

RESOLUTION NO. 2011-240

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELK GROVE
APPROVING PARCEL MAP NO. 11-023, JONES PARCEL MAP**

WHEREAS, the City of Elk Grove (City) approved the Tentative Parcel Map for Parcel Map No. 11-023, Jones Parcel Map on July 7, 2011; and

WHEREAS, consistent with the approved Tentative Parcel Map, Kaye K. Wood and Karen Demandante-Janiga submitted to the City for approval Parcel Map No. 11-023, Jones 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 parcel maps and a Notice of Exemption is attached hereto and incorporated herein by this reference; and

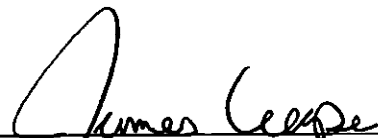
WHEREAS, staff has reviewed the proposed Final Parcel Map and finds it to be technically correct and that all applicable Final Parcel Map conditions of approval have been satisfied; and

WHEREAS, a Deferred Improvement Agreement for the future improvements along Bow Street has been approved.

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

- 1) The 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 parcel maps; and
- 2) The location and configuration of the parcels to be created by Parcel Map No. 11-023, Jones Parcel Map substantially comply with the previously-approved Tentative Parcel Map; and
- 3) The City Council of the City of Elk Grove, pursuant to Government Code Section 66458, hereby approves Parcel Map No. 11-023, Jones Parcel Map, a copy of which is hereby attached as Exhibit A and made part of this Resolution and directs the City Clerk to transmit the Final Parcel Map to the County Clerk / Recorder of the County of Sacramento for filing and transmit the Notice of Exemption, the latter of which is hereby attached as Exhibit B and made part of this Resolution, to the County Clerk / Recorder of the County of Sacramento for recording.

PASSED AND ADOPTED by the City Council of the City of Elk Grove this 14th day of December 2011.



JAMES COOPER, MAYOR of the
CITY OF ELK GROVE

ATTEST:



JASON LINDGREN, CITY CLERK

APPROVED AS TO FORM:

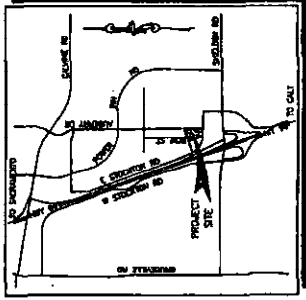


JONATHAN HOBBS,
INTERIM CITY ATTORNEY

PARCEL MAP NO. 11-023
JONE'S PARCEL MAP

A PORTION OF LOT 5 OF THE FLEMING'S HIGHWAY FARMS NO. 4
FILED IN THE OFFICE OF THE RECORDER OF
SACRAMENTO COUNTY, CALIFORNIA ON JULY 14, 1928
IN BOOK 19 OF MAPS, MAP NO. 3
CITY OF ELK GROVE, COUNTY OF SACRAMENTO
STATE OF CALIFORNIA
NOVEMBER 2011 - SHEET 1 OF 2

CLAYBAR ENGINEERING INC.
9354 ELK GROVE-FLOREN ROAD
ELK GROVE, CA 95724
Ph: 916-864-7301
Fax: 916-684-2827



OWNER'S STATEMENT:

THE UNDERSIGNED HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS PARCEL MAP NO. 11-023, JONE'S PARCEL MAP AND OFFER FOR DEDICATION AND DO HEREBY DEDICATE THE FOLLOWING:
THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT:

- 1.) RIGHTS OF WAY AND EASEMENTS FOR INSTALLATION AND MAINTENANCE OF WATER, GAS, SEWER AND DRAINAGE PIPES, AND FOR OVERHEAD AND UNDERGROUND WIRES AND CONDUITS FOR ELECTRICAL, TELEVISION AND TELEPHONE SERVICES, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, UNDER AND ACROSS THAT 12.50 FOOT WIDE STRIPS OF LAND AS SHOWN HEREON AS P.U.E. (PUBLIC UTILITY EASEMENT) TO THE CITY OF ELK GROVE.

KATE K. WOOD, A WIDOW AND KAREN DEMANDANTE-JANIGA, A MARRIED WOMAN, AS HER SOLE AND SEVERALTY PROPERTY, AS JOINT TENANTS.

Kate K. Wood
KATE K. WOOD

Karen Demandante-Janiga
KAREN DEMANDANTE-JANIGA

NOTARY'S ACKNOWLEDGEMENT:

STATE OF CALIFORNIA }
COUNTY OF SACRAMENTO } SS

ON Oct. 23, 2011 BEFORE ME, LITTLEBELL, RITA JENIFER, PERSONALLY APPEARED Kate K. Wood and Karen Demandante-Janiga, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHOSE NAMES IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/US EXECUTED THE SAME IN HIS/HER/ITS/OUR AUTHORIZED CAPACITY(IES) AND THAT BY HIS/HER/ITS/OUR 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 IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

[Signature]
SIGNATURE

SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE "SUBDIVISION MAP ACT" AND LOCAL ORDINANCE AT THE REQUEST OF KATE K. WOOD AND KAREN DEMANDANTE-JANIGA ON MARCH 9, 2011. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. I FURTHER STATE THAT ALL MONUMENTS ARE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THIS MAP CONSISTS OF 5.92 ACRES, MORE OR LESS, AND CONSISTS OF TWO PARCELS.

Dennis C. Barkdale
DENNIS C. BARKSDALE, L.S. 8752
LICENSE EXPIRES: 12-31-2012



CITY ENGINEER'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP NO. 11-023, JONE'S PARCEL MAP, AND FIND THAT IT SUBSTANTIALLY COMPLIES WITH THE TENTATIVE MAP APPROVED BY THE PLANNING COMMISSION OF THE CITY OF ELK GROVE ON JULY 7, 2011, AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL APPLICABLE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH.

RICHARD W. SHEPARD
CITY ENGINEER, CITY OF ELK GROVE
R.C.E. 35439
EXP. DATE: 08-30-2013

CITY CLERK'S STATEMENT:

I, JASON LINDGREN, CITY CLERK OF THE CITY OF ELK GROVE, HEREBY STATE THE CITY COUNCIL OF THE CITY OF ELK GROVE HAS APPROVED THIS FINAL MAP OF PARCEL MAP NO. 11-023, JONE'S PARCEL MAP AND ACCEPTED ON BEHALF OF THE PUBLIC THE DEDICATION OF THE PUBLIC UTILITY EASEMENT AS OFFERED HEREON.

JASON LINDGREN
CITY CLERK OF THE
CITY OF ELK GROVE

SURVEYOR'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP NO. 11-023, JONE'S PARCEL MAP, AND FIND IT TO BE TECHNICALLY CORRECT.

DATE: _____
RAYMOND MICHAEL MANGER
L.S. No. 5154
REGISTRATION EXPIRES: JUNE 30, 2013

SIGNATURE OMISSION:

PURSUANT TO SECTION 66.436(3)(A)-(H) OF THE SUBDIVISION MAP ACT THE SIGNATURE OF THE CITY OF ELK GROVE, EASEMENT HOLDER FOR PUBLIC UTILITIES PER DOCUMENT RECORDED IN BOOK 2008014, PAGE 1596 HAS BEEN OMITTED AS THEIR INTEREST IS SUCH THAT IT CAN BE TRACED INTO A FEASIBLE AND SAID SIGNATURE IS NOT REQUIRED BY THE LOCAL AGENCY.

COUNTY RECORDER'S STATEMENT:

FILED THIS _____ DAY OF _____, 2011, AT _____ A.M./P.M., IN BOOK _____ OF PARCEL MAPS, AT PAGE _____, AT THE REQUEST OF CLAYBAR ENGINEERING, INC. TITLE TO THE LAND INCLUDED IN THIS PARCEL MAP BEING VESTED PER CERTIFICATE NO: _____, ON FILE IN THIS OFFICE.

FILE: _____
FEE: _____
BY: _____
DEPUTY
COUNTY RECORDER _____

JONE'S PARCEL MAP
PARCEL MAP NO. 11-023

A PORTION OF LOT 5 OF THE FLEMING'S HIGHWAY FARM NO. 4, FILED IN THE OFFICE OF THE RECORDER OF SACRAMENTO COUNTY, CALIFORNIA ON JULY 14, 1928 IN BOOK 19 OF MAPS, MAP NO. 3, CITY OF ELK GROVE, COUNTY OF SACRAMENTO, STATE OF CALIFORNIA
 NOVEMBER 2011
 SHEET 2 OF 2
CLAYBAR ENGINEERING INC.
 9354 ELK GROVE-FLORIN ROAD
 ELK GROVE, CA 95624
 PH: 916-684-7301
 FAX: 916-684-2627



IMPROVEMENT STATEMENT

A DETERMINED IMPROVEMENT AGREEMENT FOR THE IMPROVEMENTS ON PARCEL 1 SHOWN HEREON IS RECORDED IN BOOK 11 PAGE 1588 OFFICIAL RECORDS OF SACRAMENTO COUNTY.

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PARCEL MAP IS THE CENTER LINE OF AMBERY DRIVE AS IT IS SHOWN ON 329 B.M. 8 AND HAS ESTABLISHED BY FOUND MONUMENTS AS SHOWN HEREON AND BEING NORTH 00°11'09" EAST.

REFERENCES

R1 ... 19 B.M. 3
 R2 ... 329 B.M. 8
 R3 ... 40 R.S. 8
 R4 ... 20081014 PAGE 1588, OFFICIAL RECORDS

LEGEND

- BOUNDARY
- NEW PARCEL LINE
- P.U.E. (PUBLIC UTILITIES EASEMENT)
- EXISTING FENCE LINES
- FOUND MONUMENT AS NOTED
- SET 2" IRON PIPE WITH PLASTIC CAP STAMPED L.S. 8752
- SET PK. NAIL AND WASHER STAMPED L.S. 8752
- RECORD INFORMATION
- CENTERLINE
- PUBLIC UTILITY EASEMENT
- SQUARE FEET
- P.U.E.
- S.F.
- P.L.
- CALICATED 1/4 SECTION CORNER POSITION

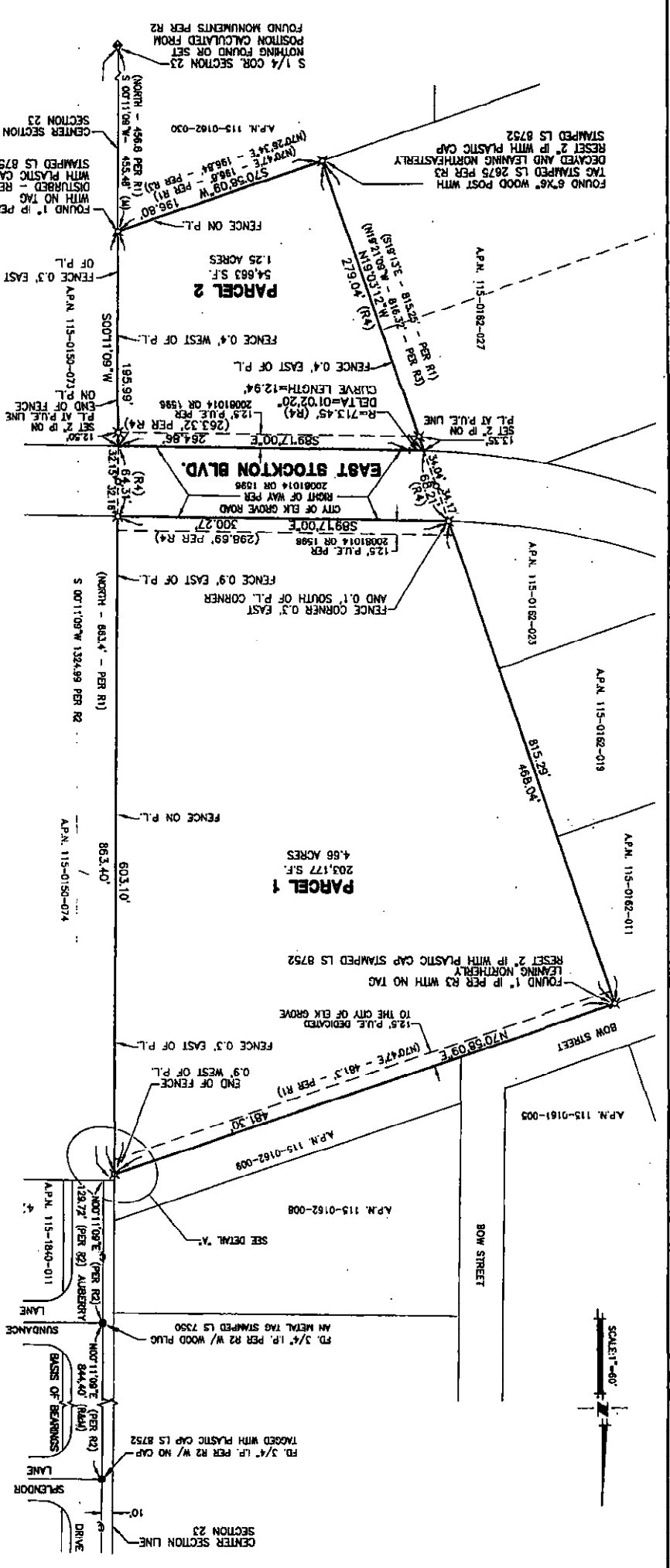
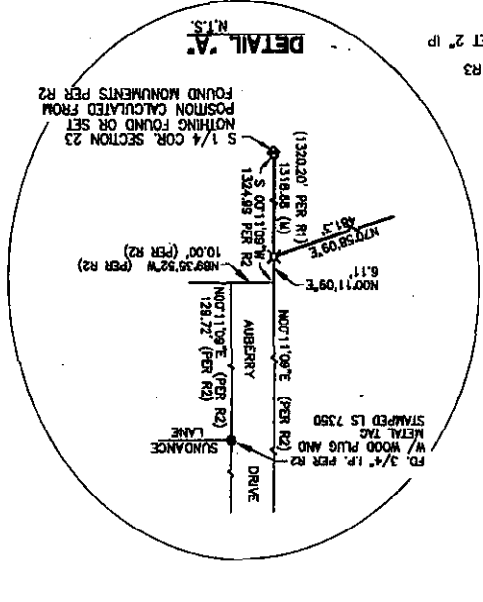


EXHIBIT B

NOTICE OF EXEMPTION

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

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

From: City of Elk Grove
Planning Department
8401 Laguna Palms Way
Elk Grove, CA 95758

Project Title: Final Parcel Map No. 11-023 (Jones Parcel Map)

Project Location - Specific: 8627 Bow Street

Assessor's Parcel Number(s): 115-0162-010

Project Location – City: Elk Grove **Project Location – County:** Sacramento

Project Description: The project consists of a Final Parcel Map (11-023) to subdivide a 6.35-acre parcel into two lots.

Lead Agency: City of Elk Grove

Lead Agency Contact Person and Phone Number: Ray Manger (916) 478.3612

Applicant: Dennis Jones/Kaye Wood
Sharon O'Brien
7370 Pocket Road
Sacramento, CA 95831

Exemption Status:

- Ministerial [Section 21080(b); 15268];
- 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 Section 15268, (b) (3)

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

The project is statutorily exempt from the California Environmental Quality Act (CEQA) pursuant to Title 14 of the California Code of Regulations, Chapter 3, Division 6 (State CEQA Guidelines) Section 15268 (b)(3) (Ministerial Projects).

Section 15268 (b)(3) provides that ministerial projects, including the approval of final subdivision maps, are exempt from the requirements of CEQA. No other special circumstances exist that would create a reasonable possibility that the project will have a significant adverse effect on the environment. Therefore, the project qualifies for the exemption under CEQA Guidelines Section 15268 (b)(3) and no further environmental review is required.

By _____
Ray Manger
Date: November 11, 2011

Location Map



**CERTIFICATION
ELK GROVE CITY COUNCIL RESOLUTION NO. 2011-240**

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

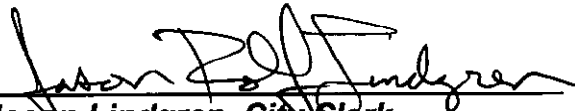
I, Jason Lindgren, City Clerk of the City of Elk Grove, California, do hereby certify that the foregoing resolution was duly introduced, approved, and adopted by the City Council of the City of Elk Grove at a regular meeting of said Council held on December 14, 2011 by the following vote:

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

NOES: **COUNCILMEMBERS:** *None*

ABSTAIN : **COUNCILMEMBERS:** *None*

ABSENT: **COUNCILMEMBERS:** *None*



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