
File #: 2016-302, Version: 1

City Council

MEETING DATE: 8/10/2016

TITLE:

Approval of the Final Map of Parcel Map No. 36584 located at the Southwest Corner of San Luis Rey Drive and Mission Drive.

FROM:

John A. Corella, P.E. - City Engineer

RECOMMENDATION:

Staff recommends the City Council approve Parcel Map No. 36584 and authorize the City Clerk to sign Final Parcel Map.

BACKGROUND:

On August 20, 2014, the City Planning Commission approved Tentative Parcel Map No. 36584 for the division of a 0.547 acre vacant parcel into 3 Parcels. The Parcels are located on the southwest corner of San Luis Rey Drive and Mission Drive in the Dream Homes area.

DISCUSSION:

This was a straightforward application and the proposed property division met all Zoning and Planning Codes. No dedications or improvements are required as Conditions of Approval for this Final Parcel Map; therefore there are no requirements for a Subdivision Improvement Agreement or Improvement Bonds. All final monuments have already been set, so there is no need for a monument bond.

The Final Parcel Map has been prepared and is ready for final approval. It is in substantial compliance with the approved Tentative Parcel Map and will be ready for recordation upon Council approval and signature by the City Engineer and City Clerk.

City Staff is recommending that the City Council approve Final Parcel Map No. 36584 and authorize the City Clerk to sign the Final Parcel Map.

ENVIRONMENTAL FINDING:

The Planning Commission approved an exemption to CEQA based on their finding that the project was Categorically Exempt under Section 15315, Class 15 (Minor Land Divisions) of the State CEQA Guidelines. No further findings are necessary for the Final Parcel Map.

FISCAL IMPACT:

There are no fiscal impacts as a result of the Final Parcel Map approval.

ATTACHMENTS:

Final Parcel Map No. 36584