



AGENDA REPORT
SAN CLEMENTE CITY COUNCIL MEETING
 Meeting Date: July 17, 2012

Agenda Item LOG
 Approvals: _____
 City Manager [Signature]
 Dept. Head [Signature]
 Attorney _____
 Finance _____

Department: Public Works / Engineering Division OB
Prepared By: Zachary Ponsen, Senior Civil Engineer

Subject: **APPROVE FINAL PARCEL MAP 2007-107, CHOU CONDOMINIUMS, 408 AVENIDA SANTA BARBARA.**

Summary: Tentative Parcel Map 2007-107 was approved by the Planning Commission on February 6, 2008, and by the City Council on March 18, 2008. Steve Chou, the Subdivider of Final Parcel Map 2007-107, has submitted the Final Parcel Map for City Council approval. Final Parcel Map 2007-107 contains two residential condominium dwelling units on one 4,051 square-foot lot. The CC&Rs for the project have been reviewed and approved by the City Attorney. The Subdivider has paid the development fees and satisfied all Conditions of Approval that are required prior to Final Parcel Map approval. The Condition of Approval for the developer to dedicate water rights has been addressed and is offered for dedication on the Final Map.

Recommended Action: STAFF RECOMMENDS THAT the City Council:

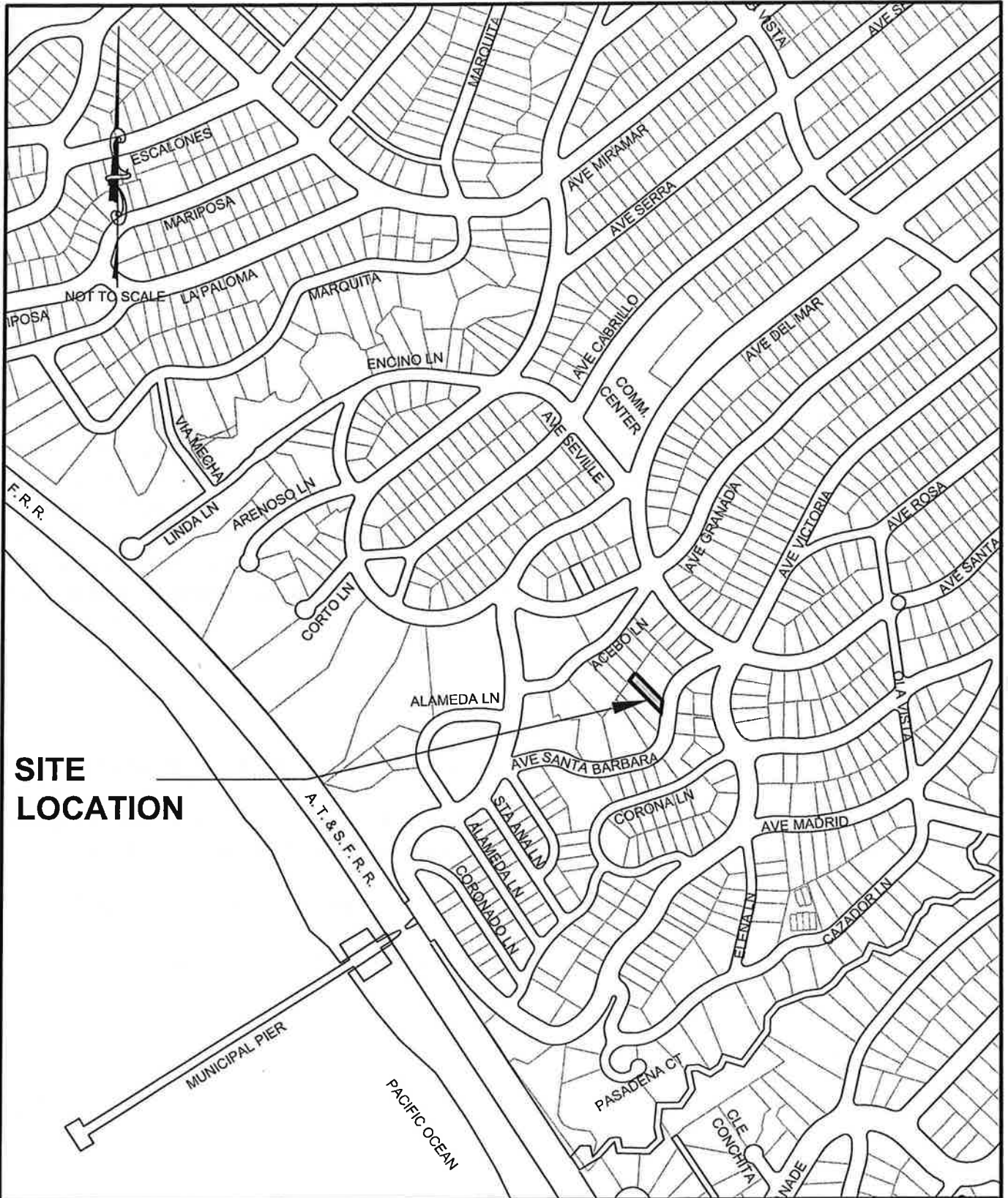
1. Accept on behalf of the City of San Clemente the water rights as dedicated;
2. Approve the Final Parcel Map 2007-107 as it conforms to the requirements set forth in the Subdivision Map Act and the previously approved Tentative Parcel Map;
3. Authorize the Public Works Director / City Engineer to sign the Final Parcel Map; and
4. Authorize the City Clerk to sign and submit the Final Parcel Map for recordation with the County of Orange Recorder's Office.

Fiscal Impact: None.

Attachments: Location Map

Notification: None.

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**SITE
LOCATION**



City of San Clemente

910 Calle Negocio, Suite 100
 San Clemente, CA 92673
 Tel (949) 361-6100
 Fax (949) 361-8318

LOCATION MAP

**FINAL PARCEL MAP NO. 2007-107
 408 Santa Barbara**

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