



## **REPORT TO CITY COUNCIL**

**To: Honorable Mayor and Members of the City Council**

**From: Grant Yates, City Manager**

**Prepared by: Dina Purvis, Senior Engineering Technician**

**Date: June 27, 2017**

**SUBJECT: Final Map 33370 (Tessera)**

### **Recommendation**

1. Approve Final Map No. 33370 (Tessera) subject to the City Engineer's acceptance as being true and correct.
2. That the City Council authorize the City Clerk to sign the map and arrange for the recordation of Final Map No. 33370 (Tessera).
3. That the City Council authorize the City Manager to sign the subdivision agreement with Lumos Communities LLC in such form as approved by the City Engineer and City Attorney to secure completion of the monumentation and improvements.

### **Background**

The proposed Final Map No. 33370 (Tessera) consists of 9.114 acres generally located near the intersection of Franklin Street and Avenue 5. Final Map 33370 includes 5 condo/residential lots, 1 recreational lot, 1 lot for a basin, 2 public right of way lots, and 1 lot for private streets. The proposed internal streets will be private and the landscaping maintenance will be provided by the onsite management.

### **Discussion**

Staff has reviewed the Final Map and determined that it is in substantial conformance to Tentative Tract Map No. 33370.

### **Fiscal Impact**

Public improvements are to be constructed by the developer. The proposed surety is sufficient for the City to complete the construction if needed. Staff time was utilized to prepare the documents.

Final Map No 33370

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**Exhibits**

- A. Final Map 33370 - Agreement
- B. Final Map 33370 - Vicinity Map
- C. Final Map Index

Prepared by: Dina Purvis  
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Reviewed by: Brad Fagrell  
City Engineer

Approved by: Grant Yates  
City Manager