

RESOLUTION NO. 2010-238

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELK GROVE
APPROVING PARCEL MAP NO. 09-043, LANDS OF ESKANOS FAMILY**

WHEREAS, the City of Elk Grove (City) approved the Eskanos Tentative Parcel Map (EG-09-043) on October 15, 2009; and

WHEREAS, consistent with the approved Parcel Map, Eskanos Family L.P. (Owner) submitted to the City for approval final Parcel Map No. 09-043, Lands of Eskanos Family; and

WHEREAS, staff has reviewed the proposed Parcel Map and finds it to be technically correct and that all applicable final map conditions of approval have been satisfied; and

WHEREAS, no public improvements are required for this Parcel Map; and

WHEREAS, the City has determined that this final Parcel Map is categorically exempt from the California Environmental Quality Act (CEQA). Statutory Exemptions, Title 14 of the California Code of Regulations Section 15268, (b) (3) Ministerial Projects, approval of final subdivision maps and a Notice of Exemption is attached hereto; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Elk Grove as follows:

- 1) The location and configuration of the parcels to be created by Parcel Map No. 09-043, Lands of Eskanos Family substantially comply with the previously approved Tentative Parcel map; and
- 2) This final Parcel Map is categorically exempt from the California Environmental Quality Act (CEQA). Statutory Exemptions, Title 14 of the California Code of Regulations Section 15268, (b) (3) Ministerial Projects, approval of final subdivision maps; and
- 3) The City Council of the City of Elk Grove, pursuant to Government Code Section 66458, hereby approves Parcel Map No. 09-043, Lands of Eskanos Family, a copy of which is hereby attached as Exhibit A and made part of this Resolution, and directs the City Clerk to transmit the Parcel Map to the County Recorder of the County of Sacramento for filing and transmit the Notice of Exemption, a copy of which is hereby attached as Exhibit B and made part of this Resolution, to the County Clerk of Sacramento County for filing.

PASSED AND ADOPTED by the City Council of the City of Elk Grove on this 10th day of November 2010.


SOPHIA SCHERMAN, MAYOR of the
CITY OF ELK GROVE

ATTEST:


JASON LINDGREN, CITY CLERK

APPROVED AS TO FORM:


SUSAN COCHRAN, CITY ATTORNEY

OWNERS STATEMENT

THE UNDERSIGNED HEREBY CONSENT TO THE PREPARATION AND RECORDING OF THIS PARCEL MAP "LANDS OF ESKANOS FAMILY," AND DOES HEREBY BEGICATE TO THE CITY OF ELK GROVE AN EASEMENT FOR THE FOLLOWING:

- (A) ACCESS EASEMENT TO THE CITY OF ELK GROVE FOR VEHICULAR INGRESS AND EGRESS TO AND MAINTENANCE OF LAGUNA WEST OUTFALL CHANNEL TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO, ON, OVER AND ACROSS THE STRIP OF LAND SHOWN HEREOF AS "D" ACCESS EASEMENT TO THE CITY OF ELK GROVE."

THE ESKANOS FAMILY, P.A., A CALIFORNIA LIMITED PARTNERSHIP
BY: [Signature]
BRAD D. SKEPNER, GENERAL PARTNER
IRWIN J. ESKANOS, GENERAL PARTNER

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF CONTRA COSTA
ON September 2, 2010, before me, Myrna Figueroa, Notary Public

PERSONALLY APPEARED Brad D. Skepner
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT HE/SHE/IT/HEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND
[Signature]
PRINT NAME: Myrna Figueroa
COMMISSION NO. 1770815
MY COMMISSION EXPIRES: September 29, 2011
PRINCIPAL COUNTY OF BUSINESS: Contra Costa

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF CONTRA COSTA
ON September 2, 2010, before me, Myrna Figueroa, Notary Public

PERSONALLY APPEARED Irwin J. Eskanos
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND
[Signature]
PRINT NAME: Myrna Figueroa
COMMISSION NO. 1770815
MY COMMISSION EXPIRES: September 29, 2011
PRINCIPAL COUNTY OF BUSINESS: Contra Costa

TRUSTEE STATEMENT

CALIFORNIA RECONVANCE COMPANY, A CALIFORNIA CORPORATION, TRUSTEE UNDER PARCEL MAP 20051730, PAGE 2248, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

BY: [Signature]
HUI-YEN CHU, VICE PRESIDENT

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
ON August 31, 2010, before me, Suzanne HERRERA ZUERA, Notary Public

PERSONALLY APPEARED Hui-Yen Chu
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND
[Signature]
PRINT NAME: Suzanne Herrera Zuera
COMMISSION NO. 1797714
MY COMMISSION EXPIRES: March 3, 2012
PRINCIPAL COUNTY OF BUSINESS: CHARLHART, CALIFORNIA

CITY CLERK'S STATEMENT

I, Susan J. Blackston, CITY CLERK OF THE CITY OF ELK GROVE, HEREBY STATE THE CITY COUNCIL OF THE CITY OF ELK GROVE HAS APPROVED THIS MAP AND ACCEPTED THE EASEMENT FOR INGRESS AND EGRESS AS OFFERED, SUBJECT TO IMPROVEMENT ON BEHALF OF THE PUBLIC, ANY REAL PROPERTY OFFERED FOR DEDICATION FOR PUBLIC USE IN CONFORMANCE WITH THE TERM AND OFFER OF DEDICATION, ALL AS SHOWN ON THIS MAP.

DATED: _____
JASON LINDGREN
ACTING CITY CLERK OF THE CITY OF ELK GROVE

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A SURVEY MADE IN ACCORDANCE WITH THE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF SHEPHERD DEVELOPMENT CORPORATION ON MAY 20, 2009.

I HEREBY STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN THOSE POSITIONS PRIOR TO THE RECORDATION OF THIS PARCEL MAP AND THAT THE MONUMENTS OR WILL BE SUBSTITUTED BY OTHER MONUMENTS OF EQUAL ACCURACY AND THAT THE MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

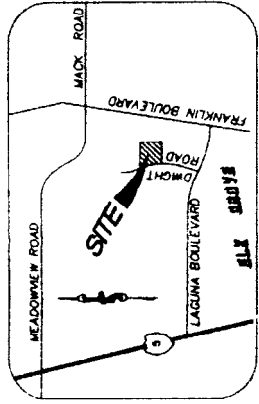
THIS MAP CONSIST OF 2 COMMERCIAL PARCELS AND HAS AN AREA OF 15.23 GROSS ACRES.

DATE: August 27, 2010
[Signature]
BRAD D. FOUK, L.S. 7071, EXPIRES 12-31-10

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP NO. 09-043, LANDS OF ESKANOS FAMILY, AND I SUBSTANTIALLY CONCUR WITH THE TENTATIVE MAP APPROVED BY THE CITY ENGINEER OF THE CITY OF ELK GROVE, SACRAMENTO COUNTY, CALIFORNIA, ALTERNATIONS HEREOF AND THAT ALL APPLICABLE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE HAVE BEEN COMPLIED WITH.

DATE: _____
RICHARD W. SHEPARD
CITY ENGINEER, CITY OF ELK GROVE
R.C.E. NO. 35439
REGISTRATION EXPIRES 09-30-11



VICINITY MAP
NOT TO SCALE

CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP NO. 09-043, LANDS OF ESKANOS FAMILY, AND FIND IT TO BE TECHNICALLY CORRECT.

RAYMOND MICHAEL, MANAGER
U.S. 5154
REGISTRATION EXPIRES 08-30-2011
DATED: _____

SIGNATURE OMISSION STATEMENT

PURSUANT TO SECTION 640386.5(a)(1)-(4) OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT ARE OMITTED FROM THIS INSTRUMENT IN SUCH MANNER THAT IT CANNOT BE KEPT INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY.

SACRAMENTO MUNICIPAL UTILITY DISTRICT EASEMENT HOLDER FOR ELECTRICAL FACILITIES AND INCIDENTAL PURPOSES PER BOOK 840331, PAGE 1479, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

COUNTY OF SACRAMENTO EASEMENT HOLDER FOR POTABLE WATER PRELIMINARY AND INCIDENTAL PURPOSES PER BOOK 1988012A, PAGE 216, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

SUNTRUST BANKS, INC. EASEMENT HOLDER FOR FIRE LAKE AND INCIDENTAL PURPOSES PER BOOK 1988711, PAGE 113A, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

SACRAMENTO AREA SEWER DISTRICT EASEMENT HOLDER FOR SEWER LINE AND INCIDENTAL PURPOSES PER BOOK 144 OF PARCEL MAPS, PAGE 21, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2010, AT _____ M IN BOOK _____ OF PARCEL MAPS AT PAGE _____ AT THE REQUEST OF FIRST AMERICAN TITLE INSURANCE COMPANY / FIRST AMERICAN TITLE COMPANY TITLE TO THE LAND INCLUDED IN THIS SUBDIVISION BEING VESTED AS PER CERTIFICATE NO. _____ ON FILE IN THIS OFFICE.

SIGNED: _____ BY: _____ DEPUTY
SACRAMENTO COUNTY RECORDER

PARCEL MAP NO. 09-043
LANDS OF ESKANOS FAMILY
BEING PARCELS 6, 5 AND A PORTION OF PARCEL 4 AS DESIGNATED ON THE PARCEL MAP OF LAGUNA WEST INDUSTRIAL PARK FILED IN BOOK 144 OF PARCEL MAPS, PAGE 21, SACRAMENTO COUNTY RECORDS

CITY OF ELK GROVE
SACRAMENTO COUNTY, CALIFORNIA
2010

FGA

POUL, GONZALEZ & ASSOCIATES, INC.
Civil Engineering - Land Surveying - Planning
4777 Maguire Boulevard, Fairfield, CA 94534
(707)964-0784 fax (707)964-0783 e-mail: fga@fgaeng.com

**EXHIBIT B
NOTICE OF EXEMPTION**

To: Office of Planning and Research
P.O. Box 3044, 1400 Tenth Street, Room 22
Sacramento, CA 95812-3044

From: City of Elk Grove
Development Services-Planning
8401 Laguna Palms Way
Elk Grove, CA 95758

County Clerk-Recorder
Sacramento County
PO Box 839, 600 8th Street
Sacramento, CA 95812-0839

Project Title: Parcel Map No. 09-043, Lands of Eskanos Family

Project Location - Specific: 3132 and 3200 Dwight Road

Assessor's Parcel Number(s): 119-1540-024

Project Location – City: **Elk Grove**

Project Location – County: **Sacramento**

Project Description: City Council approval of a Parcel Map for the division of a 15.25 acre commercial parcel into two parcels.

Lead Agency: **City of Elk Grove**

Lead Agency Contact

Person and Phone Number: Ray Manger, (916) 478 3612

Applicant: Skepner Development , Attn.: Brad Skepner - (925) 969-1936

- Exemption Status:
- Ministerial [Section 21080(b); 15268(b)(3)];
 - Declared Emergency [Section 21080(b)(3); 15269(a)];
 - Emergency Project [Section 21080(b)(4); 15269(b)(c)];
 - General Rule [Section 15061(b)(3)];
 - Categorical Exemption
 - Statutory Exemption [Guidelines Section 152xx or Subsection 152xx(y)(z)]

REASONS WHY THIS PROJECT IS EXEMPT OR DOES NOT REQUIRE FURTHER ENVIRONMENTAL DOCUMENTATION:

Statutory exemption 15268 (b)(3) applies to the approval of final subdivision maps as a ministerial action. The City Council's approval of the proposed parcel map is the ministerial approval of a final subdivision map. Therefore, the proposed action is exempt from further CEQA review.

City of Elk Grove
Development Services - Planning

By _____

Taro Echiburú
November 3, 2010

**CERTIFICATION
ELK GROVE CITY COUNCIL RESOLUTION NO. 2010-238**

STATE OF CALIFORNIA)
COUNTY OF SACRAMENTO) **ss**
CITY OF ELK GROVE)

I, Jason Lindgren, City Clerk of the City of Elk Grove, California, do hereby certify that the foregoing resolution was duly introduced, approved, and adopted by the City Council of the City of Elk Grove at a regular meeting of said Council held on November 10, 2010 by the following vote:

AYES : COUNCILMEMBERS: *Scherman, Cooper, Davis, Hume*

NOES: COUNCILMEMBERS: *None*

ABSTAIN : COUNCILMEMBERS: *None*

ABSENT: COUNCILMEMBERS: *Detrick*



**Jason Lindgren, City Clerk
City of Elk Grove, California**