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APPROVED
BY THE CITY COUNCIL

APR 15 1997

OFFICE OF THE
CITY CLERK
A697-057

CITY OF SACRAMENTO
CALIFORNIA

DEPARTMENT OF
PUBLIC WORKS

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DEVELOPMENT DIVISION

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April 30, 1997

City Council
Sacramento, California

Honorable Members In Session:

SUBJECT: APPROVAL OF FINAL MAP AND SUBDIVISION IMPROVEMENT AGREEMENT
FOR SUTTER COMMONS - (P96-032)

LOCATION/COUNCIL DISTRICT:

Located at Block Bounded by 26th, 27th, H and I Streets
Council District 3

RECOMMENDATION:

This report recommends the City Council approve the attached resolution for the Final Map and Subdivision Improvement Agreement for Sutter Commons.

CONTACT PERSON:

Charles Capron, Assistant Engineer, 264-7449
Jon Blank, Associate Engineer, 264-7493

FOR COUNCIL MEETING OF: May 13, 1997

SUMMARY:

On December 17, 1996, the City Council approved a Tentative Subdivision Map by adopting Resolution No. 96-704. All conditions of the subdivision's tentative map have been met by the subdivider, 26th Street LLC, a Limited Liability Corporation. The subdivider wishes to file the Final Map prior to completing the required subdivision improvements. The deferral of these improvements requires the subdivider to enter into a subdivision improvement agreement with the City wherein the subdivider will complete the improvements at a later date. The Final Map and the Subdivision Improvement Agreement requires approval by the City Council.

City Council
Final Map (P96-032)
April 30, 1997

COMMITTEE/COMMISSION ACTION:

None.

BACKGROUND INFORMATION:

On December 17, 1996, the City Council approved a Tentative Subdivision Map by adopting Resolution No. 96-704.

Pursuant to Sacramento City Code, Chapter 40.07.711, and Government Code Section 66458, the City Council may, by resolution, approve final maps. The map presented conforms to all the requirements of the Government Code and Title 40 of the City Code, applicable at the time of conditional approval of the Tentative Map.

The Final Map is consistent with the Central City Community Plan. All conditions in the staff subdivision report have been met, the deferred improvement work has been secured through a subdivision improvement agreement, and the Final Map is presented for approval.

FINANCIAL CONSIDERATIONS:

All subdivision costs are being paid by the subdivider, 26th Street LLC, a Limited Liability Corporation.

ENVIRONMENTAL CONSIDERATIONS:

On December 17, 1996, the City Council adopted Resolution No. 96-704 ratifying the Negative Declaration and approving the mitigation monitoring plan for this project.

POLICY CONSIDERATIONS:

Pursuant to Sacramento City Code, Chapter 40.07.711, and Government Code Section 66458, the City Council may, by resolution, approve final maps. The map presented conforms to all the requirements of the Government Code and Title 40 of the City Code, applicable at the time of conditional approval of the Tentative Map.

City Council
Final Map (P96-032)
April 30, 1997

MBE/WBE:

None, since no goods or services are being procured with this action.

Respectfully submitted,

Francesca Lee Halbakken
Francesca Lee Halbakken
Interim Manager, Transportation and Development

RECOMMENDATION APPROVED:

Approved:

William H. Edgar
WILLIAM H. EDGAR
City Manager

Michael Kashiwagi
Michael Kashiwagi
Director of Public Works

for
FH:CC:dt
ES1-06.B
04.3097.1

Attachment

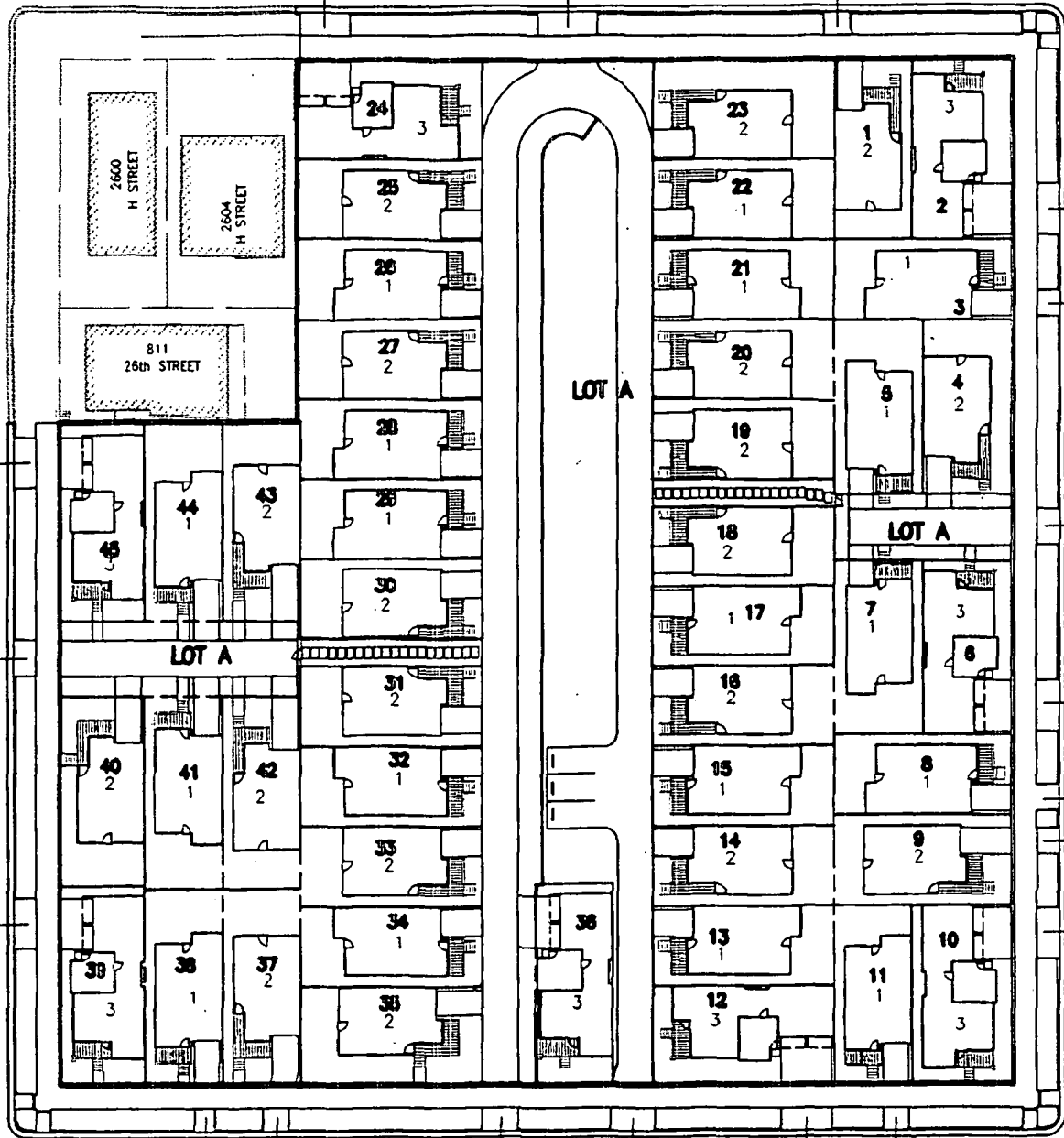
H ST.

26 TH ST.

27 TH ST.

I ST.

SUTTER COMMONS



APPROVED
BY THE CITY COUNCIL

APR 15 1997

OFFICE OF THE
CITY CLERK

RESOLUTION NO. 97-220

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF _____

**APPROVING FINAL MAP AND SUBDIVISION IMPROVEMENT
AGREEMENT FOR SUTTER COMMONS (P96-032)**

**WHEREAS, THE COUNCIL OF THE CITY OF SACRAMENTO FINDS AND DETERMINES AS
FOLLOWS:**

- A. The Final Map for Sutter Commons, located at the block bounded by 26th, 27th, H and I Street, with provisions for its design and improvement, is consistent with the Central Cit Community Plan.
- B. The Final Map is in substantial compliance with the previously approved tentative tentative map.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO
AS FOLLOWS:**

- 1. The Final Map for this project is hereby approved subject to the execution by all parties of the Subdivision Improvement Agreement for that subdivision.
- 2. All offers of dedication shown on said map are hereby accepted subject to the improvement thereof required by the Subdivision Improvement Agreement.
- 3. The City Manager and City Clerk be authorized and directed to execute on behalf of the City of Sacramento that certain Subdivision Improvement Agreement between the City and 26th Street LLC, a Limited Liability Corporation to provide for the subdivision improvements required by the Subdivision Map Act and Chapter 40 (Subdivision Regulations) of the Sacramento City Code.

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____

4. The City Clerk is authorized and directed to record the above-mentioned agreement in the official records of Sacramento County.

MAYOR

ATTEST:

CITY CLERK

ES1-01.B
01.0697.3

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____