



AGENDA REPORT

Department: Engineering and Public Works
Prepared by: Luca Zappiello, Associate Engineer
Meeting Date: Tuesday, September 5, 2023
Approved by: Ben Martinez, Interim City Manager

SUBJECT:

Approving the Final Parcel Map and Conditionally Approving the Offer of Dedication for the Proposed Emergency Vehicle Access Easement located on the South Side of 3140 E. 2nd Street.

RECOMMENDATION:

Adopt a Resolution Entitled, "Resolution of the City Council of the City of National City, California, Approving the Final Parcel Map and Conditionally Approving the Offer of Dedication for the Proposed Emergency Vehicle Access Easement Included Therein for the New Project Located on the South Side of 3140 E. 2nd Street, and Authorizing the Mayor and City Clerk to sign the Map."

BOARD/COMMISSION/COMMITTEE PRIOR ACTION:

Not Applicable.

EXPLANATION:

Mr. Jonathan and Mrs. Sarah Bender, owners of the single-family dwelling located at 3140 E. 2nd Street (APN: 554 112 16 00) and the empty lot located on the south side of the property (APN 554 112 15 00), are proposing to create four new parcels from the existing vacant lot. Mr. and Mrs. Bender propose constructing one single-family dwelling on each of the four proposed new parcels.

On February 3, 2020, the Planning Commission approved the proposed tentative parcel map (Resolution No. 2020-01), which included the conditions of approval from the Planning, Engineering, and Fire Departments that would need to be addressed in the Final Parcel Map. One of the requirements from the Fire Department and the Planning Department is to provide a 20-foot wide easement for emergency vehicle access and to record a maintenance agreement for the access easement.

According to the Fire Department, Mr. and Ms. Bender are proposing the installation of a 20-foot wide easement for emergency vehicle access along the west side of the property with an appropriate turning radius for the fire apparatus between Lot No. 1 and Lot No. 2 in the Final Parcel Map. In addition, based on the Planning Department requirement, Mr. and Ms. Bender need to record the attached maintenance agreement, where the future property owners of the proposed four lots will be responsible for the maintenance of the proposed easement area. The proposed maintenance agreement has been approved as to form and content by the City Attorney, and it will be recorded with the County Recorder with the Final Parcel Map.

Mr. and Ms. Bender request that the City Council approve the Final Parcel Map and offer of dedication of the proposed easement. Upon approval, the City Clerk will certify the Final Parcel Map and transmit the approved document to the County Recorder.

FINANCIAL STATEMENT:

Not Applicable.

RELATED CITY COUNCIL 2020-2025 STRATEGIC PLAN GOAL:

Public Safety

ENVIRONMENTAL REVIEW:

This is not a project under CEQA and is therefore not subject to environmental review.CCR15378; PRC 21065.

PUBLIC NOTIFICATION:

Agenda Report posted within 72 hours of meeting date and time in accordance with Brown Act.

ORDINANCE:

Not Applicable

EXHIBITS:

Exhibit A - Parcel Map

Exhibit B - Road Maintenance Agreement

Exhibit C - Resolution