



## City Council Agenda Report

**Meeting Date:** September 10, 2024

**Prepared By:** Oscar Olais

**Approved By:** Gabe Engeland

**Subject:** Authorize City Manager to execute the Subdivision Improvement Agreement and move to approve the Final Map for 5150 El Camino Real.

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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 move to approve the Final Map of 5150 El Camino Real

### FISCAL IMPACT

None

### ENVIRONMENTAL REVIEW

Not Applicable.

### PREVIOUS COUNCIL CONSIDERATION

August 23, 2022

### BACKGROUND

On August 23, 2022, Council approved the multi-family design review application and the associated Tentative Map for the new development at 5150 El Camino Real. The recommended action will finalize the tentative 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 Final 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.

### **ANALYSIS**

Final Map for the development at 5150 El Camino Real conforms to the Tentative Map approved on August 23, 2022. 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 Final Map is available in the Engineering Services Department office for inspection.

### **DISCUSSION**

- 1) Do not authorize the City Manager to execute the subdivision improvement agreement and move to not approve Parcel Map

**Advantages:** None

**Disadvantages:** Developer will not be able to continue construction. Council must provide reasons for disapproval.

### **ATTACHMENTS**

1. Final Map
2. Subdivision agreement