



STAFF REPORT
3/13/2024

TO: Honorable Mayor and City Council Members
FROM: Andrew Simmons, P.E., City Engineer
SUBJECT: Resolution No. 2024-09 Approving Final Tract Map 38557-1 (Sevilla II).

STAFF RECOMMENDATION:

Adopt Resolution No. 2024-09 Approving Final Tract Map 38557-1 (Sevilla II).

DISCUSSION/ANALYSIS:

A final Parcel Map has been prepared by an appropriately licensed professional for Tract Map No. 38557-1 in accordance with the approved Tentative Tract Map 38857-1. Tract Map 38557-1 will subdivide two lots into one hundred ninety-two (192) single-family residential lots, with public streets and common-area lots, on 40.42 acres of vacant land located on west side of Van Buren Street between Avenue 50 and Avenue 51 (APN #779-320-001 and 779-280-002). The map is consistent with the General Plan 2020.

Final Tract Map No. 388557-1 is in compliance with the conditions of approval and is in accordance with the Subdivision Map Act of the State of California. Final approved off-site improvement plans and bonds will be provided within 60 days.

Staff recommends that the City Council Approve the Final Tract Map 38557-1.

FISCAL IMPACT:

The approval of this Parcel Map will have no fiscal impact to the City of Coachella.

Attachments:

1. Resolution No. 2024-09
2. Final Parcel Map 38857-1