



City of Biggs

Agenda Item for the
Next regular City Council Meeting
May 13, 2014 at 6:30pm

**To: Honorable Mayor
And Members of the City Council**

Date: May 6, 2014

From: Brian Martin, PE – City Engineer

Subject: Casey Parcel Map

Background

A Tentative Parcel Map was submitted to the City by Rufus Casey on May 13, 2013. The Tentative Parcel Map was to re-divide all or a portion of three existing parcels of land located on the north side of B Street between Tenth and Eleventh Streets identified as APN 001-181-004. Approval of the map will result in the creation of two (2) lots with each meeting the parcel size and dimensional requirements of the City of Biggs Zoning Ordinance and Subdivision Code.

Conditions of the map included the installation of a new sewer lateral to serve the proposed Parcel 2. Due to the location of the existing sewer lines, it was necessary for the new service lateral for Parcel 2 to traverse Parcel 1 and therefore a private 15 foot easement for the sewer lateral was required to be conveyed from Parcel 1 to Parcel 2. Other conditions of the map included the installation of proper monuments for the property corners and monumentation in the streets per the City Municipal Code.

The developer has complied with the conditions of the parcel map and has prepared a final map. The final map has been reviewed and found to be substantially in conformance with the City of Biggs Municipal Code and the Subdivision Map Act. The Final Map is now ready for final approval by the City Council.

Recommendation

It is recommended that the City Council approve Resolution No. 2014-09 which authorizes final approval and recordation of the Casey Parcel Map.

RESOLUTION NO. 2014-09

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BIGGS
APPROVING THE FINAL PARCEL MAP FOR THE
CASEY PARCEL MAP PROJECT**

WHEREAS, the City Council of the City of Biggs held a duly noticed public hearing on August 13, 2013 to review and consider the approval of a Tentative Parcel Map (TPM2013-01) for the Casey Project in the City of Biggs; and,

WHEREAS, following the analysis of the project, the project was determined to be exempt from further analysis under the California Environmental Quality Act (CEQA) pursuant to Section §15305 (Minor Alterations in Land Use Limitations); and

WHEREAS, the final parcel map is consistent with the Tentative Parcel Map approval (TPM2013-01), the City of Biggs General Plan, the Biggs Municipal Code and California Subdivision Map Act; and,

WHEREAS, the site is physically suitable for the type of development; and,

WHEREAS, the site is physically suitable for the proposed intensity of development; and,

WHEREAS, the analysis of the Tentative Parcel Map did not identify any significant public health and safety impacts; and,

WHEREAS, after the conclusion of the public hearing and consideration of the project and supporting documentation, the City Council of the City of Biggs approved the Casey Tentative Parcel Map; and,

WHEREAS, in its approval of the Tentative Parcel Map the City Council of the City of Biggs established Conditions of Map Approval; and

WHEREAS, all Conditions of Map Approval, have been met;

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Biggs does as follows:

(1) Approves the Final Parcel Map for the Casey Parcel Map Project in accordance with provisions of the Biggs Municipal Code and the California Subdivision Map Act.

I HEREBY CERTIFY that the foregoing **RESOLUTION** was duly introduced, passed and adopted at a regular meeting of the City Council of the City of Biggs, held on the 13th day of May 2014, by the following vote:

AYES: COUNCILMEMBER _____

NOES: COUNCILMEMBER _____

ABSENT: COUNCILMEMBER _____

ABSTAIN: COUNCILMEMBER _____

ATTEST:

APPROVED:

Roben Dewsnup, City Clerk

Roger L. Frith, Mayor