



AGENDA REPORT

SAN CLEMENTE CITY COUNCIL MEETING

Meeting Date: May 21, 2019

Agenda Item 6-J

Approvals:

City Manager *[Signature]*

Dept. Head *[Signature]*

Attorney *[Signature]*

Finance *[Signature]*

Department: Public Works / Engineering
Prepared By: Ron Nicholas, Assistant Engineer

Subject: *APPROVE FINAL PARCEL MAP 2017-121, RALEIGH CONDOMINIUMS AT 1507 CALLE SACRAMENTO.*

Fiscal Impact: None.

Summary: The Tentative Parcel Map 2017-121 was approved by the Zoning Administrator on August 16, 2017. William E. Raleigh and Rebecca S. Raleigh, Trustees of the Raleigh Family Trust dated October 19, 1983, the Subdivider of Final Parcel Map 2017-121, has submitted the Final Parcel Map for City Council approval. Staff is recommending approval of the Final Parcel Map.

Discussion: Final Parcel Map 2017-121 contains two residential condominium dwelling units on one 4,500 square-foot lot. The Conditions, Covenants and Restrictions (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 Conditions of Approval for the subdivider to dedicate water rights have been addressed and are offered for dedication on the Final Map.

Pursuant to the provisions of the Subdivision Map Act and the City Municipal Code Chapter 16, Final Parcel Maps require City Council action for approval, denial, or modifications. Per Subdivision Map Act Section 66474.1, a legislative body shall not deny approval of a Final Parcel Map if it has previously approved a Tentative Parcel Map for the proposed subdivision and if it finds that the Final Parcel Map is in substantial compliance with the previously approved Tentative Parcel Map. Additionally, City acceptance of water rights are also subject to City Council action. Staff has confirmed that the proposed Final Parcel Map is in conformance with the approved Tentative Parcel Map.

Recommended

Action: STAFF RECOMMENDS THAT the City Council:

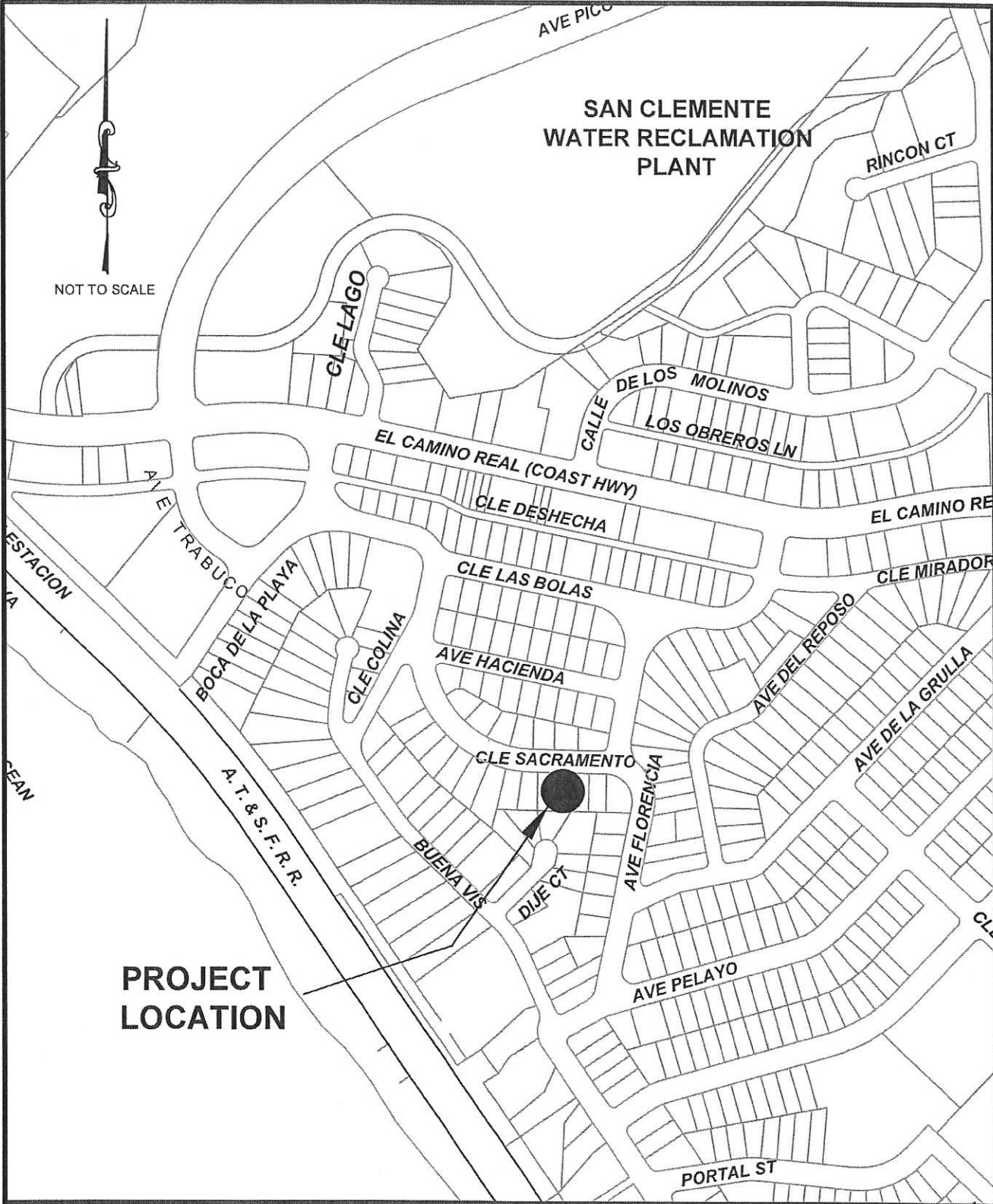
1. Accept on behalf of the City of San Clemente the water rights within Final Parcel 2017-121 as dedicated;
2. Approve the Final Parcel Map 2017-121 as it conforms to the requirements set forth in the Subdivision Map Act and the previously approved Tentative Parcel Map;

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.

Attachments: Location Map.

Notification: None.

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NOT TO SCALE

**PROJECT
LOCATION**



City of San Clemente
 910 Calle Negocio, Suite 100
 San Clemente, CA 92673
 Tel (949) 361-6100
 Fax (949) 361-8316

LOCATION MAP
Raleigh Condominiums
1507 Calle Sacramento
Parcel Map No. 2017-121

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