

**TO:** James L. App, City Manager  
**FROM:** Ron Whisenand, Community Development Director  
**SUBJECT:** Acceptance of Parcel Map PR 03-0340 for Recordation and Annexation into the Landscape and Lighting Maintenance District (Pahler)  
**DATE:** June 20, 2006

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

**Facts:**

1. Applicants Joseph and Jeanette Pahler have requested that Parcel Map PR 03-0340 be accepted by the City for recordation. PR 03-0340 is located at the west end of Larkfield Place, west of Driftwood Drive.
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 03-0340 was tentatively approved by the Planning Commission on August 24, 2004. 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. 06-xx accepting the recordation of Parcel Map PR 03-0340, a four-lot residential subdivision located at the west end of Larkfield Place, west of Driftwood Drive; and
- (2)** Adopt Resolution No. 06-xx annexing Parcel Map PR 03-0340 into the Landscape and Lighting District.

**b.** Amend, modify or reject the above option.

Attachments: (3)

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

RESOLUTION NO. 06-

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 03-0340 (PAHLER)

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WHEREAS, the subdivider of tentative Parcel Map PR 03-0340, located at the west end of Larkfield Place, west of Driftwood Drive, has requested recordation of the final map; and

WHEREAS, the parcel map allows for the creation of four (4) parcels on a 2.50 acre lot; and

WHEREAS, all conditions of approval for this subdivision have been satisfied by the subdivider; 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 03-0350, 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 Larkfield Place and the public utility, tree planting and floodway easements as shown on the final map.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 20<sup>th</sup> day of June 2006 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

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Frank R. Mecham, Mayor

ATTEST:

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Deborah D. Robinson, Deputy City Clerk





**PARCEL MAP PR 03-0340**

A SUBDIVISION OF PARCEL 1  
OR PARCEL MAP CO 77-319,  
AS RECORDED IN  
BOOK 29 OF PARCEL MAPS, PAGE 86,  
IN THE CITY OF EL PASO DE ROBLES,  
COUNTY OF SAN LUIS OBISPO,  
STATE OF CALIFORNIA.

**LEGEND:**

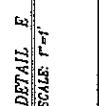
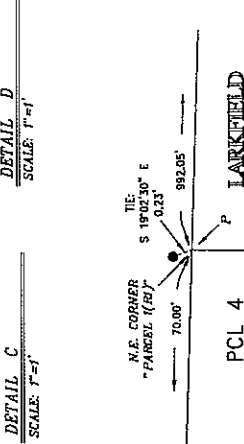
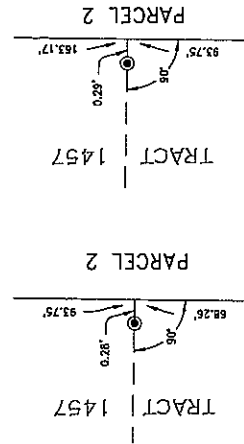
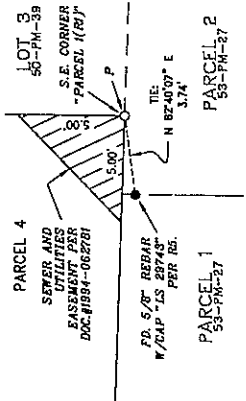
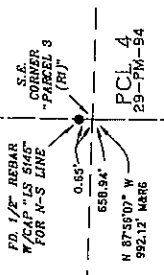
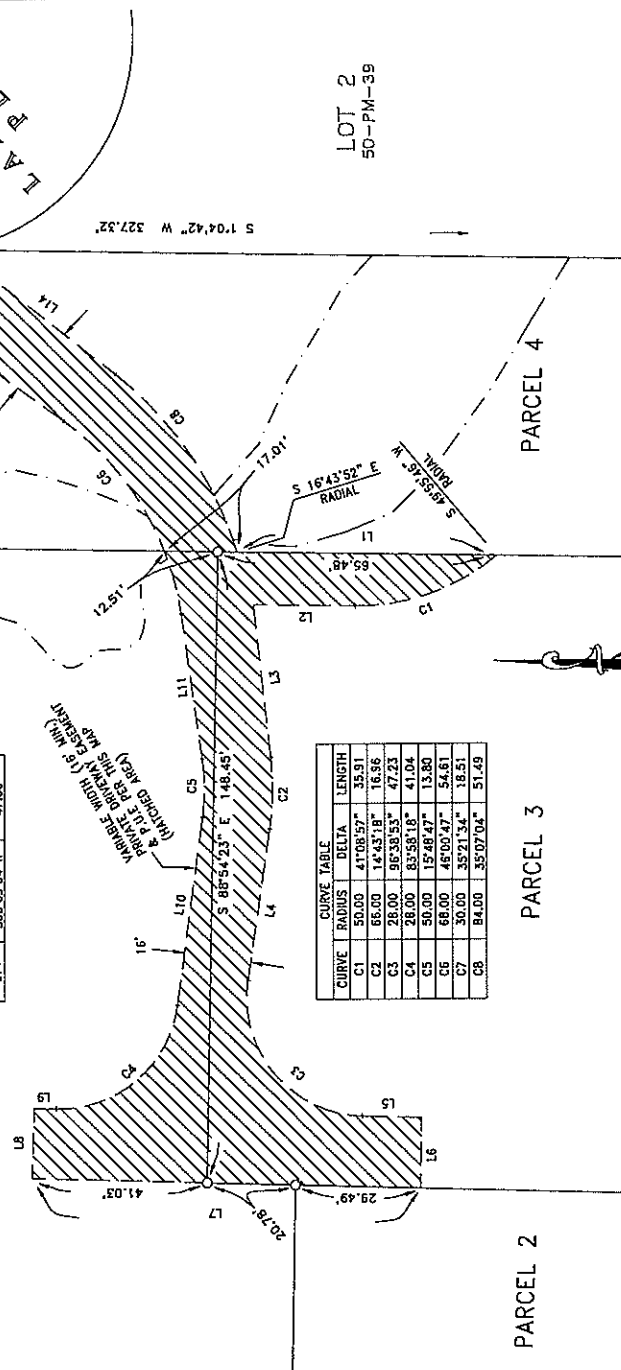
- = SET 1" I.P. W/BASS TAG "LS 4845"
- ⊙ = FD. 1/2" REBAR W/CAP "LS 546" PER IS UNLESS OTHERWISE NOTED
- = FD. 1/2" REBAR (NO CAP) AS NOTED, DID NOT FIND 5/8" REBAR PER RM UNLESS OTHERWISE NOTED

**TRACT 1185**  
12-MAPS-73

TIE: S 19°02'30" E 0.23'  
(NOT TO SCALE)

LINE	BEARING	LENGTH
L1	S01°04'42"W	60.98'
L2	N01°04'42"E	24.06'
L3	S83°34'10"W	35.12'
L4	N81°42'32"W	39.86'
L5	S01°38'35"W	13.96'
L6	N88°54'28"W	16.80'
L7	N01°43'33"E	91.30'
L8	S86°24'10"E	16.47'
L9	S01°38'35"W	5.19'
L10	S82°19'42"E	44.55'
L11	N81°51'51"E	34.42'
L12	N35°50'44"E	44.52'
L13	S01°04'42"W	21.59'
L14	S38°09'04"W	47.55'

CURVE	RADIUS	DELTA	LENGTH
C1	50.00	41°08'57"	35.91
C2	66.00	14°43'18"	16.56
C3	28.00	96°38'53"	47.23
C4	28.00	83°58'18"	41.04
C5	50.00	15°48'47"	13.80
C6	68.00	48°00'47"	54.61
C7	30.00	35°21'34"	18.51
C8	84.00	35°07'04"	51.49



RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:

The City of El Paso de Robles  
Public Works Department  
1000 Spring Street  
Paso Robles, CA 93446

Attn.: Ditas Esperanza

**FOR RECORDERS USE ONLY**

RESOLUTION NO. 06-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES  
ANNEXING PR 03-0340 AS PART OF ZONE 03, SUBAREA 107  
TO THE "PASO ROBLES LANDSCAPE AND LIGHTING DISTRICT NO. 1"  
(STREETS AND HIGHWAYS CODE SECTIONS 22500, ET SEQ.)

WHEREAS, the owner of the real property described in Exhibit 'A' has petitioned for annex of PR 03-0340 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 03-0340 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 Joseph B. Pahler and Jeanette L. Pahler.

SECTION 3. That the City Council for the City of Paso Robles does hereby declare that the assessment for PR 03-0340 shall begin with Fiscal Year 2007–2008.

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 Zone 03, Sub-Area 107.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 20th day of June 2006 by the following vote:

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

\_\_\_\_\_  
Frank R. Mecham, Mayor

ATTEST:

\_\_\_\_\_  
Deborah D. Robinson, Deputy City Clerk

# Exhibit "A"

## LEGAL DESCRIPTION

Real property in the City of Paso Robles, County of San Luis Obispo, State of California, described as follows:

### PARCEL A:

PARCEL 1 OF PARCEL MAP NO. CO-77-319 IN THE CITY OF PASO ROBLES, COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, ACCORDING TO MAP RECORDED NOVEMBER 4, 1980 IN BOOK 29, PAGE 86 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

### PARCEL B:

AN EASEMENT FOR TREES AND LANDSCAPE PURPOSES OVER THE WESTERLY 5 FEET OF PARCEL 3 OF PARCEL MAP PR 91-088, IN THE CITY OF PASO ROBLES, COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, ACCORDING TO MAP RECORDED AUGUST 24, 1993 IN BOOK 50 PAGE 39 OF PARCEL MAPS.