



Meeting Date: 5/12/2009

| 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          |
| <input type="checkbox"/> Other _____             | <input type="checkbox"/> Other _____             |

Prepared By: Douglas Spondello, Assistant Planner *DS* Agenda Item No. I-5  
 Reviewed By: City Manager *SMH* City Attorney *Fischer* *SMF* Finance *JFC* Other (Specify) \_\_\_\_\_

**DATE:** April 23, 2009

**TO:** City Council

**FROM:** Susan L. Martin, AICP *SMate*  
 Planning Manager

**SUBJECT:** Final Map for Tract No. 5797 (PZ No. 09-300-02). Filed by Yolanda Morton, 16262 Pineview Road, Santa Clarita, CA 91387.

**RECOMMENDATION**

That City Council adopt a resolution approving Final Map for Tract No. 5797 (PZ No. 09-300-02) for property located at the northwest corner of the intersection of West Wooley Road and Seahorse Way.

**DISCUSSION**

On August 7, 2008, the Planning Commission recommended City Council approval of a tentative tract map for condominium purposes. This map was filed in conjunction with Coastal Development Permit No. 07-400-09 for seven residential condominiums at the property. Both the tentative map and development permit were approved by City Council on September 9, 2008.

On April 8, 2009, the Development Services Division issued a Verification of Status form and indicated that the final map, as currently prepared, will be in compliance with the State Subdivision Map act and Oxnard City Code requirements and will conform with the general plan as well as with the previously approved tentative subdivision map.

**FINANCIAL IMPACT**

There is no estimated financial impact to the current FY budget (FY 2008-2009).

(DS)

Morton Condominiums/PZ No. 09-300-02

May 12, 2009

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Attachment #1 -- City Council Resolution for Final Map

#2 -- Reduction of Final Map

#3 -- City Council Resolution Nos. 13,549 and 13,550 (September 9, 2008)

#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. 5797, (PZ NO. 09-300-02) FOR PROPERTY LOCATED AT 5103 WEST WOOLEY ROAD, SUBJECT TO CERTAIN CONDITIONS. FILED BY YOLANDA MORTON, 16262 PINEVIEW ROAD, SANTA CLARITA, CA 91387.

WHEREAS, the Tentative Subdivision Map for Tract No. 5797 for property located at 5103 West Wooley Road, filed by Yolanda Morton, was recommended for approval by the Planning Commission Resolution No. 2008-47 and approved by City Council Resolution No. 13,550, subject to certain conditions; and

WHEREAS, the Final Map for such subdivision has been submitted, together with the Subdivision Improvement Agreement proposed to be entered into in connection with the subdivision; and

WHEREAS, 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 No. 09-300-02 is approved, subject to the conditions set forth in Planning Commission Resolution No. 2008-47 and City Council Resolution No. 13,550 for the Tentative Subdivision Map, incorporated herein by this reference.
2. The City Council finds that final map is consistent with the General Plan as adopted, and is in substantial compliance with the previously approved tentative subdivision map.
3. The Subdivision Improvement Agreement is approved and the Mayor is authorized to execute such Agreement.
4. All offers of dedication shown on such map are accepted subject to improvement.

ATTACHMENT 1  
PAGE 1 OF 2

PASSED AND ADOPTED this 12<sup>th</sup> day of May, 2009, by the following vote:

AYES:

NOES:

ABSENT:

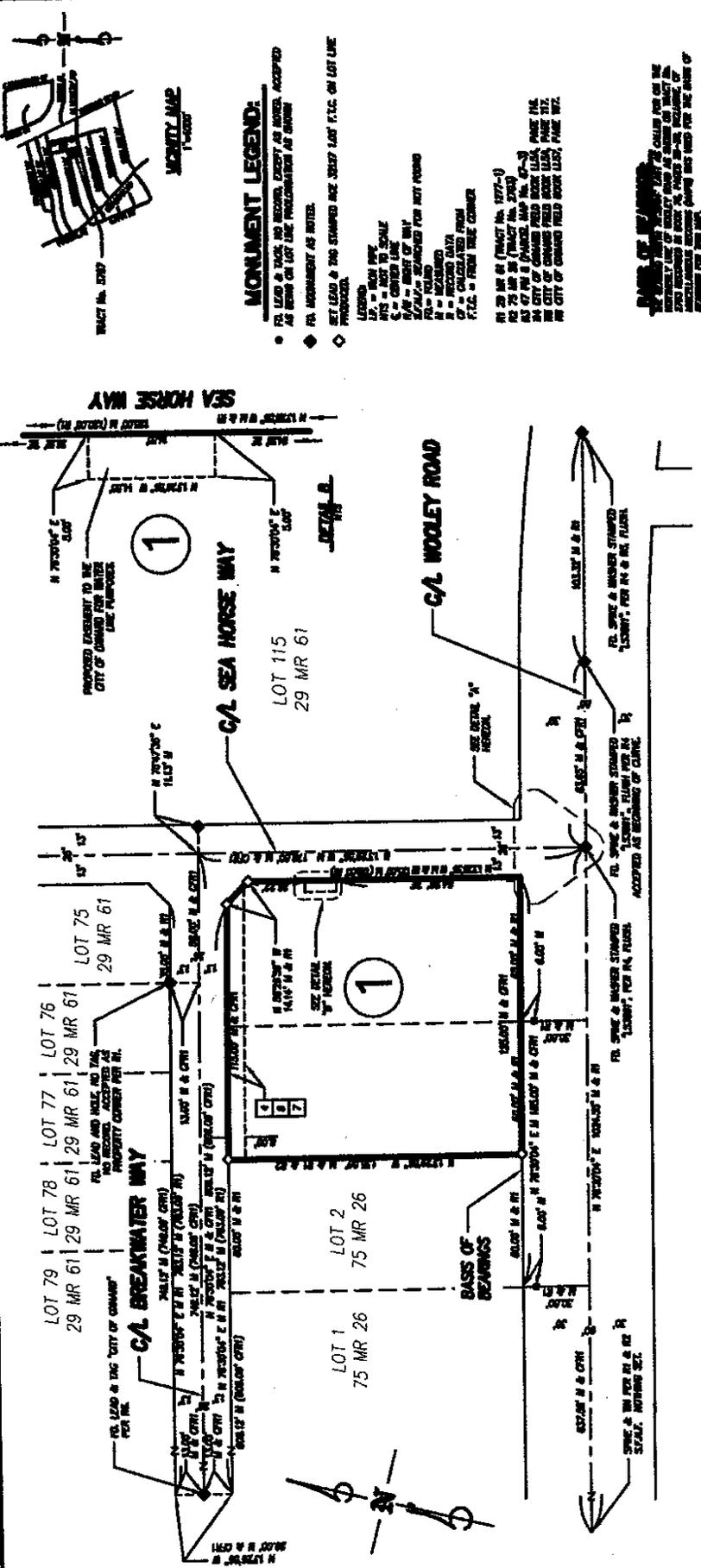
\_\_\_\_\_  
Dr. Thomas E. Holden  
Mayor

ATTEST:

\_\_\_\_\_  
Daniel Martinez, City Clerk

APPROVED AS TO FORM:

  
\_\_\_\_\_  
Alan Holmberg, City Attorney



**TRACT No. 5797**

TOTAL GROSS AREA = 0.100 ACRES

IN THE CITY OF OXNARD  
COUNTY OF VENTURA, STATE OF CALIFORNIA

FOR CONDOMINIUM PURPOSES  
DTR ENGINEERING

VENTURA, CALIFORNIA 93003

NOVEMBER, 2008

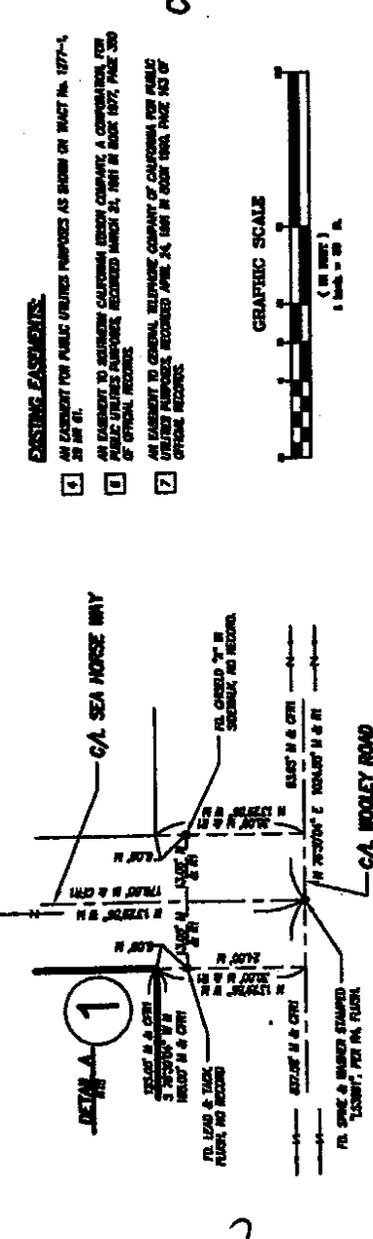
MAP NO. 113 AND 114 OF TRACT No. 1877-1, AS PER MAP RECORDED IN BOOK 28, PAGE 81 OF MAPS, IN THE OFFICE OF COUNTY RECORDER OF SAN COUNTY.

NOVEMBER, 2008

FOR CONDOMINIUM PURPOSES  
DTR ENGINEERING

1400 WEST AVENUE, SUITE 100  
VENTURA, CALIFORNIA 93003  
(805)241-1533

SHEET 2 OF 2



CITY COUNCIL OF THE CITY OF OXNARD

RESOLUTION NO. 13,549

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OXNARD UPHOLDING PLANNING COMMISSION APPROVAL OF PLANNING AND ZONING PERMIT NO. 07-400-09 (COASTAL DEVELOPMENT PERMIT) TO ALLOW THE CONSTRUCTION OF SEVEN RESIDENTIAL CONDOMINIUMS LOCATED AT 5103 & 5107 WOOLEY ROAD. FILED BY CANDICE FOREHAND, ON BEHALF OF OWNER YOLANDA MORTON, 2300 KNOLL DRIVE, SUITE A, VENTURA, CA 93003.

WHEREAS, on August 7, 2008, the Planning Commission adopted Resolution No. 2008-46 approving Planning and Zoning Permit No. 07-400-09 (Coastal Development Permit) to allow the construction of seven residential condominiums located at 5103 and 5107 Wooley Road, filed by Candice Forehand, in accordance with section 17-57(C)(5) of the Oxnard City Code; and

WHEREAS, the City Council has considered the appeal of the Planning Commission's decision, filed by the Planning Division, and carefully reviewed the decision of the Planning Commission; and

WHEREAS, the City Council has conducted a hearing and received evidence in favor of and opposed to the application for the Coastal Development Permit; and

WHEREAS, Section 15332 of the California Code of Regulations exempts the project from the requirement for the preparation of environmental documents imposed by the California Environmental Quality Act; and

NOW, THEREFORE, the City Council of the City of Oxnard resolves that the Planning Commission's approval of the Coastal Development Permit is upheld, subject to the conditions set forth in Planning Commission Resolution No. 2008-46.

ATTACHMENT 3  
PAGE 1 OF 4

PASSED AND ADOPTED this 9th day of September 2008, by the following vote:

AYES: Councilmembers Holden, Maulhardt, Zaragoza, Herrera, and Flynn.

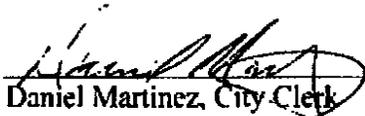
NOES: None.

ABSENT: None.



Dr. Thomas E. Holden  
Mayor

ATTEST:

  
Daniel Martinez, City Clerk

APPROVED AS TO FORM:

  
Alan Holmberg, Acting City Attorney

CITY COUNCIL OF THE CITY OF OXNARD

RESOLUTION NO. 13,550

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OXNARD APPROVING TENTATIVE SUBDIVISION MAP FOR TRACT NO. 5797 (PLANNING AND ZONING PERMIT NO. 07-300-23) FOR PROPERTY LOCATED AT 5103 & 5107 WOOLEY ROAD (APNs 191-0-076-075 & 191-0-076-085) WITHIN THE OXNARD SHORES NEIGHBORHOOD, SUBJECT TO CERTAIN CONDITIONS. FILED BY CANDICE FOREHAND, ON BEHALF OF OWNER YOLANDA MORTON, 2300 KNOLL DRIVE, SUITE A, VENTURA, CA 93003.

WHEREAS, City Council has carefully reviewed Planning Commission Resolution No. 2008-47 recommending approval of Tentative Subdivision Map of Tract No. 5797 (Tentative Map), for property located 5103 and 5107 Wooley Road, filed by Candice Forehand; and

WHEREAS, the City Council finds that the Tentative Map complies with all requirements of the Subdivision Map Act and the Oxnard City Code; and

WHEREAS, the City Council finds that the Tentative Map, the proposed site, and the design and improvement of the development requested are consistent with the Coastal Land Use Plan; and

WHEREAS, the City Council finds that the proposed site is suitable for the type and density of development requested and is not likely to cause substantial environmental damage, serious public health problems or conflict with any publicly acquired easements or access; and

WHEREAS, Section 15332 of the California Code of Regulations exempts the project from the requirement for the preparation of environmental documents imposed by the California Environmental Quality Act.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF OXNARD DOES HEREBY RESOLVE AS FOLLOWS:

Tentative Subdivision Map for Tract No. 5797 is hereby approved, subject to the conditions set forth in Planning Commission Resolution No. 2008-47.

ATTACHMENT 3  
PAGE 3 OF 4

Resolution No. 13, 550

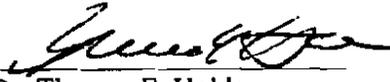
Page 2

PASSED AND ADOPTED this 9th day of September 2008. by the following vote:

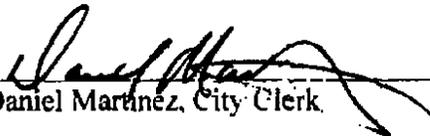
AYES: Councilmembers Holden, Maulhardt, Zaragoza, Herrera, and Flynn.

NOES: None.

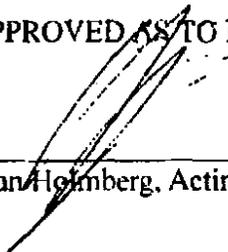
ABSENT: None.

  
\_\_\_\_\_  
Dr. Thomas E. Holden  
Mayor

ATTEST:

  
\_\_\_\_\_  
Daniel Martinez, City Clerk

APPROVED AS TO FORM:

  
\_\_\_\_\_  
Alan Holmberg, Acting City Attorney

ATTACHMENT 3  
PAGE 4 OF 4



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

Tract/Parcel Map

Project Location:

TRACT 5797

- 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:

4/8/9

Paul Wendt  
Paul Wendt  
Development Services Program

ATTACHMENT 4  
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