



## Legislation Details (With Text)

**File #:** 19-0363      **Version:** 1      **Name:**

**Type:** Agreement      **Status:** Passed

**File created:** 4/4/2019      **In control:** City Council

**On agenda:** 4/17/2019      **Final action:** 4/17/2019

**Title:** City Council consideration of an Improvement Agreement for 1780 Bobbitt Avenue - Shand-Ling Mao, a married man as his sole and separate property.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Staff Report, 2. Staff Report with Attachments

Date	Ver.	Action By	Action	Result
4/17/2019	1	City Council	accepted	

### AGENDA REPORT REQUEST FOR CITY COUNCIL ACTION

**DATE:** 4/17/2019

**TO:** Honorable Mayor and City Council Members

**FROM:** Public Works Department

**SUBJECT:**

City Council consideration of an Improvement Agreement for 1780 Bobbitt Avenue - Shand-Ling Mao, a married man as his sole and separate property.

**RECOMMENDED ACTION:**

That the City Council authorize the Mayor to execute an Improvement Agreement between the City and Shand-Ling Mao, a married man as his sole and separate property.

**ANALYSIS:**

Shand-Ling Mao is the owner of 1780 Bobbitt Avenue in the Overlook area, as shown on Exhibit "A." The owner is proposing to construct street improvements consisting of roadway paving and asphalt berm, to meet the rural residential street improvement standard, fronting their property at 1780 Bobbitt Avenue, and their neighbor's property at 1787 Bobbitt Avenue.

The owner will enter into an Improvement Agreement with the City and post sufficient securities to guarantee construction of the roadway improvements. The improvements are not connected with

any project, as the property owner is improving their property frontage by choice.

Securities have been posted as follows:

PWIM2018-0017	Faithful Performance		Labor and Materials	
	Security No.	Amount	Security No.	Amount
Public Improvements	PB11562500601	\$56,400	PB11562500601	\$28,200

**COMMITTEE ACTION:**

Not applicable.

**STRATEGIC PLAN:**

Not applicable.

**FISCAL IMPACT:**

The property owner has submitted public improvement plans for approval, and paid the following plan check fees associated with review:

PWIM2018-0017	Fee Type	Amount
Public Improvement	Plan Check	\$1,680
Per Sheet Scanning	Fee	\$90

**ENVIRONMENTAL ANALYSIS:**

This action is exempt pursuant to Section 15268 of the Guidelines for the California Environmental Quality Act (CEQA), and Section 3.02 of the City's Local CEQA Guidelines, issuance of a permit to do street work, is not subject to discretionary review and is therefore defined as a ministerial project and exempt from CEQA. Additionally, this action is exempt pursuant to Section 15061(b)(3) of CEQA Guidelines, 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 of the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect to the environment, the activity is not subject to CEQA. This action merely approves agreements that provide security to guarantee completion of improvements for a ministerial permit, and there is no possibility that approving this agreement will have a significant effect on the environment. Therefore, no 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" - Location Map and Ownership
2. Agreement

Owner: Shand-Ling Mao  
1780 Bobbitt Avenue  
Corona, CA 92880

Developer's Representative: Rick Weir  
31526 Railroad Canyon Rd, Ste. 2  
Canyon Lake, CA 92586