

RESOLUTION NO. 2007-245

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELK GROVE
APPROVING PARCEL MAP NO. 01-156.01 CALVINE POINTE KOHL'S PARCEL**

WHEREAS, the City approved a Tentative Parcel Map on August 10, 2005 for Calvine Pointe (EG-01-156); and

WHEREAS, the subdivider has submitted to the City for approval a proposed Parcel Map consistent with the previously approved Tentative Parcel Map; and

WHEREAS, City staff has reviewed the proposed Parcel Map and finds it to be technically correct and that all applicable conditions of approval have been satisfied.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Elk Grove that the location and configuration of the parcel to be created by Parcel Map 01-156-01 Calvine Pointe Kohl's Parcel substantially comply with the previously approved Tentative Parcel Map.


BE IT FURTHER RESOLVED AND ORDERED that the City Council of the City of Elk Grove, pursuant to Government Code Section 66458, hereby approves Parcel Map No. 01-156.01 Calvine Pointe Kohl's Parcel, a copy of which is hereby attached and made part of this Resolution; submitted at the Elk Grove City Council meeting in connection with **Calvine South, LLC, a California Limited Liability Company**.

PASSED AND ADOPTED by the City Council of the City of Elk Grove on this 24th day of October 2007.

for 

JAMES COOPER, MAYOR of the
CITY OF ELK GROVE

ATTEST:



PEGGY E. JACKSON, CITY CLERK

APPROVED AS TO FORM:



SUSAN COCHRAN, CITY ATTORNEY

OWNER'S STATEMENT

THE UNDERSIGNED HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS FINAL MAP AND THE UNDERSIGNED ALSO OFFERS FOR DEDICATION AND DO HEREBY DEDICATE TO ANY AND ALL PUBLIC USES, UPON COMPLETION OF IMPROVEMENTS, THE PUBLIC ROAD SHOWN HEREON WITHIN THESE BOUNDARIES AND ALSO OFFER FOR DEDICATION AND DO HEREBY DEDICATE TO ANY AND ALL PUBLIC USES EASEMENTS FOR THE FOLLOWING SPECIFIC PURPOSES:

A. EASEMENTS FOR PLANTING AND MAINTAINING TREES, INSTALLATION, AND MAINTENANCE OF ELECTROLINES, TRAFFIC CONTROL DEVICES, WATER AND GAS PIPES, AND FOR UNDERGROUND WIRES AND CONDUITS FOR ELECTRICAL, TELEPHONE AND TELEVISION SERVICES, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO, ON, OVER, UNDER, AND ACROSS THOSE STRIPS OF LAND 12' IN WIDTH LYING CONTIGUOUS TO THE PUBLIC ROAD SHOWN HEREON AND DESIGNATED "PUBLIC UTILITY EASEMENT" (PUE);

AN EASEMENT FOR THE INSTALLATION AND MAINTENANCE OF LANDSCAPING AND ALL APPURTENANCES PERTAINING THERETO LYING ON, OVER, AND ACROSS THOSE STRIPS OF LAND SHOWN HEREON AND DESIGNATED "LANDSCAPING, AND MAINTENANCE EASEMENT" (LME), SAID STRIPS TO BE KEPT OPEN AND FREE FROM BUILDINGS.

C. RIGHTS-OF-WAY AND EASEMENTS FOR THE INSTALLATION AND THE MAINTENANCE OF A PEDESTRIAN WALKWAY, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, UNDER, AND ACROSS THOSE STRIPS OF LAND SHOWN HEREON AND DESIGNATED "PEDESTRIAN EASEMENT" (PE).

CALVINE SOUTH DEVELOPMENT COMPANY

BY: Paul S. Petrovich
NAME: **Paul S. Petrovich**

TITLE: **MANAGER**

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF SACRAMENTO

ON Oct. 3, 2007, BEFORE ME, Suzanne Lynn Millsap, NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED Paul S. Petrovich, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY EXECUTED THE SAME IN HIS/HER/IT/HEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/IT/HEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL

Suzanne Lynn Millsap
PRINT NAME: Suzanne Lynn Millsap
MY COMMISSION EXPIRES ON 10-27-2010
MY PRINCIPAL PLACE OF BUSINESS IS THE COUNTY OF Yolo

BENEFICIARY STATEMENT

UNION BANK OF CALIFORNIA, N.A., AS BENEFICIARY UNDER DEED OF TRUST RECORDED JUNE 29, 2007 IN BOOK 20070629 AT PAGE 2136 OF OFFICIAL RECORDS OF SACRAMENTO COUNTY.

UNION BANK OF CALIFORNIA, N.A.

BY: Todd Mirell

PRINT: TODD MIRELL

TITLE: A.U.P.

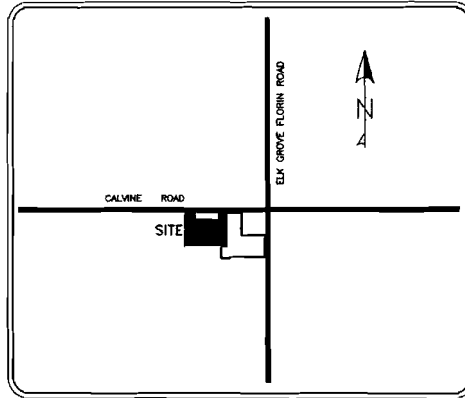
NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF SACRAMENTO

ON Oct 2, 2007, BEFORE ME, Christopher D. Johnson, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED Todd Mirell, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY EXECUTED THE SAME IN HIS/HER/IT/HEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/IT/HEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL

Christopher D. Johnson
PRINT NAME: Christopher D. Johnson
MY COMMISSION EXPIRES ON Oct 18, 2008
MY PRINCIPAL PLACE OF BUSINESS IS THE COUNTY OF Sacramento



VICINITY MAP

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66438(a)(3)(A)-(ii) OF THE SUBDIVISION MAP ACT THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDER(S) (BY LISTED DEED(S) HAS/HAVE) BEEN OMITTED AS THEIR INTEREST IS SUCH THAT IT CANNOT RISEN INTO A FEE TITLE AND SAID SIGNATURE(S) IS/ARE NOT REQUIRED BY THE LOCAL AGENCY:

CITY OF ELK GROVE, SUCCESSOR IN INTEREST OF THE COUNTY OF SACRAMENTO EASEMENT HOLDER FOR PUBLIC ROAD PER DOCUMENT RECORDED MARCH 3, 1997 IN BOOK 770303 PAGES 616 AND 619, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

CITY OF ELK GROVE, SUCCESSOR IN INTEREST OF THE COUNTY OF SACRAMENTO EASEMENT HOLDER FOR PUBLIC ROAD PER DOCUMENT RECORDED MARCH 3, 1997 IN BOOK 770303 PAGE 621, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

CITY OF ELK GROVE, SUCCESSOR IN INTEREST OF THE COUNTY OF SACRAMENTO EASEMENT HOLDER FOR PUBLIC ROAD PER DOCUMENT RECORDED DECEMBER 12, 1997 IN BOOK 971212 PAGE 1384, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

CITY OF ELK GROVE, SUCCESSOR IN INTEREST OF THE COUNTY OF SACRAMENTO EASEMENT HOLDER FOR PUBLIC ROAD PER DOCUMENT RECORDED MARCH 31, 1998 IN BOOK 9803 PAGE 129, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

SACRAMENTO COUNTY WATER AGENCY EASEMENT HOLDER FOR WATER PIPELINE AND INCIDENTAL PURPOSES PER DOCUMENT RECORDED JUNE 29, 2007 IN BOOK 20070629 PAGES 1632 AND 1633, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

CITY OF ELK GROVE, SUCCESSOR IN INTEREST TO THE COUNTY OF SACRAMENTO EASEMENT HOLDER FOR DRAINAGE AND INCIDENTAL PURPOSES PER DOCUMENT RECORDED IN BOOK 770303 PAGE 618, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF PETROVICH DEVELOPMENT COMPANY, LLC, AND WAS SURVEYED IN SEPTEMBER 2006. I HEREBY STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN THOSE POSITIONS BEFORE DECEMBER 31, 2007 AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL PARCEL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP AND TIE NOTE TO ALL CENTERLINE MONUMENTS WILL BE SUBMITTED TO THE CITY OF ELK GROVE PRIOR TO THE ABOVE DATE.

TOTAL AREA FOR THIS MAP IS 8.26± ACRES GROSS CONSISTING OF 1 COMMERCIAL PARCEL TOTALING 8.26± ACRES AND STREETS TOTALING 189.38± SQUARE FEET.

DATE: 10/02/07
Christopher D. Johnson
CHRISTOPHER D. JOHNSON, PLS 7576
EXPIRATION DATE: 12/31/07



SOILS REPORT

A SOILS REPORT WAS PREPARED BY NEIL O. ANDERSON, INC. FILE NUMBER SFG-0148, DATED SEPTEMBER 15, 2006. A COPY OF THIS REPORT IS AVAILABLE FOR PUBLIC INSPECTION AT THE PUBLIC WORKS DEPARTMENT OF THE CITY OF ELK GROVE.

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP OF SUBDIVISION NO. EG-01-156.01, CALVINE POINTE KOHL'S AND FIND IT TO BE SUBSTANTIALLY THE SAME AS THE TENTATIVE MAP CONDITIONALLY APPROVED BY THE ELK GROVE CITY COUNCIL ON MAY 5, 2005 AND ALL APPROVED ALTERATIONS THEREON, THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH.

DATE: _____
CITY ENGINEER
FRITZ BUCHMAN, R.C.E. 60416
EXPIRES: JUNE 30, 2008

RECORDER'S STATEMENT

ACCEPTED FOR RECORD AND FILED IN THE OFFICE OF THE RECORDER OF SACRAMENTO COUNTY IN BOOK _____ OF PARCEL MAPS, AT MAP NO. _____, THIS _____ DAY OF _____, 2007, AT _____ HOURS, _____ MINUTES, _____ M. DOCUMENT NO. _____

RECORDER OF SACRAMENTO COUNTY
STATE OF CALIFORNIA
BY: _____
DEPUTY

DIRECTOR OF PUBLIC WORKS STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THIS FINAL PARCEL MAP OF SUBDIVISION NO. EG-01-156.01, CALVINE POINTE KOHL'S AND FIND IT TO BE TECHNICALLY CORRECT.

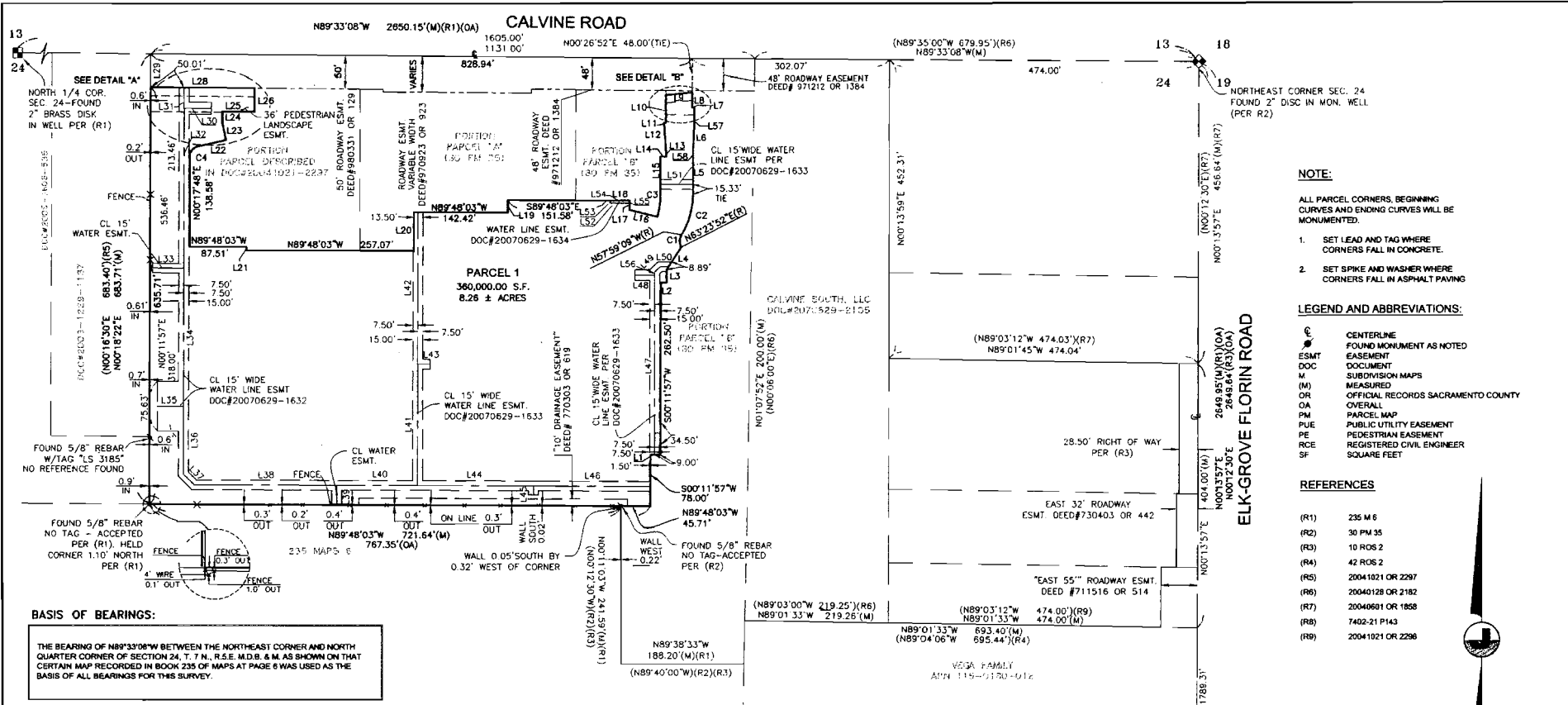
DIRECTOR OF PUBLIC WORKS, CITY OF ELK GROVE
CHERYL FRANCES CRESON, R.C.E. 30334
EXPIRES: MARCH 31, 2008
DATE: _____

**PARCEL MAP NO. EG-01-156.01
CALVINE POINTE
KOHL'S PARCEL**

BEING A PORTION OF SECTION 24, T.7 N., R.5 E., M.D.M. & M.
CITY OF ELK GROVE
COUNTY OF SACRAMENTO - STATE OF CALIFORNIA
OCTOBER 2007



SURVEYING • MAPPING • GEODATA
9081 FOOTBIELS BLVD., STE 150 • ROSEVILLE, CALIFORNIA 95747 • (916)772-5206
www.jolanaco.com



NOTE:

- ALL PARCEL CORNERS, BEGINNING CURVES AND ENDING CURVES WILL BE MONUMENTED.
1. SET LEAD AND TAG WHERE CORNERS FALL IN CONCRETE.
 2. SET SPIKE AND WASHER WHERE CORNERS FALL IN ASPHALT PAVING.

LEGEND AND ABBREVIATIONS:

- C CENTERLINE
- F FOUND MONUMENT AS NOTED
- E EASMT
- DOC DOCUMENT
- M SUBDIVISION MAPS
- MA MEASURED
- OR OFFICIAL RECORDS SACRAMENTO COUNTY
- O OVERALL
- PM PARCEL MAP
- PUE PUBLIC UTILITY EASEMENT
- PE PEDESTRIAN EASEMENT
- RC REGISTERED CIVIL ENGINEER
- SF SQUARE FEET

REFERENCES

- (R1) 235 M 6
- (R2) 30 PM 35
- (R3) 10 ROS 2
- (R4) 42 ROS 2
- (R5) 20041021 OR 2297
- (R6) 20040128 OR 2182
- (R7) 20040601 OR 1858
- (R8) 7402-21 P143
- (R9) 20041021 OR 2298

BASIS OF BEARINGS:

THE BEARING OF N89°33'08"W BETWEEN THE NORTHEAST CORNER AND NORTH QUARTER CORNER OF SECTION 24, T. 7 N., R.5 E. M.D.B. & M. AS SHOWN ON THAT CERTAIN MAP RECORDED IN BOOK 235 OF MAPS AT PAGE 6 WAS USED AS THE BASIS OF ALL BEARINGS FOR THIS SURVEY.

PARCEL MAP NO. EG-01-156.01
CALVINE POINTE
KOHL'S PARCEL

BEING A PORTION OF SECTION 24, T. 7 N., R.5 E. M.D.B. & M. CITY OF ELK GROVE COUNTY OF SACRAMENTO - STATE OF CALIFORNIA OCTOBER 2007



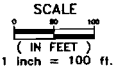
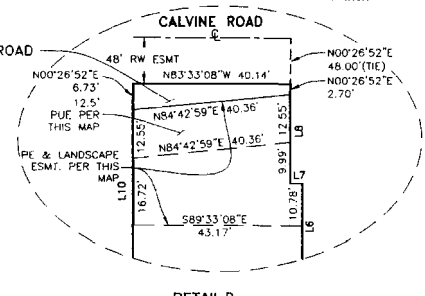
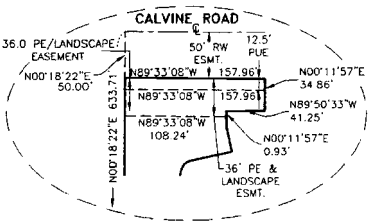
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LINE TABLE

LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L1	N89°48'03"W	15.00	L21	S00°11'57"W	5.00	L41	S00°11'57"W	185.50
L2	N89°48'03"W	9.00	L22	S77°43'02"W	44.49	L42	S00°11'57"W	231.50
L3	S00°11'57"W	19.85	L23	S12°09'15"E	27.35	L43	N89°48'03"W	16.50
L4	S32°38'05"W	41.20	L24	S00°11'57"W	15.96	L44	N89°47'52"W	175.50
L5	N00°02'50"W	57.15	L25	N89°50'06"W	49.64	L45	S00°11'57"W	13.49
L6	S02°16'28"W	43.37	L26	S00°11'57"W	34.82	L46	N89°47'58"E	180.00
L7	N89°57'10"E	3.00	L27	NOT USED		L47	N00°11'57"E	273.50
L8	N00°02'50"W	22.54	L28	S89°33'08"E	157.82	L48	N89°48'03"W	30.50
L9	N84°42'59"E	40.34	L29	N00°18'22"E	50.00	L49	N45°11'52"E	11.18
L10	N00°02'50"W	41.12	L30	S89°33'08"E	40.97	L50	S89°48'03"E	12.98
L11	N89°57'10"E	3.00	L31	S00°11'57"W	30.60	L51	N89°48'03"W	49.97
L12	N03°57'43"W	45.90	L32	S00°11'57"W	243.32	L52	N89°47'52"W	29.35
L13	N00°23'06"W	5.90	L33	N89°47'26"E	48.97	L53	N00°12'07"E	3.80
L14	N89°57'10"E	9.00	L34	S00°11'57"W	210.35	L54	S00°00'00"W	29.35
L15	N00°02'50"W	57.26	L35	N89°48'03"W	39.00	L55	S00°11'57"W	3.90
L16	S75°47'18"E	44.44	L36	S00°11'57"W	103.31	L56	N00°11'57"E	5.59
L17	S00°11'57"W	14.15	L37	N44°47'58"W	22.62	L57	N00°02'50"W	24.73
L18	N00°00'00"W	36.00	L38	N89°47'58"W	219.01	L58	N00°10'32"E	6.00
L19	N00°11'57"E	19.00	L39	S00°11'57"W	28.51	L59	N00°00'00"W	36.00
L20	N00°11'57"E	59.33	L40	N89°47'58"W	124.17			

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA
C1	19.93	19.46	58°40'41"
C2	84.63	115.50	32°03'41"
C3	34.97	140.50	14°15'34"
C4	20.27	15.00	77°25'13"



**CERTIFICATION
ELK GROVE CITY COUNCIL RESOLUTION NO. 2007-245**

STATE OF CALIFORNIA)
COUNTY OF SACRAMENTO) ss
CITY OF ELK GROVE)

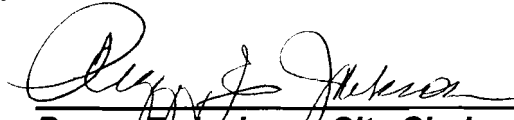
I, Peggy E. Jackson, City Clerk of the City of Elk Grove, California, do hereby certify that the foregoing resolution was duly introduced, approved, and adopted by the City Council of the City of Elk Grove at a regular meeting of said Council held on October 24, 2007 by the following vote:

AYES : COUNCILMEMBERS: Leary, Scherman, Hume, Davis

NOES: COUNCILMEMBERS: None

ABSTAIN : COUNCILMEMBERS: None

ABSENT: COUNCILMEMBERS: Cooper



**Peggy E. Jackson, City Clerk
City of Elk Grove, California**

