



Monterey County

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Board Report

Legistar File Number: 16-010

January 26, 2016

Introduced: 1/4/2016

Current Status: Agenda Ready

Version: 1

Matter Type: General Agenda Item

- a. Approve the Parcel Map for a minor subdivision to divide a 15,495 square foot parcel into three (3) 5,165 square foot lots;
- b. Direct the Clerk of the Board to submit the Parcel Map to the County Recorder for recording, subject to the collection of the applicable recording fees.
(Parcel Map - PLN130361/Montecristo Capital, Inc., 11299 Pomber Street, Castroville, Castroville Community Plan and North County Area Plan)

PROJECT INFORMATION:

Planning File Number: PLN130361

Owner: Montecristo Capital, Inc.

Project Location: 11299 Pomber Street, Castroville

APN: 030-104-010-000

Plan Area: Castroville Community Plan and North County Area Plan

Flagged and Staked: No

CEQA Action: Statutorily Exempt per CEQA Guidelines Section 15268 (b)(3)

RECOMMENDATION:

It is recommended that the Board of Supervisors:

- a. Approve the Parcel Map for a minor subdivision to divide a 15,495 square foot parcel into three (3) 5,165 square foot lots;
- b. Direct the Clerk of the Board to submit the Parcel Map to the County Recorder for recording, subject to the collection of the applicable recording fees.

SUMMARY AND DISCUSSION:

On August 27, 2014, the Director of RMA-Planning approved a Minor Subdivision Tentative Map for Montecristo Capital, Inc. (RMA-Planning File No. PLN130361). All required conditions of approval, and all applicable fees associated with the recordation of the Parcel Map, have been satisfied, collected, and deposited.

The developer has submitted a Property Tax Clearance Certification in accordance with Government Code Section 66492 and the Parcel Map Guarantee in accordance with Government Code Section 66465 of the Subdivision Map Act, and has met all the conditions of approval required for clearance prior to recording the Parcel Map. The Parcel Map is in substantial compliance with the approved Tentative Map. Therefore, staff recommends that the Board approve the Montecristo Capital, Inc. Parcel Map for recording.

OTHER AGENCY INVOLVEMENT:

The following agencies have reviewed the project and have cleared their recommended conditions for recording of the parcel map:

- RMA-Public Works
- RMA-Environmental Services
- Water Resources Agency
- Parks Department

FINANCING:

Funding for staff time associated with this project is included in the FY15-16 Adopted Budget for RMA-Planning.

Prepared by: Joseph Sidor, Associate Planner, ext. 5262

Approved by: Mike Novo, Director, RMA-Planning, ext. 5192

Carl P. Holm, Director, Resource Management Agency, ext. 5103

This report was reviewed by John Ford, RMA Services Manager.

All attachments are on file with the Clerk of the Board:

- Attachment A Cover memo to the Clerk of the Board
- Attachment B Vicinity Map
- Attachment C Parcel Map
- Attachment D Parcel Map Guarantee
- Attachment E Property Tax Clearance Certification

cc: Front Counter Copy; John Ford, RMA Services Manager; Montecristo Capital, Inc., Applicant/Owner; The Open Monterey Project (Molly Erickson); LandWatch (Amy White); Project File PLN130361.