AGENDA SECTION/CONSENT ITEM
AGENDA ITEM # 4
REPORT # 12-106

STAFF REPORT
COUNCIL MEETING DATE:
September 10, 2012

ITEM FOR COUNCIL CONSIDERATION:

Union Pacific Railroad Two-way Lot Split
TPM 25,190 Final Map Clearance
Case No. 02-1633-TPM/CDP

Report prepared by: Steve Goggia, Senior Planner
Department: Community Development
Signature

Reviewed by: Charles Ebeling
Public Works Director
Signature

City Manager: Dave Durflinger
Signature

STAFF RECOMMENDATION:

Action Item __X__; Non-Action Item _____

That the City Council authorize the recordation of Parcel Map 25,190.

I. BACKGROUND

The map allows the Union Pacific Railroad (UPRR) to divide APN 004-105-015, a 6.58-acre parcel located along the railroad tracks between Holly and Olive Avenues into two parcels of approximately 0.66 and 5.92 acres, thereby facilitating the sale of the 0.66-acre parcel to the City of Carpinteria. The remaining 5.92-acre parcel would be retained by the UPRR to be used for continued railroad operations.

On May 7, 2012, the Planning Commission found that the acquisition of the Union Pacific Railroad property by the City is consistent with the General Plan/Coastal Plan pursuant to a Government Code §65402 determination request. The requisite Tentative Parcel Map was approved by the Planning Commission on August 6, 2012 under case number 12-1633-TPM/CDP.

II. FINANCIAL CONSIDERATIONS

The costs associated with the map are proposed to be paid for by the City's Park Land Acquisition Fund. The fund balance is approximately $757,000.

III. LEGAL ISSUES

There are no Conditions of Approval required to be satisfied before the Map records.

IV. OPTIONS

1. Accept and approve Tentative Parcel Map 25,190 for recording.

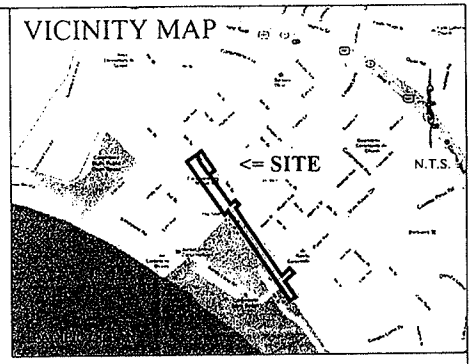
2. Request revisions to Map sheet and direct staff to return to a future Council meeting.

V. ATTACHMENTS:

Attachment A Reduced copy of Tentative Parcel Map 25,190

PARCEL MAP No. 25,190

In the City of Carpinteria, County of Santa Barbara, State of California
Being a portion of the certain land described
in deed dated May 29, 1894 in Book 47, Page 130 of Deeds
in the Office of the County Recorder Santa Barbara, County, California.



Owner's Statement

We hereby state that we arethe owners of or have an interest in the land included within the subdivision shown on the annexed map, and that we are the only person(s) whose consent is necessary to pass clear title to said land. Weconsent to the making and recordation of said map and subdivision as shown within the distinctive border lines.

Southern Pacific Rail Corporation,
a Delaware Corporation

By: _____ _____
Name: Name:
Title: Title:

Notary

State of Nebraska
County of _____

On _____, before me, _____, personally appeared _____, who 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/they executed the same in his/her/their authorized capacity (ies), and that by his/her/their signature(s) on the instrument, the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Nebraska that the foregoing paragraph is true and correct.

Witness my hand and Official seal.

Signature: _____

Name Printed: _____

Commission Expires: _____

Commission No. _____

Principal Office Located in the County of : _____

Clerk of the Board's Statement

I, Chandra L. Wallar, Clerk of the Board of Supervisors of Santa Barbara County, do hereby state that pursuant to Government Code Section 66464 (State Subdivision Map Act), that the certificates and deposits required under Government Code Section 66492 and Section 66493 (State Subdivision Map Act) on the property within this subdivision have been filed and made.

Chandra L. Wallar
Clerk of the Board of Supervisors
of Santa Barbara County

By: _____ _____
Deputy Date

Surveyor's Statement

This map was prepared by me or under my direction and was compiled from record data in conformance with the requirements of the Subdivision Map Act and local ordinance at the request of the **City of Carpinteria** on **August , 2012** . I hereby state that this Parcel Map substantially conforms to the approved or conditionally approved Tentative Map, if any.

PROFESSIONAL LAND SURVEYOR
JEFFERY K. PROBER
No. 8101
Exp. 12-31-12
STATE OF CALIFORNIA

_____ _____
Jeffery K. Prober Date
P.L.S. 8101

City Surveyor's Statement

I hereby state that I have examined this map and that all provisions of the Subdivision Map Act and Local Ordinances have been complied with and that I am satisfied that this map is technically correct, and that the Parcel Map as shown is substantially the same as it appeared on the Tentative Map and any approved alteration thereof.

By: _____ _____
Mark E. Reinhardt, P.L.S. 6392 Date

Signature Omissions

Signatures of the following easement holders have been omitted pursuant to Section 66436(a)(3)(A)(i) of the Government Code (Subdivision Map Act).

1. County of Santa Barbara: An easement for highway purposes per Instrument No. 5072, Recorded July 19, 1934 in Book 309, Page 489 Official Records.
2. SPTC a Delaware corporation: An easement for fiber optic cables, conduit, and related appurtenances per Instr.No. 88-64998 of Official Records recorded October 11, 1988

Note

This map is subject to certain conditions and information included in a "NOTICE" and recorded

concurrently as Instrument No. _____ O.R.

City Clerk's Statement

I hereby state that the City Council of the City of Carpinteria, by minute action on the _____ day of _____ 201_ approved this map and accepted on behalf of the public, the easements as shown on this map for public use in conformity with the terms of the offer of dedication.

_____ _____
City Clerk -- City of Carpinteria Date

Recorder's Statement

Filed this ____ day of _____, 20___ in Book_____ of Parcel Maps at pages _____to_____ at the request of *Prober Land Surveying.*

Fee: _____

Joseph E. Holland
Clerk - Recorder - Assessor
Santa Barbara County

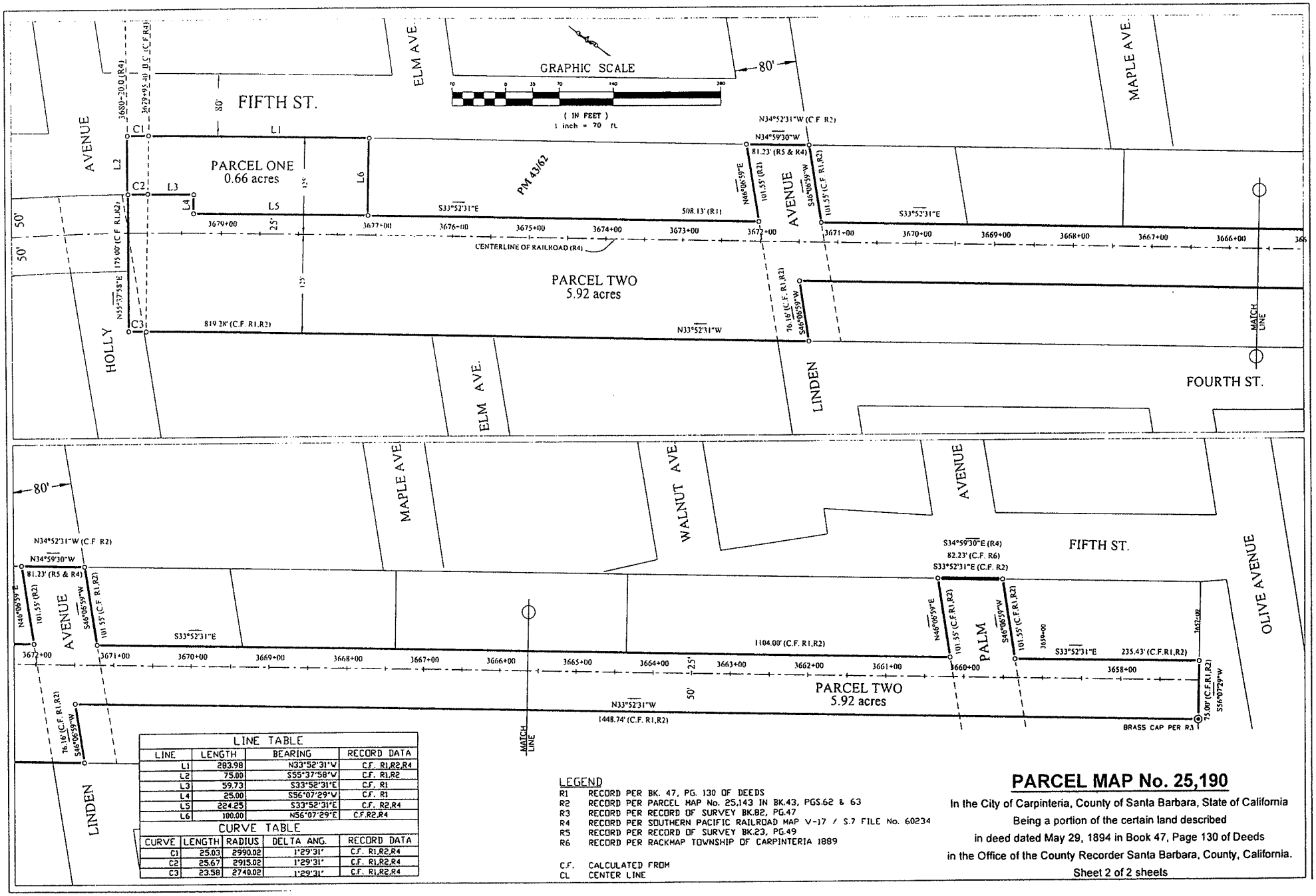
By: _____
Deputy

Community Development Director's Statement

I hereby state that I have examined this parcel map and have determined that it substantially conforms to the tentative map as approved by the City Council of the City of Carpinteria on _____, 20___ and to the conditions as imposed thereon.

_____ _____
Jackie Campbell, Community Development Director Date

PROBER
Land Surveying
5290 Overpass Rd., Ste. 121, SB, CA 93111
Office 805.964-1096 Fax 964-2415 plssb@cox.net
www.ProberLandSurveying.com



LINE TABLE			
LINE	LENGTH	BEARING	RECORD DATA
L1	283.98	N33°52'31"W	C.F. R1,R2,R4
L2	75.00	S55°37'58"W	C.F. R1,R2
L3	59.73	S33°52'31"E	C.F. R1
L4	25.00	S56°07'29"W	C.F. R1
L5	224.25	S33°52'31"E	C.F. R2,R4
L6	100.00	N56°07'29"E	C.F.R2,R4

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA ANG.	RECORD DATA
C1	25.03	2990.02	1°29'31'	C.F. R1,R2,R4
C2	25.67	2915.02	1°29'31'	C.F. R1,R2,R4
C3	23.58	2740.02	1°29'31'	C.F. R1,R2,R4

LEGEND

R1 RECORD PER BK. 47, PG. 130 OF DEEDS
R2 RECORD PER PARCEL MAP No. 25,143 IN BK.43, PGS.62 & 63
R3 RECORD PER RECORD OF SURVEY BK.82, PG.47
R4 RECORD PER SOUTHERN PACIFIC RAILROAD MAP V-17 / S.7 FILE No. 60234
R5 RECORD PER RECORD OF SURVEY BK.23, PG.49
R6 RECORD PER RACKMAP TOWNSHIP OF CARPINTERIA 1889

C.F. CALCULATED FROM
CL CENTER LINE

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Sheet 2 of 2 sheets