



Agenda Report

File #: 19-0515

AGENDA REPORT REQUEST FOR CITY COUNCIL ACTION

DATE: 6/5/2019

TO: Honorable Mayor and City Council Members

FROM: Public Works Department

SUBJECT:

City Council consideration of releasing the Survey Monumentation Security associated with Parcel Map 36873 - Kenneth David Ibbetson and Sarah Renee Ibbetson, Trustees of the Kenneth and Sarah Ibbetson 2014 Trust.

RECOMMENDED ACTION:

That the City Council release the Survey Monumentation Security (PLE150030) associated with Parcel Map 36873.

ANALYSIS:

Parcel Map 36873 is a subdivision of 1.53-acres into two single-family residential lots located at 3976 Ibbetson Street, at the southerly terminus of Ibbetson Street, in the R-1-20 Zone, as shown on Exhibit "A." Parcel Map 36873 was originally approved by the City Council on December 16, 2015, and on January 17, 2018, City Council approved a two-year map extension establishing a new expiration date of December 16, 2019. The Parcel Map was recorded on March 13, 2019.

On January 20, 2019, the City entered into a Survey Monumentation Agreement to guarantee the placement of all survey monuments as specified by Parcel Map 36873. The survey monuments have been set in accordance with the Subdivision Map Act and all City Standards, and the City has been provided with evidence that the surveyor has been paid. Therefore, it is appropriate to release the Survey Monumentation Security at this time.

COMMITTEE ACTION:

Not applicable.

STRATEGIC PLAN:

Not applicable.

FISCAL IMPACT:

All applicable fees have been paid by the developer as follows:

	Fee Type	Amount
Parcel Map Plan Check - PLE150030	Plan Check	\$5,312
South Corona Landscape Improvement Fee	Development Impact Fee	\$1,393
Quimby Fee	Development Impact Fee	\$12,708
Drainage Fee	Development Impact Fee	\$2,063

ENVIRONMENTAL ANALYSIS:

In accordance with Section 15315 of the State Guidelines for the California Environmental Quality Act (CEQA), Parcel Map 36873 qualifies as a Class 15 Categorical Exemption. The property is zoned R-1-20, which is a single-family residential zone, and is located in a residential area. The subdivision will result in two lots which conform to the R-1-20 standards and the City's General Plan designation of Estate Residential. No variances are associated with the subdivision. All services and access are available with the construction of the adjacent tract, and designed per local standards. The property has not been involved in another subdivision within the previous two years, and the average slope of the property is less than 20 percent. Therefore, the project qualifies as an exemption under the referenced CEQA section and a Notice of Exemption has been filed.

However, this specific action before the Council now is exempt pursuant to Section 15061(b)(3) of CEQA, which states that a project is exempt from CEQA if the activity is covered by the general rule that CEQA applies only to projects that have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA. This action merely releases the current security associated with the parcel map and there is no possibility that adopting this action will have a significant effect on the environment. Therefore, no further environmental analysis is required.

PREPARED BY: MICHELE HINDERSINN, P.E., SENIOR CIVIL ENGINEER

REVIEWED BY: TOM KOPER, P.E., ASSISTANT PUBLIC WORKS DIRECTOR

REVIEWED BY: NELSON D. NELSON, P.E., PUBLIC WORKS DIRECTOR

REVIEWED BY: KERRY D. EDEN, ASSISTANT CITY MANAGER/ADMINISTRATIVE SERVICES DIRECTOR

REVIEWED BY: MICHELE NISSEN, ASSISTANT CITY MANAGER

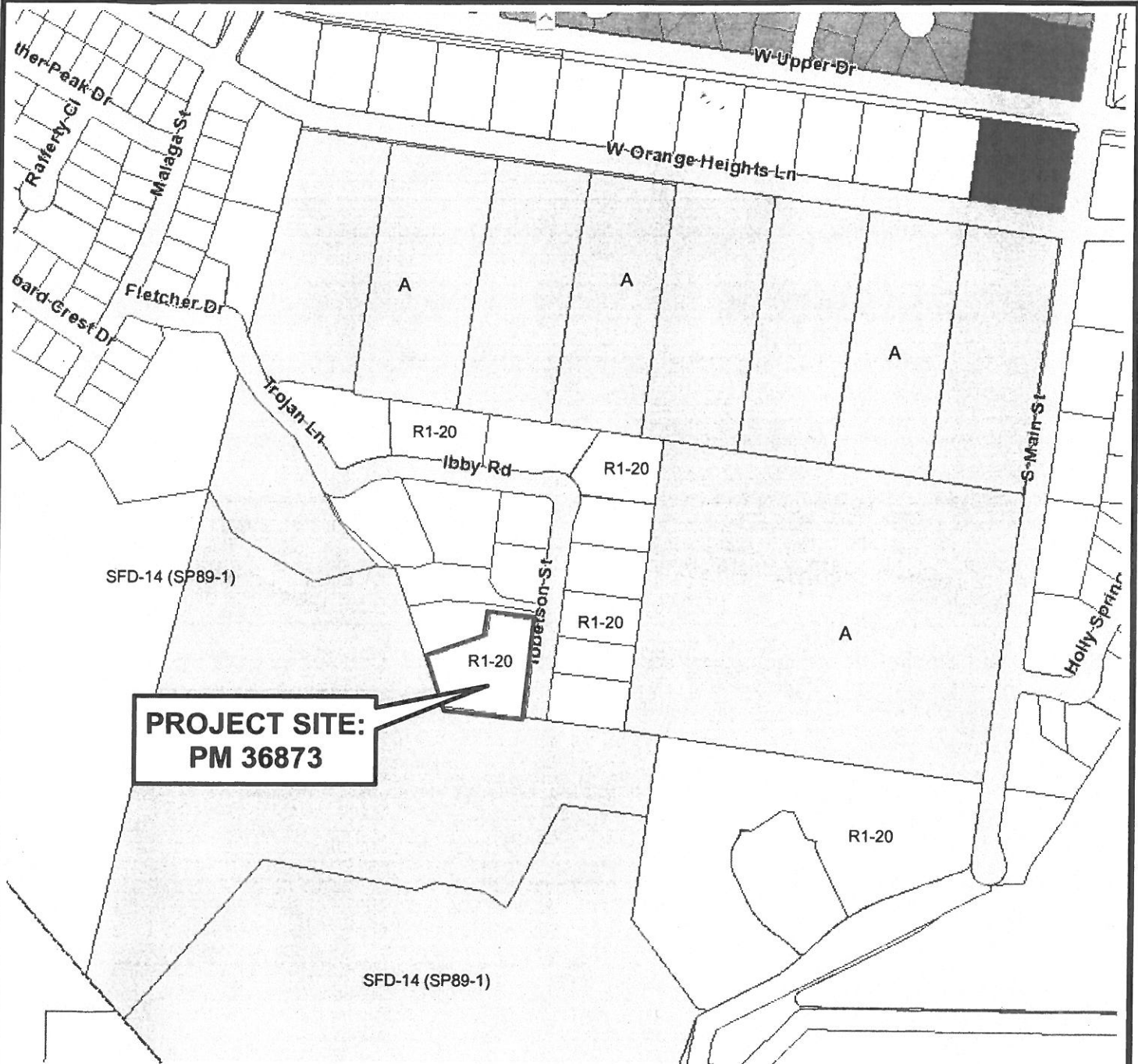
SUBMITTED BY: MITCHELL LANSDELL, ACTING CITY MANAGER

Attachments:

1. Exhibit "A" - Locational Map

Owner: Ken Ibbetson
3976 Ibbetson Street
Corona, CA 92882

LOCATIONAL & ZONING MAP



PM 36873

