

**TO:** James L. App, City Manager  
**FROM:** Robert A. Lata, Community Development Director  
**SUBJECT:** Acceptance of Parcel Map 97-226 for Recordation and Annexation into the Landscape and Lighting Maintenance District (Ryan)  
**DATE:** September 7, 2004

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**Needs:** That the City Council consider steps toward finalizing development plans for a residential development and subdivision.

**Facts:**

1. Applicants Tom and Lisa Ryan have requested that Parcel Map PR 97-226 be accepted by the City for recordation. PR 97-226 is located on the east side of Prospect Avenue south of Mesa Road.
2. The applicant has signed a petition and voted in favor of annexation into the Landscape and Lighting District.

**Analysis  
and**

**Conclusion:** Parcel Map PR 97-226 was tentatively approved by the Planning Commission on August 8, 2000. All conditions imposed by the Planning Commission have been satisfied.

**Policy**

**Reference:** California Government Code Section 66462 (“Subdivision Map Act”)  
Paso Robles Municipal Code Section 22.16.160

**Fiscal**

**Impact:** None.

**Options:**

- a. **(1)** Adopt Resolution No. 04-xx accepting the recordation of Parcel Map PR 97-226, a two-lot residential subdivision located on the east side of Prospect Avenue, south of Mesa Road; and  
**(2)** Adopt Resolution No. 04-xx annexing Parcel Map PR 97-226 into the Landscape and Lighting District.
- b. Amend, modify or reject the above option.

Attachments: (4)

- 1) Reduced size parcel map
- 2) Vicinity Map
- 3) Resolution Final Map
- 4) Resolution L & L

**PARCEL MAP PR 97-0226**

IN THE CITY OF EL PASO de ROBLES  
 COUNTY OF SAN JUAN OBISPO, STATE OF CALIFORNIA  
 BEING A SUBDIVISION OF PARCEL 1  
 OF PARCEL MAP PR 86-287  
 AS FILED IN BOOK 41 OF PARCEL MAPS, PAGE 47,  
 RECORDS OF SAID COUNTY AND STATE.

PARCEL 2  
 43 PM 81

PARCEL 2  
 41 PM 47

PARCEL 2  
 43 PM 77

PARCEL 1  
 43 PM 81

PARCEL 1  
 43 PM 77

**PARCEL B**  
 21,768.1 SQ. FT.

**PARCEL A**  
 21,768.1 SQ. FT. GROSS  
 21,768.1 SQ. FT. NET

ROAD 14' L.P. W/7'5" L.S.  
 8'10" PER 4' 2"

34' WIDE OTER OF DEDICATION  
 PER 1986-016743 &  
 RE-OFFER OF DEDICATION PER  
 THIS MAP

25' WIDE PUBLIC ROAD  
 EASEMENT PER 1986-016766

6' PALE & TREE  
 PLANTING EASEMENT

25' P.L. SET  
 BACK EASEMENT  
 2000 OR 700

12' FT. WIDE PALE &  
 PRIVATE ACCESS, PRIVATE  
 WALKWAY & PRIVATE SEWER  
 EASEMENT FOR PARCEL "B"

PROSPECT AVENUE

PARCEL 3  
 58 PM 44

PARCEL 4  
 58 PM 44

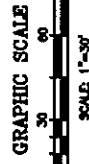
LOT 7  
 TR 2284

**LEGEND:**

- = FOUND 6/8" REBAR W/PLASTIC CAP  
 "IS 60TT" PER 41-PM-47 UNLESS  
 OTHERWISE NOTED
- = SET P' L.P. W/BRASS TAG "IS 48/C"
- M = MEASURED
- R = S-MB-19
- TR = 41-PM-47

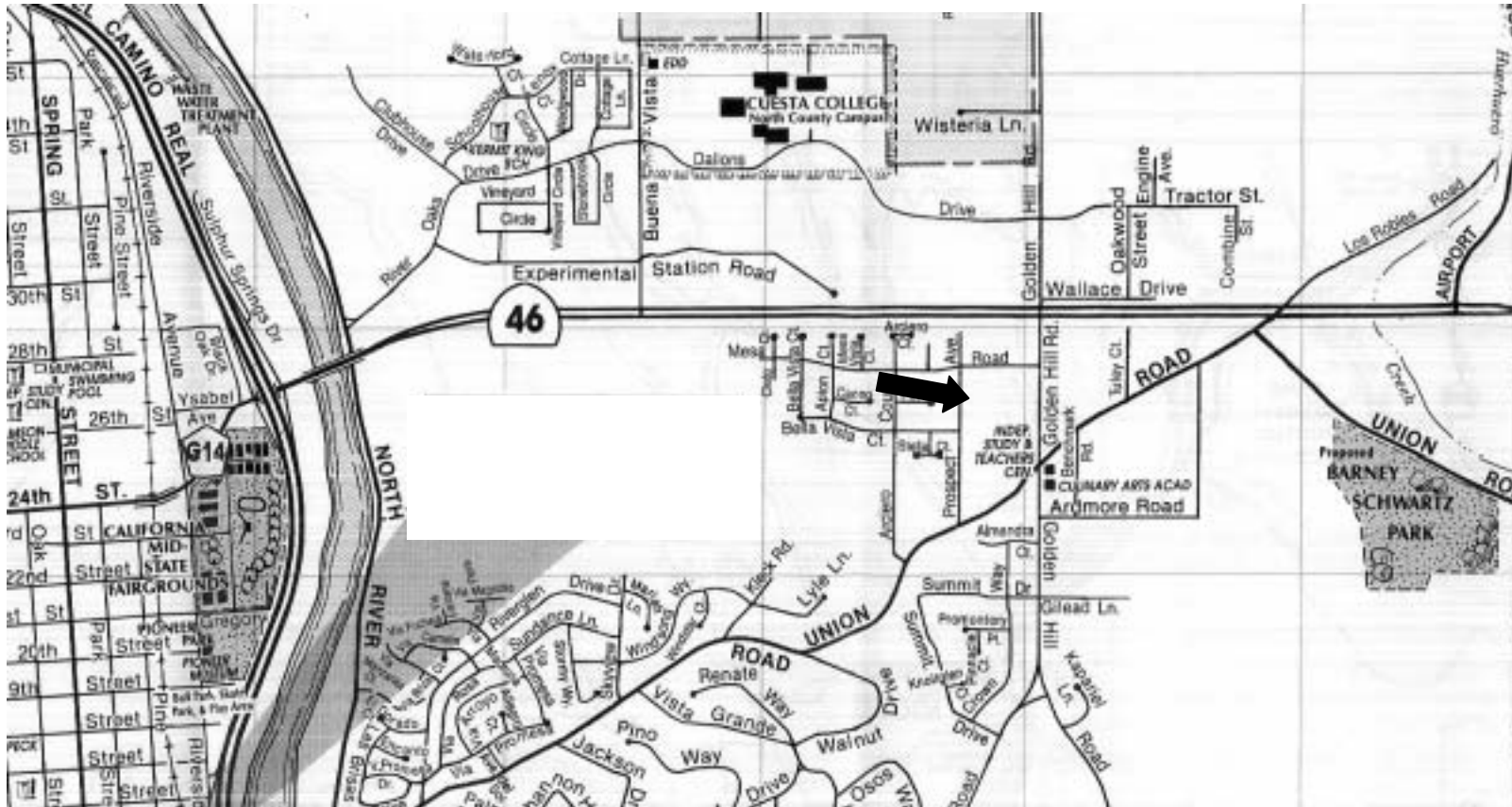
**BASIS OF BEARINGS**

PER BASIS OF BEARINGS FOR THIS MAP AND  
 SURVEY IS THE EAST-WEST BOUNDARY LINE OF  
 PROSPECT AVENUE AS ESTABLISHED BY THE FOUND  
 MONUMENTS SEVEN BEARINGS AND NOTED AS  
 N 0°15'30" E PER 41-PM-47.



**TWIN CITIES SURVEYING, INC.**  
 813 MAIN STREET / P.O. BOX 777  
 TWIN FALLS, CALIFORNIA 96141-0777  
 (800) 434-1834  
 SHEET 2 OF 2 JN 02172

VICINITY MAP ~ PR 97-0226  
TOM & LISA RYAN



RESOLUTION NO. 04-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES  
ACCEPTING AND APPROVING THE EXECUTION AND RECORDATION  
OF THE FINAL MAP FOR PARCEL MAP PR 97-226 (RYAN)

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WHEREAS, the Subdivider has met all conditions of the tentative map; and

WHEREAS, City staff has reviewed the final parcel map and finds it to be in substantial conformance with the approved tentative map and technically correct.

THEREFORE, BE IT RESOLVED AS FOLLOWS:

SECTION 1. That the City Council of the City of Paso Robles does hereby approve the final map for PR 97-226, and authorize the execution and recordation of the parcel map.

SECTION 2. That the City Council of the City of Paso Robles accept the offers of dedication for Prospect Avenue and public utility and tree easements as shown on the final map.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 7th day of September 2004 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

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Frank R. Mecham, Mayor

ATTEST:

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Sharilyn M. Ryan, Deputy City Clerk

RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:  
The City of El Paso de Robles  
1000 Spring Street  
Paso Robles, CA 93446

Attn: DITAS ESPERANZA

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RESOLUTION NO. 04-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES  
ANNEXING PR 97-226 AS PART OF SUBAREA 83 TO THE  
“PASO ROBLES LANDSCAPE AND LIGHTING DISTRICT NO. 1”  
(STREETS AND HIGHWAYS CODE SECTIONS 22500, ET SEQ.)

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WHEREAS, the owner of the real property described in Exhibit ‘A’ has petitioned for annex PR 97-226 into the Paso Robles Landscape and Lighting District No. 1 (“District”).

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED as follows:

SECTION 1. That the City Council of the City of Paso Robles does hereby declare that the real property located in the City of Paso Robles, County of San Luis Obispo, as more particularly described in Exhibit ‘A’ hereto, is hereby annexed into the District and that all landscape and lighting improvements required as conditions of approval of PR 97-226 be installed by the developer.

SECTION 2. That the City Council of the City of Paso Robles does hereby declare that the current owner of the real property, according to the Petition for Formation of the District, is Tom & Lisa Ryan.

SECTION 3. That the City Council for the City of Paso Robles does hereby declare that the assessment for PR 97-226 shall begin with Fiscal Year 2005-2006.

SECTION 4. That the City Council for the City of Paso Robles does hereby declare that the area annexed shall be designated Paso Robles Landscape and Lighting District No. 1, as part of Sub-Area 83.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 7th day of September 2004 by the following vote:

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

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Frank R. Mecham, Mayor

ATTEST:

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Sharilyn M. Ryan, Deputy City Clerk

## EXHIBIT "A"

Parcel 1 of Parcel Map PR-86-287, in the City of Paso Robles, County of San Luis Obispo, State of California, according to map recorded May 7, 1987 in Book 41, Page 47 of Parcel Maps, in the office of the County Recorder of said County.

Assessor's Parcel No: 025-403-047