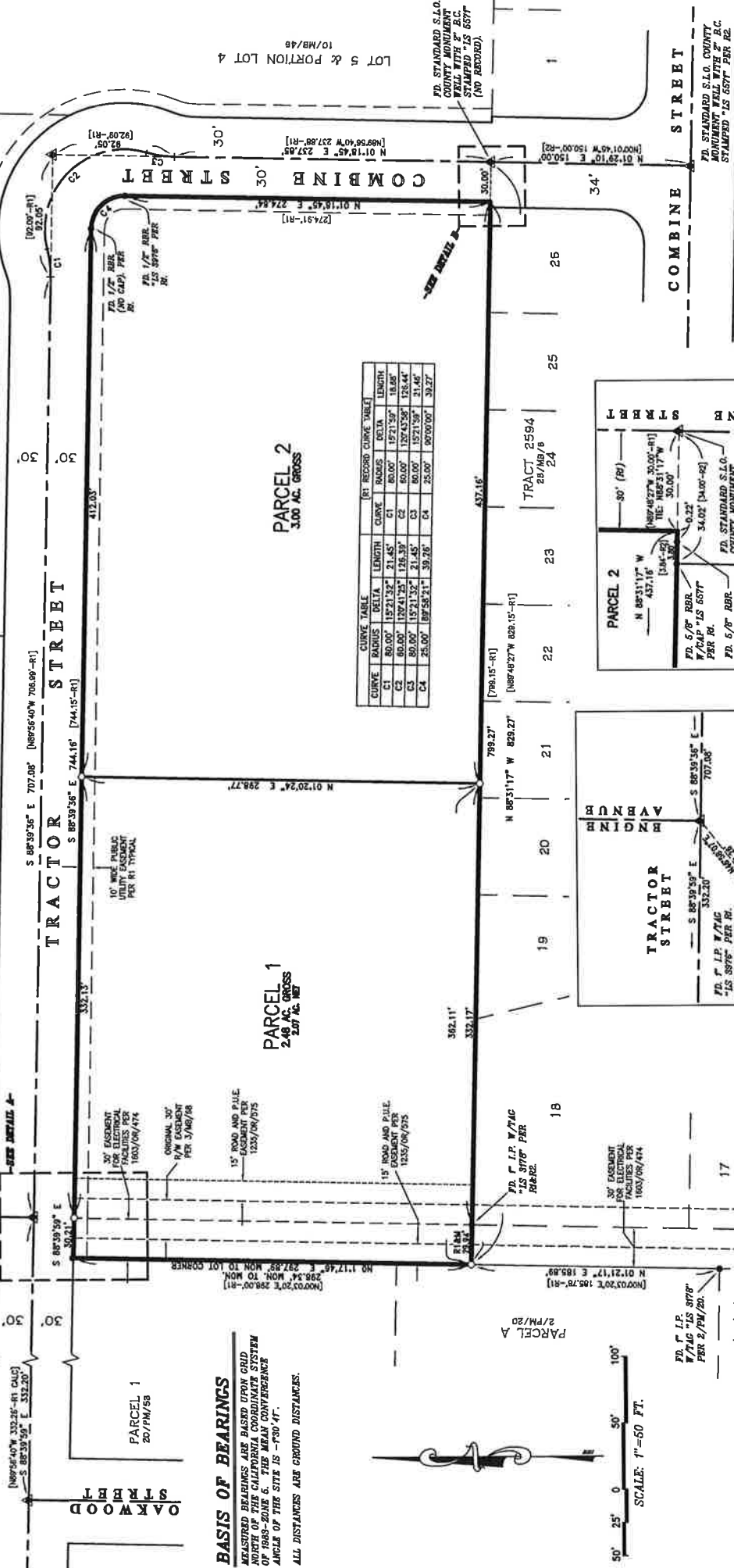
A SUBDIVISION OF LOT 6
OF CITY OF PASO ROBLES
IN THE COUNTY OF SAN LUIS OBISPO,
STATE OF CALIFORNIA.

PORTIONS OF LOT 4
10/MB/46

PARCEL B
36/PM/88

PARCEL A
36/PM/89

LOT 2
10/MB/46



CURVE	RADIUS	DELTA	LENGTH	CURVE	RADIUS	DELTA	LENGTH
C1	80.00'	182°11'28"	21.45'	C1	80.00'	182°11'28"	21.45'
C2	80.00'	178°41'38"	21.45'	C2	80.00'	178°41'38"	21.45'
C3	80.00'	152°11'32"	21.45'	C3	80.00'	152°11'32"	21.45'
C4	25.00'	88°58'21"	39.78'	C4	25.00'	88°58'21"	39.78'

BASIS OF BEARINGS
MEASURED BEARINGS ARE BASED UPON GRID
NORTH OF THE CALIFORNIA COORDINATE SYSTEM
OF 1983 AND THE STATE PLANE COORDINATE
ANGLE OF THE SITE IS -730.47".
ALL DISTANCES ARE GROUND DISTANCES.



- LEGEND:**
- = SET F. IRON PIPE WITH BRASS TAG "LS 4846"
 - = FOUND MONUMENT AS NOTED UNLESS OTHERWISE NOTED
 - ▲ = FOUND MONUMENT WELL WITH F. BRASS CAP STAMPED "LS 8876" PER R. UNLESS OTHERWISE NOTED
 - R.C. = BRASS CAP
 - F.D. = FOUND
 - I = POINT ESTABLISHED BY BEARING-BEARING INTERSECTION
 - MON. = MONUMENT
 - P.U.E. = PUBLIC UTILITY EASEMENT
 - RBR. = ROAD BRASS STAKE
 - R/W = RIGHT OF WAY

RECORD MAPS
R1 = 10/MB/46 (1980)
R2 = 28/MB/6 (2006)

DETAIL A
(NOT TO SCALE)

DETAIL B
(NOT TO SCALE)

TWIN CITIES SURVEYING, INC.
615-C S. MAIN STREET / P.O. BOX 777
TEMPLETON, CALIFORNIA 93465-0777
(805) 434-1834
JN 07001
SHEET 2 OF 2

RESOLUTION NO. 09-
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES
ACCEPTING PARCEL MAP PR 07-0003 FOR RECORDATION
(HEER)

WHEREAS, the subdivider of tentative Parcel Map PR 07-0003, located at the southwest corner of Tractor Way and Combine Street, has requested recordation of the final map; and

WHEREAS, the parcel map allows for the creation of two (2) parcels on a 5.48 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:

That the City Council of the City of Paso Robles does hereby approve the final map for Parcel Map PR 07-0003 and authorize the execution and recordation of the parcel map.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 15th day of December, 2009 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Duane Picanco, Mayor

ATTEST:

Lonnie Dolan, Deputy City Clerk