



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: Public Works
Department No.: 054
For Agenda Of: March 3, 2015
Placement: Administrative
Estimated Tme:
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors
FROM: Department Director: Scott D. McGolpin, Public Works Director, 568-3010
Contact Info: Aleksandar Jevremovic, County Surveyor, 568-3020

SUBJECT: **Approve Final Map of Tract No. 14,768, Boulders-Park Hill Estates v.2, 10TRM-00000-00001**
Set Monument Deposit and Accept Easements for Public Utility Purposes and Roadway Easements; Accept waiver of Abutter's Access Rights; Second Supervisorial District

County Counsel Concurrence

As to form: Yes

Other Concurrence: N/A

Auditor-Controller Concurrence

As to form: N/A

Recommended Actions:

That the Board of Supervisors:

- A. Approve the Final Map of Tract No. 14,768; and
- B. Require the subdivider to post a certified check in the amount of \$17,420.00 to guarantee the setting of the interior monumentation for Tract No. 14,768, pursuant to Section 66496 of the State Subdivision Map Act; and
- C. Accept on behalf of the Public, pending recordation of Final Map of Tract No. 14,768, the offers of dedication for the 821 square feet of land for Public Road Easement and Public Utility purposes; and Easements for Public Utility purposes as shown on said map, and authorize the Clerk of the Board to endorse the Final Map of Tract No. 14,768 accepting said Easements as defined on said map. Consummation of the acceptance of Easements for Public Road Easement and Public Utility Purposes is subject to recordation of the subject Map; and
- D. Accept the Waiver of Abutter's Access Rights to Pennell Road pending recordation of Final Map of Tract No. 14,768, and authorize the Clerk of the Board to endorse the Final Map of Tract No. 14,768 accepting said Waiver of Abutter's Access Rights to Pennell Road as defined on said

map. Consummation of the acceptance of the Waiver of Abutter's Access Rights to Pennell Road is subject to recordation of the subject Map and

- E. Find that no new effects will occur and no new mitigation measures would be required as a result of Board's authorization to accept the offer of dedication, and therefore pursuant to CEQA Section 15162, that action is within the scope of the project covered by the Final Mitigated Negative Declaration for "Boulders-Park Hill Estates v.2" development (11NGD-00000-00013) as adopted by the Santa Barbara County Board of Supervisors on July 9, 2013, and no new environmental document is required.

Summary Text:

Final Map of Tract 14,768 (County Assessor Parcel Numbers 059-290-041, 059-030-033) 4700 Via Los Santos, in the Goleta area, Second Supervisorial District. The County Surveyor has received the Final Map of Tract No. 14,768 and is satisfied that the Final Map is technically correct, conforms to the approved Tentative Map or any approved alterations thereto and complies with all applicable laws and regulations; and is satisfied that all the conditions of approval for Tract No. 14,768 have been met.

Jose Cardenas, the Surveyor for Final Map of Tract No. 14,768, has informed the County Surveyor's Office that he will be unable to have the interior property monuments in place at the time the map is recorded. The monuments shall be installed to meet the requirements of Section 66496 of the State Subdivision Map Act and Section 21-16 of Chapter 21, Santa Barbara County Subdivision Regulations. The County Surveyor recommends that the subdivider be required to provide surety prior to the map recordation in the form of a certified check or cash to guarantee installation of said monuments.

All Departments concerned with the processing of Subdivision Maps have certified that the Final Map is ready for Board approval. The payment of Real Property Taxes has been made or bonded for and deposited with the Clerk of the Board.

The County Surveyor's Office is in receipt of preliminary water services determination letter from Goleta Water District and a permit for service from Goleta Sanitary district, the entities that will provide water and sewer services for Tract No. 14,768 which state that all arrangements have been made for service of said Tract.

After the Clerk endorses its acceptance thereon, the County Surveyor will deliver the Final Map to the County Recorder for recordation.

Background:

At its regularly scheduled meeting on July 9, 2013 the Santa Barbara County Board of Supervisors met and approved Tract Map 14,768 and adopted Negative Declaration 11NGD-00000-00013 for the subject project.

Fiscal and Facilities Impacts:

None.

Fiscal Analysis:

Narrative: None

Special Instructions:

After the Subdivider furnishes the security for the setting of the interior monuments to the Clerk of the Board, the County Surveyor shall present the Final Map of Tract No. 14,768 to the Clerk of the Board and request acknowledgement of the Board's acceptance thereon; including the acceptance of Public Utility and Roadway easements and the Waiver of Abutter's Access Rights to Pennell Road dedicated thereon. Once the Map has been endorsed by the Clerk, the County Surveyor shall transmit it to the County Recorder's Office for recordation.

Please send a copy of the Board of Supervisor's Minute Order of Approval to the County Surveyor's Office Attention : Aleksandar Jevremovic, County Surveyor.

Attachments:

Final Map of Tract No. 14,768 (6 sheets)

Authored by:

Connie Adams, 568-3021

cc:

Kevin Ready Sr. – County Counsel

Alex Tuttle – County Planner

Jose Cardenas, Cardenas and Associates Surveying, Inc., 201 North Calle Cesar Chavez, Suite 100, Santa Barbara, CA 93103

Jason Nelson, The Knoll Project LP, The Oak Creek Company, Inc., 735 State Street, Suite 213, Santa Barbara, CA 93101