

City of Garden Grove

INTER-DEPARTMENT MEMORANDUM

To: Matthew Fertal
Dept: City Manager
Subject: CONSIDERATION OF FINAL PARCEL MAP NO. 2006-293

From: Keith G. Jones
Dept: Public Works
Date: January 22, 2008

OBJECTIVE

To receive City Council approval for Final Parcel Map No. 2006-293.

BACKGROUND

On June 7, 2007 the owner Burke Monarch, LLC, a California Limited Liability Company received Planning Commission approval of Tentative Parcel Map No. 2006-293. A copy of Planning Commission Resolution No. 5597 is attached.

DISCUSSION

The proposed Parcel Map No. 2006-293 is located at 11258 Monarch Street and includes the reconfiguration of four existing parcels into two parcels. The purpose of this subdivision is to convert the existing integrated multi-tenant industrial complex into an industrial condominium development and sell each property as a separate industrial parcel. The two new properties will be configured as follows: parcel 1 will be 80,666 square feet and parcel 2 will be 83,055 square feet.

Off-site public improvements were not required by the Planning Commission therefore, no subdivision agreement and/or improvement bonds are needed for this subdivision.

Staff has reviewed all documentation relating to this subdivision regarding City Ordinances, conditions of approval and the Subdivision Map Act, and finds this map to be in compliance and all the conditions have been fulfilled.

FINANCIAL IMPACT

There is no financial impact to the City by this action.

COMMUNITY VISION IMPLEMENTATION

This project is consistent with the community vision for ensuring the compatibility between new and existing subdivisions.

RECOMMENDATION

It is recommended that City Council:

- Approve Final Parcel Map No. 2006-293

KEITH G. JONES
Public Works Director

By: Sid Ashrafnia
Associate Civil Engineer

Attachments: 1. Planning Commission Resolutions No. 5597.
 2. Final Parcel Map No. 2006-293