



## City Council Agenda Report

Meeting Date: April 9, 2024

Prepared by: Victoria Lee

Reviewed By: Nick Zornes

Approved By: Gabriel Engeland

### Subject:

**Authorize the City Manager to execute the Subdivision Improvement Agreement and approve Final Parcel Map for 14 Fourth Street**

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### COUNCIL PRIORITY AREA

- Business Communities
- Circulation Safety and Efficiency
- Environmental Sustainability
- Housing
- Neighborhood Safety Infrastructure
- General Government

### RECOMMENDATION

Authorize the City Manager to execute the Subdivision Improvement Agreement and approve the Parcel Map of 14 Fourth Street.

### INITIATED BY:

14<sup>th</sup> Fourth Street, LLC

### FISCAL IMPACT

None

### ENVIRONMENTAL REVIEW

The approval of a final map is exempt from review under the California Environmental Quality Act ("CEQA") pursuant to CEQA guidelines section 15268(b)(3).

### SUMMARY

- Tentative map was approved on May 18, 2023
- Council to approve Parcel Map

### BACKGROUND

On May 18, 2023, Council approved the multi-family design review application and the associated Tentative Map for the new development at 14 Fourth Street. The recommended action will finalize the parcel map for the project.

A Tentative Map (AKA, Tentative Parcel Map or Tentative Tract Map) is a map showing the layout of a proposed Subdivision, including the general description of the associated infrastructure. The approved Tentative Map also sets conditions such as access, frontage, grading improvements, stormwater protection, and so forth which must be met before the final Parcel Map or Tract Map can be filed. An approved Tentative Map does not divide the property, rather it sets the conditions under which the division can occur. To divide the property, one must file a final Parcel Map or Tract Map (i.e., Final Map).

The attached Parcel Map is the instrument that divides the property. It must conform to and incorporate all the Tentative Map conditions and must also comply with the standards for Tract Maps or Parcel Maps as set forth in the State Subdivision Map Act. It must also include plans describing the various improvements to the project site and to all other affected properties, including public roadways and public and private utilities.

### **DISCUSSION/ANALYSIS**

Parcel Map for the development at 14 Fourth Street conforms to the Tentative Map approved on May 18, 2023. The map and survey have been checked and found satisfactory. All conditions of approval have been complied with and appropriate controls to ensure compliance have been established. All required fees and deposits have been received. The Parcel Map is available in the Engineering Services Department office for inspection.

### **ATTACHMENTS**

1. Parcel Map
2. Subdivision Agreement