



Meeting Date: 4/17/07

ACTION	TYPE OF ITEM
<input type="checkbox"/> Approved Recommendation	<input checked="" type="checkbox"/> Info/Consent
<input type="checkbox"/> Ord. No(s). _____	<input type="checkbox"/> Report
<input type="checkbox"/> Res. No(s). _____	<input type="checkbox"/> Public Hearing (Info/consent)
<input type="checkbox"/> Other _____	<input type="checkbox"/> Other _____

Prepared By: Winston Wright, Associate Planner

Agenda Item No. I-2

Reviewed By: City Manager [Signature] City Attorney Rupp [Signature] Finance [Signature] Other (Specify) _____

DATE: April 17, 2007

TO: City Council

FROM: Susan L. Martin, AICP [Signature]
Planning and Environmental Services Manager

SUBJECT: Final Map for Tract No. 5691 (PZ 07-300-5) for Property located at the Northwest Corner of the Statham Boulevard and Statham Parkway Intersection Commonly Known as 2231-2247 Statham Boulevard. Filed by Shawn Anderson, 2835 Surfrider Avenue, Ventura, CA 93001.

RECOMMENDATION

That City Council adopt a resolution approving the Final Map for Tract No. 5691 for condominium purposes.

DISCUSSION

On October 5, 2006, the Planning Commission approved a special use permit and recommended to City Council the approval of a tentative subdivision map to allow the partition of eight (8) condominium workspaces out of an existing 36,556 square foot industrial building. On November 14, 2006, the City Council approved the tentative subdivision map subject to the conditions set forth in Planning Commission Resolution No. 2006-51.

On March 14, 2007, the Development Services Division issued a Verification of Status form that indicated that the final map is in compliance with the State Subdivision Map Act and the Oxnard City Code requirements and conforms with the general plan and the previously approved tentative subdivision map.

FINANCIAL IMPACT

The sale of the workspace condominiums will result in a negligible increase in property tax revenue.

- Attachment #1 - City Council Resolution
- #2 - Vicinity Map
- #3 - Reduction of Final Map
- #4 - Verification of Status Form

CITY COUNCIL OF THE CITY OF OXNARD

RESOLUTION NO.

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OXNARD APPROVING FINAL MAP OF TRACT NO. 5691 FOR PROPERTY LOCATED AT THE NORTHWEST CORNER OF THE STATHAM BOULEVARD AND STATHAM PARKWAY INTERSECTION COMMONLY KNOWN AS 2231-2247 STATHAM BOULEVARD , FILED BY SHAWN ANDERSON, 2835 SURFRIDER AVENUE, VENTURA, CA 93001.

WHEREAS, the Tentative Subdivision Map for Tract No. 5691 (Tentative Map) for property located 2231-2247 Statham Blvd, filed by Shawn Anderson , was recommended for approval by Planning Commission Resolution No. 2006-51 and approved by City Council Resolution No. 13,172, subject to certain conditions; and

WHEREAS, the Final Map of such subdivision has been submitted; and

WHEREAS, approval of the Final Map is exempt as ministerial under the California Environmental Quality Act, according to City Council Resolution No. 10,851.

NOW, THEREFORE, the City Council of the City of Oxnard resolves:

1. The Final Map for Tract No. 5691 is approved, subject to the conditions set forth in Planning Commission Resolution No. 2006-51 and City Council Resolution No. 13,172 for the Tentative Subdivision Map.
2. The Final Map is consistent with the General Plan and is in substantial compliance with the previously approved Tentative Subdivision Map.
3. All offers of dedication shown on the Final Map are accepted subject to improvement.

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ATTACHMENT 1
PAGE 1 OF 2

PASSED AND ADOPTED this 17th day of April, 2007, by the following vote:

AYES:

NOES:

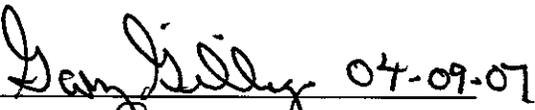
ABSENT:

Dr. Thomas E. Holden, Mayor

ATTEST:

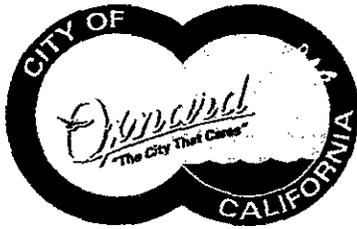
Daniel Martinez, City Clerk

APPROVED AS TO FORM:

 04-09-07
Gary L. Gillig, City Attorney

ATTACHMENT 1
PAGE 0 OF 2

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**VERIFICATION OF STATUS:
FINAL MAPS AND IMPROVEMENT PLANS**

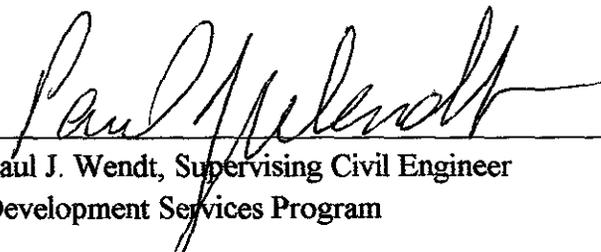
Tract 5691 Final Map

Project Location:

Northwest of intersection of Statham Pkwy & Statham Blvd

- Map requires subdivision improvement agreement.
- The Development Services Program does not require improvement plans for this development.
- This Program has reviewed the improvement plans and found them acceptable. Based on our review, we believe these plans comply with the resolution of the Planning Commission and the City Council approving the tentative map for this development.
- This Program has reviewed the Final Map and Title Sheet and found them acceptable. Based on our review, we believe the map complies with the resolution of the Planning Commission and the City Council approving the tentative map for this development and also with the Subdivision Map Act of the State of California.
- The Final Map has been signed.

DATE: 3/19/09


Paul J. Wendt, Supervising Civil Engineer
Development Services Program