

TO: James L. App, City Manager

FROM: Ed Gallagher, Community Development Director

SUBJECT: Acceptance of Parcel Map PRAL 13-0084 for Recordation (Saunders)

DATE: October 15, 2013

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

Facts: Applicants Jim and Terry Saunders have requested that Parcel Map PRAL 13-0084 be accepted by the City for recordation. Parcel Map PRAL 13-0084 is a lot line adjustment of four parcels comprising 3.94 acres at the southwest corner of 4th and Pine Streets.

**Analysis
and**

Conclusion: Parcel Map PRAL 13-0084 was tentatively approved by the Community Development Director on September 17, 2013. All conditions imposed by the Director 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 action:

- a. Adopt Resolution No. 13-xx accepting the recordation of Parcel Map PRAL 13-0084, a lot line adjustment of four parcels at the southwest corner of 4th and Pine Streets.
- b. Amend, modify, or reject the above option.

Attachments: (2)

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

BASIS OF BEARINGS

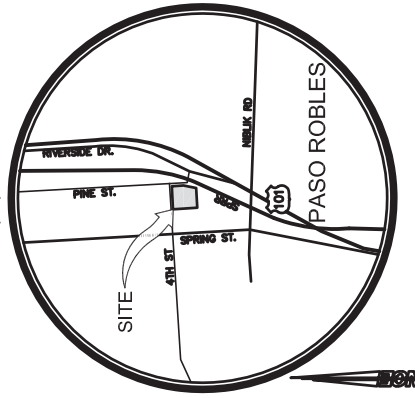
THE BASIS OF BEARINGS FOR THIS MAP IS BETWEEN TWO FOUND MONUMENTS ALONG THE CENTERLINE OF 4TH STREET HAVING A BEARING OF N 86°26'31" E PER R1.

LEGEND

- FOUND 5/8" REBAR PER R1 UNLESS OTHERWISE NOTED
- ▲ FOUND STANDARD CITY WELL MONUMENT AS NOTED
- SET 5/8" REBAR WITH CAP "LS 5812" UNLESS OTHERWISE NOTED
- M MEASURED
- CALC CALCULATED
- P.U.E. PUBLIC UTILITY EASEMENT
- R.A.E. RECROPPAL ACCESS EASEMENT

REFERENCES

- R1 RECORD DATA PER 46/PM/10
- R2 RECORD DATA PER 55/RS/64



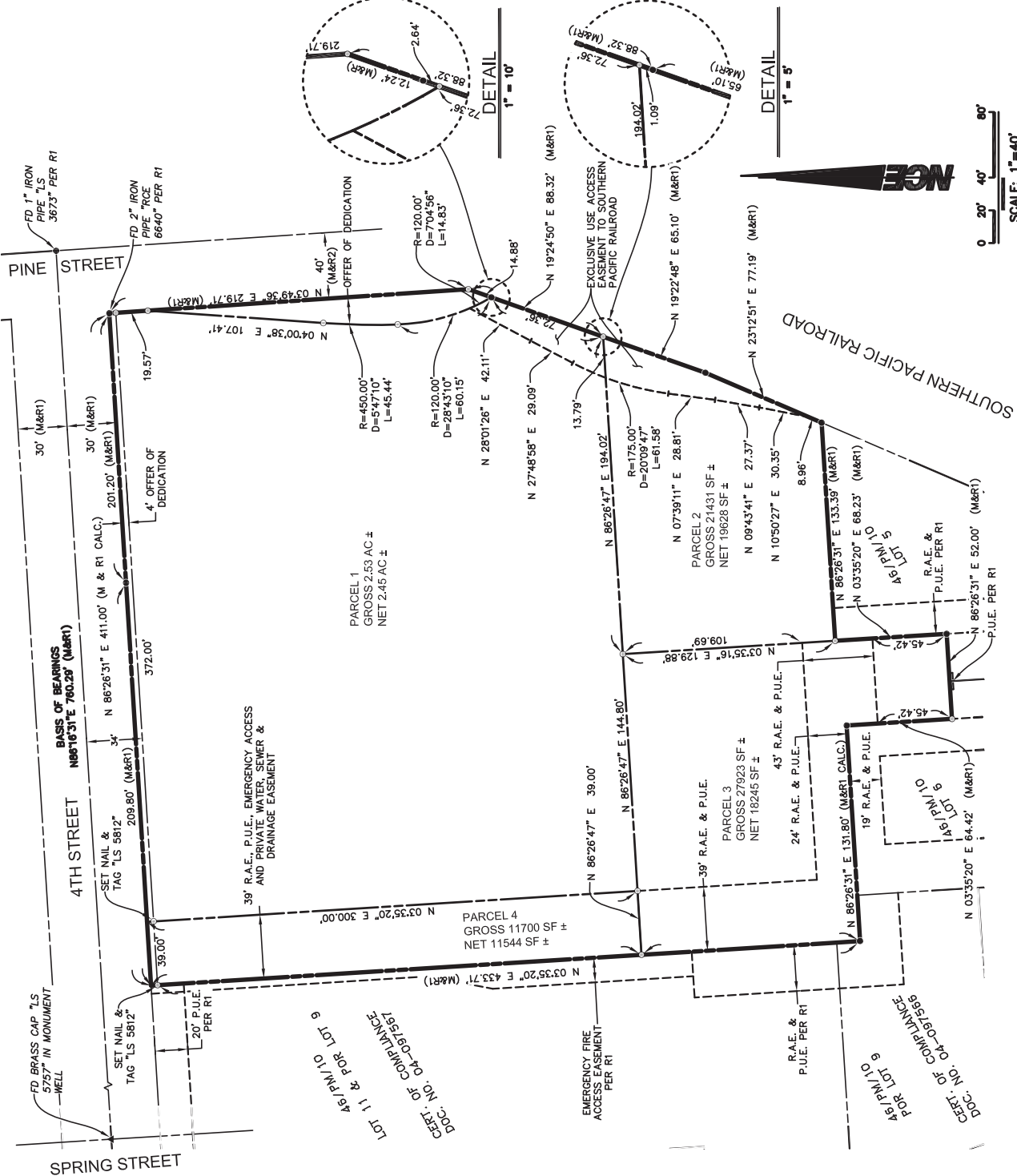
LOCATION MAP
NO SCALE

PARCEL MAP PRAL 13-0084

IN THE CITY OF PASO ROBLES, COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA
BEING A LOT LINE ADJUSTMENT OF LOTS 1, 2, 3, 4 & 10 OF PARCEL MAP PRAL 88-003 ACCORDING TO THE MAP RECORDED IN BOOK 46 OF PARCEL MAPS, AT PAGE 10 IN OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.



SHEET 2 OF 2



OWNER'S STATEMENT

WE, THE UNDERSIGNED, HEREBY STATE THAT WE ARE ALL THE OWNERS OF AND THE ONLY PERSONS ENTITLED TO EXECUTE THIS MAP, AND THAT WE DO HEREBY CONSENT TO THE FILING AND/OR RECORDATION OF THIS MAP.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES:

1. WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE AN EASEMENT FOR EMERGENCY ACCESS PURPOSES AS DELINEATED ON SAID MAP AND ALL USES INCIDENT THERE TO.

2. WE ALSO HEREBY DEDICATE FOR THE USE AND BENEFIT OF SEVERAL PUBLIC UTILITY COMPANIES WHICH ARE AUTHORIZED TO SERVE ON SAID PARCELS, EASEMENTS FOR PUBLIC UTILITY PURPOSES DELINEATED ON SAID MAP AS "PUBLIC UTILITY EASEMENT" OR "P.U.E."

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS, AND ASSIGNS PRIVATE RECIPROCAL ACCESS, WATER, SEWER & DRAINAGE EASEMENTS FOR THE USE AND BENEFIT OF THE PRESENT OR FUTURE OWNERS OF THE PARCELS AFFECTED BY SUCH EASEMENTS, AS DELINEATED ON SAID MAP.

BY: JAMES R. SAUNDERS

BY: TERRY C. SAUNDERS

ACKNOWLEDGMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF _____

ON _____, 2013, BEFORE ME
A NOTARY PUBLIC, PERSONALLY APPEARED
WHO 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/ THEY EXECUTED THE SAME IN HIS/HER/ THEIR CAPACITY(IES), AND THAT
BY HIS/HER/ THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY
UPON BEHALF OF WHICH THE PERSON(S) 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.

NOTARY SIGNATURE _____ NAME PRINTED _____
COUNTY OF _____, CA. NOTARY EXPIRES _____ NOTARY COMMISSION NUMBER _____

ACKNOWLEDGMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF _____

ON _____, 2013, BEFORE ME
A NOTARY PUBLIC, PERSONALLY APPEARED
WHO 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/ THEY EXECUTED THE SAME IN HIS/HER/ THEIR CAPACITY(IES), AND THAT
BY HIS/HER/ THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY
UPON BEHALF OF WHICH THE PERSON(S) 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.

NOTARY SIGNATURE _____ NAME PRINTED _____
COUNTY OF _____, CA. NOTARY EXPIRES _____ NOTARY COMMISSION NUMBER _____

ACKNOWLEDGMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF _____

ON _____, 2013, BEFORE ME
A NOTARY PUBLIC, PERSONALLY APPEARED
WHO 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/ THEY EXECUTED THE SAME IN HIS/HER/ THEIR CAPACITY(IES), AND THAT
BY HIS/HER/ THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY
UPON BEHALF OF WHICH THE PERSON(S) 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.

NOTARY SIGNATURE _____ NAME PRINTED _____
COUNTY OF _____, CA. NOTARY EXPIRES _____ NOTARY COMMISSION NUMBER _____

CITY CLERK'S STATEMENT

I, DENNIS FANSLER, CITY CLERK OF THE CITY OF EL PASO DE ROBLES, CALIFORNIA,
HEREBY STATE THAT THE CITY COUNCIL OF SAID CITY DID ON _____,
2013, APPROVE THE MAP OF PRAL 13-0084 SHOWN HEREON AND ACCEPTS THE OFFER
OF DEDICATION FOR PUBLIC EMERGENCY ACCESS AND PUBLIC UTILITY EASEMENTS AS
SHOWN ON THIS MAP, TO THE TERMS OF OFFER OF DEDICATION BY THE PARTIES HAVING
A RECORD TITLE INTEREST IN SAID LAND.

WITNESS MY HAND AND SEAL THIS _____ DAY OF _____, 2013.

DENNIS FANSLER, CITY CLERK

BENEFICIARY'S STATEMENT

PACIFIC CAPITAL BANK, N.A., A NATIONAL BANKING ASSOCIATION, DOING BUSINESS
AS PACIFIC CAPITAL BANK & TRUST, BENEFICIARY UNDER A DEED OF TRUST
RECORDED MARCH 8, 2011 AS INSTRUMENT NO. 2011-011398 OF OFFICIAL
RECORDS.

BY: _____

BY: _____

ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF _____

ON _____, 2013, BEFORE ME
A NOTARY PUBLIC, PERSONALLY APPEARED
WHO 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/ THEY EXECUTED THE SAME IN HIS/HER/ THEIR CAPACITY(IES), AND THAT
BY HIS/HER/ THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY
UPON BEHALF OF WHICH THE PERSON(S) 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.

NOTARY SIGNATURE _____ NAME PRINTED _____
COUNTY OF _____, CA. NOTARY EXPIRES _____ NOTARY COMMISSION NUMBER _____

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. THE MAP IS A TRUE AND CORRECT REPRESENTATION OF
THE SURVEYED LAND AND THE MONUMENTS THEREON. THE MAP IS IN FULL COMPLIANCE
WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. THE
MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR WILL
BE SET WITHIN ONE YEAR OF THE DATE OF THIS MAP. THE MONUMENTS SHOWN
HEREON ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

JOHN R. SANDERS

JOHN R. SANDERS LS. 5812 DATE _____

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE ANNEXED MAP ENTITLED PRAL 13-0084,
THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT
APPEARED ON THE TENTATIVE MAP. IF REQUIRED, AND ANY APPROVED ALTERATIONS
HEREON, THAT THE PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE
OF CALIFORNIA, AND OF ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF THE
APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH AND THAT I AM
SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATE: _____
JOHN B. FALKENSTEN
CITY ENGINEER
CITY OF PASO ROBLES
R.C.E. C33780

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
PRAL 13-0084 ON _____, 2013.

RONALD WHISENAND, COMMUNITY DEVELOPMENT DIRECTOR DATE _____

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2013, AT _____, IN BOOK _____
OF MAPS AT PAGE(S) _____, AT THE REQUEST OF JOHN R. SANDERS.
DOCUMENT NO. _____
FEE: _____

JULE L. ROEDER
COUNTY RECORDER DEPUTY RECORDER

PARCEL MAP PRAL 13-0084

IN THE CITY OF PASO ROBLES, COUNTY OF
SAN LUIS OBISPO, STATE OF CALIFORNIA
BEING A LOT LINE ADJUSTMENT OF LOTS 1, 2, 3, 4 & 10
OF PARCEL MAP PRAL 89-003 ACCORDING TO THE MAP
RECORDED IN BOOK 48 OF PARCEL MAPS, AT PAGE 10
IN OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.



RESOLUTION NO. 13-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES
ACCEPTING PARCEL MAP PRAL 13-0084 FOR RECORDATION
(SAUNDERS)

WHEREAS, the applicants for tentative Parcel Map PRAL 13-0084, located at the southwest corner of 4th and Pine Streets, have requested recordation of the final map; and

WHEREAS, PRAL 13-0084 is a lot line adjustment of four parcels comprising 3.94 acres; 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 PRAL 13-0084 and authorize the execution and recordation of the parcel map.

SECTION 2. That the City Council of the City of Paso Robles does hereby accept the offer of dedication for road purposes on 4th Street and Pine Street as shown on the final map.

SECTION 3. That the City Council of the City of Paso Robles does hereby accept the offer of dedication for public utility and emergency services access easements as shown on the final map.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 15th day of October, 2013 by the following vote:

AYES:
NOES:
ABSENT:
ABSTAIN:

ATTEST:

Duane Picanco, Mayor

Caryn Jackson, Deputy City Clerk