



City of Arts & Innovation

City Council Memorandum

TO: HONORABLE MAYOR AND CITY COUNCIL DATE: FEBRUARY 23, 2016

FROM: PUBLIC WORKS DEPARTMENT WARD: 2

**SUBJECT: FINAL APPROVAL OF PARCEL MAP NO. 36871 - LOCATED ON THE
NORTHERLY SIDE OF DAN KIPPER DRIVE, WESTERLY OF THE
INTERSECTION OF SYCAMORE CANYON BOULEVARD AND DAN KIPPER
DRIVE - FINAL APPROVAL**

ISSUES:

The issues for City Council consideration are: 1) Final approval of Parcel Map No. 36871; and 2) Adoption of the "Resolution of Acceptance" for the Official Map in accordance with Section 18.220.020 of the Riverside Municipal Code.

RECOMMENDATIONS:

That the City Council: 1) Approve Parcel Map No. 36871; and 2) Adopt the "Resolution of Acceptance" for the Official Map.

BACKGROUND:

On April 23, 2015, the City of Riverside Planning Commission approved Parcel Map No. 36871 subject to the completion of conditions. The map was the proposal of David Ball on behalf of CT Realty, to subdivide approximately 13.08 acres, composed of three vacant parcels into five parcels ranging in size from 2.32 acres to 2.87 acres. The proposed five parcels will facilitate the development of five warehouse buildings ranging in size from 36,032 square feet to 52,424 square feet.

Staff has determined that the developer has satisfied all of the conditions for the map, and recommends that the final map be approved pursuant to Section 18.090.060(C) of the Riverside Municipal Code. However, if the City Council determines that the map conditions have not been fulfilled, it may disapprove the map with a finding that identifies the conditions that have not been met.

The Community and Economic Development Director concurs with the recommendations noted above.

FISCAL IMPACT:

There is no fiscal impact to the City for the finalization of Parcel Map No. 36871.

Prepared by: Kris Martinez, Public Works Director
Certified as to
availability of funds: Brent A. Mason, Finance Director/Treasurer
Approved by: Al Zelinka, FAICP, Assistant City Manager
for John A. Russo, City Manager
Approved as to form: Gary Geuss, City Attorney

Attachments:

1. Map
2. Resolution of Acceptance