



CITY COUNCIL AGENDA REPORT

MEETING DATE: JULY 19, 2004

ITEM NUMBER: _____

SUBJECT: FINAL MAP FOR TRACT NO. 16448 LOCATED AT 115 E. WILSON STREET, COSTA MESA, CALIFORNIA

DATE: JULY 8, 2004

FROM: PUBLIC SERVICES DEPARTMENT/ENGINEERING DIVISION

PRESENTATION BY: WILLIAM J. MORRIS, DIRECTOR OF PUBLIC SERVICES

FOR FURTHER INFORMATION CONTACT: ERNESTO MUNOZ, CITY ENGINEER, AT 714-754-5343

RECOMMENDATION:

Approve the Final Map for Tract No. 16448 and authorize signing of the Map by the Deputy City Clerk and the City Engineer. Approve the Subdivision Agreement and authorize signing of the Subdivision Agreement by the Mayor and Deputy City Clerk.

BACKGROUND:

The Vesting Tentative Map for Tract No. 16448 and Conditions of Approval were approved by the Planning Commission on July 28, 2003. The Map consists of the subdivision of two (2) lots into six (6) lots, consisting of five (5) dwelling unit lots and one (1) lot for common landscape purposes.

ANALYSIS:

All Conditions of Approval imposed by the Planning Commission have been complied with and the Final Map substantially agrees with the approved Vesting Tentative Map. The Tract Map has been checked and found to be technically correct and includes the required easements and dedications to be accepted by the City. An additional irrevocable offer for dedication of a four (4) foot wide public sidewalk easement will not be accepted at this time. However, the City will reserve the right to accept the dedication in the future.

ALTERNATIVES CONSIDERED:

No alternatives were considered.

FISCAL REVIEW:

All Tract Map filing fees have been paid.

LEGAL REVIEW:

There is no legal review required relative to this item.

CONCLUSION:

Staff recommends that City Council approve the Final Map and authorize the Deputy City Clerk and the City Engineer to sign the Map and authorize the Mayor and Deputy City Clerk to sign the Subdivision Agreement.

ERNESTO MUNOZ
City Engineer

WILLIAM J. MORRIS
Director of Public Services

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ATTACHMENTS: 1 – [Final Tract Map](#)
2 – [Letter of Conditions](#)
3 – [Subdivision Agreement](#)

DISTRIBUTION: City Manager
City Attorney
Director of Public Services
Deputy City Manager-Development Services
Deputy City Clerk
Staff