

**CITY COUNCIL  
COMMUNITY REDEVELOPMENT AGENCY  
FIRE PROTECTION DISTRICT  
WATER DISTRICT**

**AGENDA**

*Regular Meetings  
1<sup>st</sup> and 3<sup>rd</sup> Wednesday*

*Date: April 4, 2007*

*Time: 5:30 P.M. (Closed Session)  
6:30 P.M. (Regular Meeting)*

**CITY COUNCIL MEMBERS**

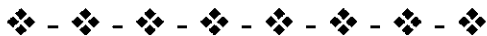
Rita K. Vogler, Mayor

Mike Leonard, Mayor Pro Tem

Tad Honeycutt, Council Member

Ed Pack, Council Member

Thurston "Smitty" Smith, Council Member



Mike Podegracz, City Manager

Sam Crowe, City Attorney



**City of Hesperia**  
9700 Seventh Avenue  
Council Chambers  
Hesperia, CA 92345

City Clerk's Office: (760) 947-1027

*Agendas and Staff Reports are now  
available on the City Web Site  
[www.cityofhesperia.us](http://www.cityofhesperia.us)*



**NOTE: In compliance with the Americans with Disability Act, if you need special assistance to participate in this meeting, please contact the Deputy Director of Development Services, Thomas K. Harp, at (760) 947-1216. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility.**

**April 4, 2007  
REGULAR MEETING**

**AGENDA  
HESPERIA CITY COUNCIL**

***As a courtesy, please silence your cell phones, pagers, and other electronic devices while the meeting is in session. Thank you.***

*Prior to action of the Council, any member of the audience will have the opportunity to address the legislative body on any item listed on the agenda, including those on the Consent Calendar. PLEASE SUBMIT A COMMENT CARD TO THE CITY CLERK WITH THE AGENDA ITEM NUMBER NOTED.*

<b>CLOSED SESSION</b>	<b>5:30 p.m.</b>
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**Roll Call:**

Mayor Rita K. Vogler  
Mayor Pro Tem Mike Leonard  
Council Member Tad Honeycutt  
Council Member Ed Pack  
Council Member Thurston "Smitty" Smith

Conference with Legal Counsel – Real Property Negotiations

California Government Code Section 54956.8.

1. Location of Property: Assessor's Parcel Map Books 3064, 3072, 0399, 0405, 0406, 0407, 0408, 0409, 0410, 0411, 0413, 0414, and 0415  
Negotiating Parties: City of Hesperia & Hesperia Community Redevelopment Agency, and various property owners  
Under Negotiation: Price & Terms

Conference with Labor Negotiator

Government Code Section 54957.6

Brian D. Johnson, Assistant City Manager/Management Services Director negotiations between the City of Hesperia and the San Bernardino Public Employees Association (SBPEA) and non-represented employees.

<b>CALL TO ORDER</b>	<b>6:30 p.m.</b>
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- A. Invocation by Pastor Fritz Miller, Christian Life Chapel
- B. Pledge of Allegiance to the Flag
- C. Roll Call:

Mayor Rita K. Vogler  
Mayor Pro Tem Mike Leonard  
Council Member Tad Honeycutt  
Council Member Ed Pack  
Council Member Thurston "Smitty" Smith

- D. Agenda Revisions and Announcements by City Clerk

<b>ANNOUNCEMENTS/PRESENTATIONS</b>
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1. Hesperia Chamber of Commerce Presentation
2. Presentation of Employee of the Month for April
3. National Crime Victims' Week Proclamation presented to Agnes Gibboney, Leader of Inland Empire Chapter of Parents of Murdered Children (POMC)
4. Community Events Calendar, Kim Summers, Public Information Officer

**The City Council will hold a joint meeting with the  
Hesperia Community Redevelopment Agency, Hesperia Fire Protection District  
and the Hesperia Water District**

**JOINT PUBLIC COMMENTS**

*Please complete a "Comment Card" and give it to the City Clerk. Comments are limited to three (3) minutes per individual. State your name and address for the record before making your presentation. This request is optional, but very helpful for the follow-up process.*

*Under the provisions of the Brown Act, the Council is prohibited from taking action on oral requests. However, Council/Agency/Board Members may respond briefly or refer the communication to staff. The Council/Agency/Board may also request the City Clerk to calendar an item related to your communication at a future City Council/Redevelopment Agency/Fire District/Water District meeting*

**The Hesperia Community Redevelopment Agency, Hesperia Fire Protection District and the Hesperia Water District will recess and reconvene following the City Council meeting.**

**CONSENT CALENDAR**

1. Approve minutes of the regular Council meeting held on March 7, 2007 and minutes from the Special Joint Meeting held with SANBAG on January 29, 2007. (Staff person: Vicki C. Soderquist, City Clerk)
2. Ratify the warrant run and payroll report for the City of Hesperia for the period of March 3, 2007 through March 16, 2007 in the amount of \$1,820,976.09. (Staff person: Brian Johnson, Management Services Director)
3. Adopt Resolution No. 2007-027 approving Final Parcel Map No. 16304 to create four parcels from 10.94 acres, zoned General Manufacturing, located on the southwest corner of Mauna Loa Street and "E" Avenue (Applicant: Victant, Incorporated). (Staff person: John Leveillee, City Engineer)
4. Adopt Resolution No. 2007-028 approving Final Parcel Map No. 17138 to create two parcels from 2.7 acres, zoned Limited Agriculture, located on the south side of Olive Street, approximately 550 feet west of Pinon Avenue (Applicant: Dennis Chapman, Owner). (Staff person: John Leveillee, City Engineer)
5. Adopt Resolution No. 2007-030 approving Final Parcel Map No. 17363 to create two parcels from 1.6 acres, zoned Rural Residential, located on the east side of Second Avenue, approximately 105 feet north of Manzanita Street (Applicant: Evaristo Aispuro). (Staff person: John Leveillee, City Engineer)
6. Adopt Resolution of Intent No. 2007-029 to vacate a previously dedicated 30 foot strip of land lying 582 feet southerly of Poplar Street, east of Three Flags Avenue and setting a public hearing for May 2, 1007. (Staff person: John Leveillee, City Engineer)

## CONSENT ORDINANCE

7. Place on second reading and adopt by title waiving the text of Ordinance No. 2007-03 amending the official zoning map by reclassifying certain real property from the Rural Residential with a minimum lot size of 2½ acres (RR-2½) Zone District and the General Commercial (C-2) Zone District to the Limited Manufacturing (I-1) Zone District on 14.5 acres and Flood Way (FW) on 5.5 acres located on the west side of Caliente Road, approximately 200 feet south of Joshua Street (ZC-2006-06). (Staff person: Dave Reno, Principal Planner)
8. Place on second reading and adopt by title waiving the text of Ordinance No. 2007-04 amending the official zoning map by reclassifying certain real property from the Rural Residential with a minimum lot size of 2 ½ acres (RR-2 ½) and General Commercial (C-2) to Limited Manufacturing (I-1) on 11.5 acres and Flood Way (FW) on 8.5 acres, consistent with the current General Plan land use designations on 20.0 acres, located on the west side of Caliente Road at the terminus of Joshua Street (ZC-2006-21). (Staff person: Dave Reno, Principal Planner)
9. Place on second reading and adopt by title waiving the text of Ordinance No. 2007-05 amending Chapter 16.36 of the Hesperia Development Code regulating political signs. (Staff person: Dave Reno, Principal Planner)

## PUBLIC HEARING

10. Consideration of the Community Development Block Grant (CDBG) One-Year Action Plan (2207-08) (Staff person: Steven J. Lantsberger, CED, Deputy Director of Development Services)

Recommended Action:

Adopt the proposed CDBG Program Year 2007-08 One-Year Action Plan.

## NEW BUSINESS

11. City Council Appointments to the Public Safety Advisory Committee. (Staff person: Vicki C. Soderquist, CMC, City Clerk)

Recommended Action:

It is recommended that the City Council appoint five (5) community representatives to the Public Safety Advisory Committee.

## COUNCIL COMMITTEE REPORTS

*The Council may report on their activities as appointed representatives of the City on various Boards and Committees*

## COUNCIL COMMENTS AND REPORTS

*The Council may make comments of general interest or report on their activities as a representative of the City.*


## CITY MANAGER/CITY ATTORNEY/STAFF REPORTS

*The City Manager, City Attorney or staff may make announcements or reports concerning items of interest to the Council and the public.*

**ADJOURNMENT**

The Mayor will adjourn the meeting of the City Council to Wednesday, April 18, 2007 at 6:30 p.m.

I, Vicki C. Soderquist, City Clerk of the City of Hesperia, California do hereby certify that I caused to be posted the foregoing agenda on Thursday, March 29, 2007 at 5:30 p.m. pursuant to California Government Code §54954.2.

  
Vicki C. Soderquist, CMC  
City Clerk

**HESPERIA CITY COUNCIL  
REGULAR MEETING  
March 7, 2007  
MINUTES**

**DRAFT**

The Regular Meeting of the City Council was called to order at 5:00 p.m. by Mayor Vogler in the Council Chambers, 9700 Seventh Avenue, Hesperia, California.

**CLOSED SESSION**

Present: Mayor Vogler  
Mayor Pro Tem Leonard  
Council Member Honeycutt  
Council Member Pack  
Council Member Smith

Conference with Legal Counsel - Real Property Negotiations  
California Government Code Section 54956.8.

1. Location of Property: Assessor's Parcel Map Books 3064, 3072, 0399, 0405, 0406, 0407, 0408, 0409, 0410, 0411, 0413, 0414, and 0415 Negotiating Parties: City of Hesperia & Hesperia Community Redevelopment Agency, and various property owners Under Negotiation: Price & Terms

Conference with Legal Council - Potential Litigation:  
Government Code Section 54956.9(b)

Significant exposure to litigation - Four (4) Cases

**The Council reconvened at 6:30 p.m.**

- A. Invocation by Pastor David Ley, Hesperia Community Church
- B. Pledge of Allegiance to the Flag by Council Member Smith
- C. Roll Call:  
Mayor Vogler  
Mayor Pro Tem Leonard  
Council Member Honeycutt  
Council Member Pack  
Council Member Smith
- D. Agenda Revisions and Announcements by City Clerk – None

**ANNOUNCEMENTS/PRESENTATIONS**

1. Community Events Calendar, Kim Summers, Public Information Officer
  - a. 3/11 Reminder to move clocks ahead and to replace batteries in smoke detectors
  - b. 3/14 Citywide cleanup day

A joint meeting of the Hesperia City Council, Hesperia Community Redevelopment Agency, Hesperia Fire Protection District and Hesperia Water District was called to order at 6:33 p.m.

**JOINT PUBLIC COMMENTS** - There were no Public Comments.

Mayor Vogler recessed the Hesperia Community Redevelopment Agency, Hesperia Fire Protection District and Hesperia Water District at 6:34 p.m.

**CONSENT CALENDAR**

**Motion by Council Member Honeycutt to approve the Consent Calendar, Seconded by Council Member Pack, passed with the following roll call vote:**

**AYES: Leonard, Honeycutt, Pack, Smith, and Vogler**  
**NOES: None**

1. Approve minutes of the regular Council meeting held on November 15, 2006. (Staff person: Vicki C. Soderquist, City Clerk)

-1

2. Ratify the warrant run and payroll report for the City of Hesperia for the period of February 3, 2007 through February 16, 2007 in the amount of \$1,612,056.47. (Staff person: Brian Johnson, Assistant City Manager/Management Services Director)
3. Approve the amendment to the contract and purchase order with Esgil Corporation for plan review services. (Staff person: Tom Harp, Deputy Director of Development Services/Community Development)
4. Amend the contracts and purchase orders for JAS Pacific, California Code Check and D&R consultants. (Staff person: Tom Harp, Deputy Director of Development Services/Community Development)
5. Adopt Resolution No. 2007-022 approving application for the California Integrated Waste Management Board Fiscal Year 2006/2007 Local Government Waste Tire Cleanup and Waste Tire Amnesty Event Grant. (Staff person: Kim Summers, Public Information Officer)
6. Adopt Resolution No. 2007-021 approving Cooperative Agreement No. 8-1275 with the California Department of Transportation (CalTrans) for the relinquishment of Outpost Road. (Staff person: John Leveillee, City Engineer)
7. Adopt Resolution No. 2007-018 approving Final Parcel Map No. 16999 to create two (1.02 acre) parcels from one (2.04 acre) lot, zoned Limited Agriculture, located on the west side of Third Avenue, approximately 210 feet north of Mesa Street. (Applicant: Fred Dotterer, Owner) (Staff person: John Leveillee, City Engineer)

**PUBLIC HEARINGS**

8. Approve General Plan Amendment GPA-2006-07, Site Plan Review SPR-2006-22 and Development Agreement DA-2006-01. (Applicant: Simpson Housing; APN: 410-182-10) (Staff person: Dave Reno, Principal Planner)

Recommended Action:

Adopt Resolution No. 2007-019 approving GPA 2006-07 and Resolution No. 2007-020 approving SPR-006-22 and DA-2006-01.

Mayor Vogler questioned the impact of increased traffic on G Street, Olive and Sultana, asking if there were plans for a stop light in that general area for the future. Mr. Reno stated the project was in the same general area, noting that a traffic comparison study had been done and the results showed that an office development would yield more traffic than R-3. Street improvements only were being looked at for H and Olive. Mayor Vogler asked if H Street would be extended south. Mr. Reno stated there were no plans to extend it.

Council Member Smith asked the street width on H. Mr. Reno stated it was the standard width, having 40 feet paved. There would be enough room for traffic. Council Member Pack expressed concern that parked vehicles on H Street could cause problem for emergency equipment. Mr. Reno stated they could make it a red curb.

This being the time and place as advertised, the public hearing was declared open. There being no public testimony, the public hearing was closed.

**Motion by Council Member Honeycutt to adopt Resolution No. 2007-019 approving GPA 2006-07 and Resolution No. 2007-020 approving SPR-006-22 and DA-2006-01, Seconded by Council Member Pack, passed with the following roll call vote:**

**AYES: Leonard, Honeycutt, Pack, Smith, and Vogler**  
**NOES: None**

**COUNCIL/BOARD MEMBER COMMITTEE REPORTS**

Council Member Pack made the following comments/reports:

1. Victor Valley Wastewater appointed Logan Olds as the new General Manager
2. Attended the Water Reuse Committee meeting in Palm Springs where many good ideas were discussed on water uses for "purple pipe water", which saved on the use of potable water.

Council Member Smith made the following comments/reports:

1. Julie Jensen was elected Chair of the City Council Advisory Committee where many issues dealing with water and sewer Capital Improvements for the future were discussed.



2. Attended the Residential Recovery meeting on March 2 in Newport Beach where 90 cities were represented. Good information was obtained on what could and could not be done in regard to group homes.
3. Attended the Chamber of Commerce Executive Board meeting.

Mayor Pro Tem Leonard made the following comments/reports:

1. At the SANBAG meeting it was announced that the City received \$7 million for the Ranchero Underpass Project and that there would be an additional \$8 million available for High Desert interchange projects in 2008.
2. Thanked staff for their outstanding work helping the Council and the City.

Mayor Vogler made the following comments/reports:

1. Attended several committee meetings that were very informative, especially the City Council Advisory Committee meeting.
2. The City of Victorville hosted a meeting with representatives from Los Angeles County, State of California, Saint Mary's Hospital, Victorville, and Hesperia to begin laying the groundwork for a Trauma Center.
3. March 18<sup>th</sup> Mayor Vogler would be going to Sacramento to attend a special task force meeting on sexual predators.

**COUNCIL/BOARD MEMBER COMMENTS AND REPORTS - None**

**CITY MANAGER/CITY ATTORNEY/STAFF COMMENTS OR REPORTS - None**

**ADJOURNMENT**

Mayor Vogler adjourned the meeting in memory of George Brudnak at 6:45 p.m. to a Regular Meeting on Wednesday, March 21, 2007 at 6:30 p.m.

Vicki C. Soderquist, CMC  
City Clerk

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By: Debbie Bean,  
Assistant City Clerk

**DRAFT**

**SPECIAL JOINT MEETING  
ADELANTO CITY COUNCIL  
COUNTY OF SAN BERNARDINO  
HESPERIA CITY COUNCIL  
SAN BERNARDINO ASSOCIATED GOVERNMENTS (SANBAG)  
TOWN OF APPLE VALLEY  
VICTORVILLE CITY COUNCIL**

**January 29, 2007  
MINUTES**

The special joint meeting of the City Council of the City of Hesperia with SANGAG, San Bernardino County, Adelanto, Apple Valley and Victorville was called to order by SANBAG representative Deborah Barmack at 6 p.m. in the Board Room of the Mojave Desert Air Quality Management District, 14306 Park Avenue, Victorville, California.

**ROLL CALL / MINUTES:** (See attached minutes prepared by SANBAG representative Deborah Barmack)

ATTEST:

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Vicki C. Soderquist, CMC  
City Clerk

**MEETING NOTES**

Meeting Date/Time: Monday, January 29, 2007, 6:00PM  
Meeting Location: Mojave Desert AQMD, Board Chambers, 14306 Park Ave., Victorville, CA  
Project: US-395 Realignment Program Environmental Impact Report  
Meeting Purpose: Project Introduction, Joint City Council Meeting

**Council District(s) Representatives:**

San Bernardino County

Brad Mitzelfelt, San Bernardino County Supervisor, 1<sup>st</sup> District

Adelanto

Jim Nehmens, Mayor  
Charley B. Glasper, Mayor Pro Tem  
Steven R. Baisden, Council Member  
Scott A. McCauley, Council Member

Apple Valley

Rick Roelle, Mayor  
Tim Jasper, Mayor Pro Tem  
Scott Nassif, Council Member  
Bob Sagona, Council Member

Hesperia

Rita K. Vogler, Mayor  
Mike Leonard, Mayor Pro Tem  
Ed Pack, Council Member  
Thurston "Smitty" Smith, Council Member

Victorville

JoAnn Almond, Mayor Pro Tem  
Bob Hunter, Council Member  
Mike Rothschild, Council Member

**SANBAG Representatives:**

Deborah Barmack, Director of Management Services  
Steve Smith, Principal Transportation Analyst  
Ryan Graham, Transportation Planning Specialist  
Cheryl Donahue, Public Information Officer

**Ultrasystems:**

Gene Anderson, Director of Environmental Services

**Lee Andrews Group:**

Roxi Reeves, Community Outreach  
Joan Early, Vice President/Operations

**Presenters:**

Deborah Barmack, Director of Management Services, SANBAG  
Presented an overview of project history  
Gene Anderson presented a program overview.  
Both utilized a power point presentation format.

This meeting was recorded on audiotape.

The audience of the Board Chamber room was full - all seats occupied. Registration was optional, so no count of attendees was prepared. Comment sheets were provided to the audience and approximately two were submitted to SANBAG. A total of 19 public attendees registered to be added to the mailing list for future project information updates.

Following presentations by Deborah Barmack and Gene Anderson, the panel asked questions of the project team.

Following are the salient points of the question and answer period:

(Q) Adelanto Mayor Pro Tem Charley Glasper expressed concern regarding the US-395 terminus, asking what funding would be necessary in order to take E-220 (the High Desert Corridor) beyond existing US-395 to the west.

(A) Deborah indicated that there is an environmental document under preparation as far as existing US-395. Part of the current SANBAG EIR for US-395 includes the preservation of an alignment for the High Desert Corridor from existing US-395 to the realigned US-395. There is also another phase of the High Desert Corridor that will take it to the Antelope Valley. It is not the intention of the project to dump traffic into any community. There will be phased implementation of the High Desert Corridor, and we will have to work through the phases so as to minimize the impacts. There is currently no funding source available for either the first phase of the High Desert Corridor through Apple Valley and Victorville, nor for the additional phases to the west. There is a symbolic amount of funding for the E-220 west of existing US-395. There is some expectation that private sector investors may be interested in participating in development of the E-220.

(Q) Victorville Council Member Mike Rothschild asked: 1) If SANBAG's Board has a veto over the additional alternatives Caltrans will be studying, and 2) Why is SANBAG studying 3 alternatives while Caltrans is studying 5 alternatives in addition to ours?

(A) Gene Anderson clarified that the three alternatives being studied in the SANBAG EIR are being included in the Caltrans EIR/EIS along with the earlier alternatives identified by Caltrans in the 2001 Project Study Report. Caltrans will be looking at all eight alternatives. The five were identified in 2001, and Caltrans is required in the Federal process to look at all the alternatives that are before them. Some of the alternatives are problematic in some way, but that does not eliminate the requirement for Caltrans to look at all eight. What we are trying to accomplish is to preserve the right-of-way for a preferred alternative, which we hope will give it some priority over the others. SANBAG's program EIR will result in a preserved right-of-way which will give it fewer environmental obstacles to overcome than Caltrans' Alternatives A through E. Deborah Barmack reiterated that both the SANBAG Program EIR and the Caltrans EIR/EIS are proceeding in parallel.

(Q) Victorville Council Member Mike Rothschild asked why there isn't a primary alignment selected based on engineering information, rather than giving each alternative equal evaluation? Mr. Rothschild indicated that there should be a primary and secondary organization of the alternatives. One alternative should be the best, based on its resolving the traffic issues, etc. Mr. Rothschild asked if SANBAG has made decisions regarding the alignment alternatives without input from the SANBAG Board.

(A) Gene Anderson indicated that we have not conducted any of the technical studies yet, so it would be difficult to identify a preferred alignment at this point. Giving them equal treatment is appropriate at this point, based on the limited information we currently have. Deborah Barmack indicated that the SANBAG Board will make the final decision on the preferred alignment for right-of-way preservation. All of the technical data and public input will be provided to policy makers for them to be able to make the decision. Steve Smith advised that we will need a preferred alignment at the end of the project that all the jurisdictions can support. There are many difficult issues that exist - some are engineering, some are environmental and some are community impacts. We are designing this as an open process with extensive opportunity for input from many parties. The Program EIR is designed to gather as much information and feedback as possible about the alternatives and to have the SANBAG Board of Directors make the final determination about the preferred alignment. This is an 18-month process for elected officials and the public. It is imperative that we make the right decision. Making the wrong alignment decision will be worse than making no decision at all.

(Q) Adelanto Mayor Jim Nehmens indicated that whatever realignment is selected, the alignment through Adelanto stays constant. It is critical that the E-220 be extended to the realigned route. It cannot stop at the old 395. The City's opinion is that this should be included in Phase I.

(A) Deborah - The SANBAG EIR is designed to preserve the High Desert Corridor alignment westerly to the realigned US-395.

(Q) Adelanto Mayor Pro Tem Charley Glasper - asked that the dotted-red line for the High Desert Corridor be extended westerly to the realigned US-395 to indicate that the section through Adelanto

should be considered as more of an integrated part of the High Desert Corridor section through Victorville.

(Q) Apple Valley Council Member Bob Sagona asked what the reconciliation of the alignment will be between SANBAG and Caltrans?

(A) Deborah - We expect to be sharing our findings and concerns throughout both the SANBAG study and the longer Caltrans EIR/EIS. We have been working hand-in-hand with Caltrans and have had excellent cooperation so far. We are working on a process that we hope will meet both of our objectives and the needs of the communities.

Following the question and answer period, the public comment period was announced. Speaker cards had been provided and none were submitted. No verbal public comment was received. Large maps of the corridor alignments were set up so that the public could view them following the meeting.

The public meeting scheduled for February 26<sup>th</sup> was announced and flyers were distributed at this meeting.

Meeting Adjourned - 7:30PM

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City of Hesperia  
**STAFF REPORT**



**DATE:** April 4, 2007

**TO:** Mayor and Council Members  
Chairman and Board Members

**FROM:** *B* Mike Podegracz, City Manager

**BY:** Brian D. Johnson, Assistant City Manager/Management Services *B.D.J.*  
Anne Duke, Deputy Finance Director *A.D.*  
Virginia Villasenor, Senior Accountant *V.V.*

**SUBJECT:** Warrant Run Report  
(City - RDA - Fire - Water)

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**RECOMMENDED ACTION**

It is recommended that the Council/Board ratify the warrant run and payroll report for the City, RDA, Fire District and Water District.

**BACKGROUND**

The Warrant Run totals represented below are for the period March 3, 2007 through March 16, 2007.

<u>Agency/District</u>	<u>Accounts Payable</u>	<u>Payroll</u>	<u>Wires</u>	<u>Totals</u>
City of Hesperia	1,617,370.64	203,605.45	0.00	1,820,976.09
R D A	517,463.15	15,392.15	0.00	532,855.30
Fire	1,256.30	0.00	0.00	1,256.30
Water	753,859.24	72,156.45	0.00	826,015.69
<b>Totals</b>	<b>\$2,889,949.33</b>	<b>\$291,154.05</b>	<b>\$0.00</b>	<b>\$3,181,103.38</b>

**City of Hesperia**  
**WARRANT RUNS**  
**03/03/07 - 03/16/07**

FUND #	FUND NAME	W/E	W/E	WARRANT	Wires	YEAR-TO	PRIOR YTD
		9-Mar	16-Mar	TOTALS		DATE	DATE
						TOTALS *	TOTALS
<b>Accounts Payable</b>							
100	GENERAL	\$ 101,119.82	\$ 850,176.24	\$ 951,296.06	\$ -	\$ 11,917,206.35	\$ 10,965,910.29
201	MEASURE I - ARTERIAL	\$ -	\$ -	\$ -	\$ -	\$ 897,307.18	\$ 897,307.18
202	MEASURE I - LOCAL	\$ -	\$ -	\$ -	\$ -	\$ 1,014,015.30	\$ 1,014,015.30
203	MEASURE I	\$ -	\$ -	\$ -	\$ -	\$ 175,000.00	\$ 175,000.00
205	GAS TAX	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
207	ARTICLE 8	\$ -	\$ -	\$ -	\$ -	\$ 37,463.00	\$ 37,463.00
250	TRAFFIC CONGESTION RELIEF	\$ 2,509.90	\$ 121.79	\$ 2,631.69	\$ -	\$ 34,389.79	\$ 31,758.10
251	CDBG	\$ -	\$ 31,970.00	\$ 31,970.00	\$ -	\$ 427,483.33	\$ 395,513.33
252	CDBG CAPITAL PROJECT	\$ -	\$ -	\$ -	\$ -	\$ 2,607,953.25	\$ 2,607,953.25
253	CDBG - RLF	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
254	AB2766 - TRANSIT	\$ -	\$ -	\$ -	\$ -	\$ 35,000.00	\$ 35,000.00
255	AB3229 SUPPLEMENTAL LAW	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
256	BEVERAGE RECYCLING GRANT	\$ 60.34	\$ 40.88	\$ 101.22	\$ -	\$ 18,804.81	\$ 18,703.59
260	DIASTER PREPARED GRANT	\$ 37.85	\$ -	\$ 37.85	\$ -	\$ 3,208.37	\$ 3,170.52
263	STREETS MAINTENANCE	\$ 29,319.62	\$ 2,065.22	\$ 31,384.84	\$ -	\$ 704,402.43	\$ 673,017.59
264	MAIN ST TRAFFIC SIGNAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
265	ECONOMIC DEVELOPMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
300	DEV. IMPACT FEES - STREET	\$ -	\$ 2,056.32	\$ 2,056.32	\$ -	\$ 485,198.16	\$ 483,141.84
301	DEV. IMPACT FEES - STORM DRAIN	\$ -	\$ -	\$ -	\$ -	\$ 540,089.14	\$ 540,089.14
302	DEV. IMPACT FEES - FIRE	\$ -	\$ -	\$ -	\$ -	\$ 7,634.00	\$ 7,634.00
303	DEV. IMPACT FEES - POLICE	\$ -	\$ -	\$ -	\$ -	\$ 3,297.00	\$ 3,297.00
304	DEV. IMPACT FEES - PUBLIC WKS.	\$ -	\$ -	\$ -	\$ -	\$ 136,096.61	\$ 136,096.61
305	EMERG. COMMUNICATIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
396	DEVELOPMENT IMPACT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
399	FEMA-1203-DR (DISASTER)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
400	MEASURE I DEBT SER 1993A	\$ -	\$ -	\$ -	\$ -	\$ 841,938.75	\$ 841,938.75
401	CITY DEBT SERVICES	\$ -	\$ -	\$ -	\$ -	\$ 108,678.89	\$ 108,678.89
500	AD 91-1	\$ -	\$ -	\$ -	\$ -	\$ 975.25	\$ 975.25
501	CFD 91-3	\$ -	\$ -	\$ -	\$ -	\$ 3,974.83	\$ 3,974.83
502	FIRE STATION BUILDING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
504	CITY WIDE STREETS - CIP	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
505	CIVIC PLAZA	\$ -	\$ 82,398.60	\$ 82,398.60	\$ -	\$ 6,024,170.53	\$ 5,941,771.93
596	MEASURE I	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
597	CONGEST MIT AIR QUAL - CIP	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
598	BIKE PATH PROJECT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
601	BRANCH LIBRARY CONSTRUCTION	\$ -	\$ 28,089.00	\$ 28,089.00	\$ -	\$ 2,604,766.01	\$ 2,576,677.01
800	EMPLOYEE BENEFITS	\$ 86,259.89	\$ 250,712.48	\$ 336,972.37	\$ -	\$ 3,698,333.26	\$ 3,361,360.89
801	TRUST/AGENCY	\$ 414.60	\$ 147,303.72	\$ 147,718.32	\$ -	\$ 2,148,611.09	\$ 2,000,892.77
802	AD 91-1 AGENCY	\$ -	\$ -	\$ -	\$ -	\$ 1,339,597.51	\$ 1,339,597.51
803	TRUST RANCHO L.F./BOYLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
806	SUMMIT VALLEY	\$ 2,714.37	\$ -	\$ 2,714.37	\$ -	\$ 11,745.21	\$ 9,030.84
807	CFD 2005-1	\$ -	\$ -	\$ -	\$ -	\$ 638,347.61	\$ 638,347.61
900	LIABILITY INSURANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>CITY</b>	<b>\$ 222,436.39</b>	<b>\$ 1,394,934.25</b>	<b>\$ 1,817,370.64</b>	<b>\$ -</b>	<b>\$ 36,465,687.66</b>	<b>\$ 34,848,317.02</b>
200	<b>FIRE</b>	<b>\$ -</b>	<b>\$ 1,256.30</b>	<b>\$ 1,256.30</b>	<b>\$ -</b>	<b>\$ 4,382,322.13</b>	<b>\$ 4,381,065.83</b>
385	LOW & MOD HOUSING	\$ 4,579.66	\$ 145,527.09	\$ 150,106.75	\$ -	\$ 1,661,327.62	\$ 1,511,220.87
389	R D A	\$ 303.10	\$ 18,444.04	\$ 18,747.14	\$ -	\$ 556,540.21	\$ 537,793.07
485	DEBT SERVICE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
486	RDA PROJECT AREA #1	\$ -	\$ -	\$ -	\$ -	\$ 9,055,591.96	\$ 9,055,591.96
487	RDA PROJECT AREA #2	\$ -	\$ -	\$ -	\$ -	\$ 954,160.20	\$ 954,160.20
585	CAPITAL PROJECTS	\$ -	\$ -	\$ -	\$ -	\$ 1,115,496.00	\$ 1,115,496.00
586	RDA PROJECT AREA 1-C/P	\$ 8,225.00	\$ 340,384.26	\$ 348,609.26	\$ -	\$ 4,638,832.21	\$ 4,290,222.95
885	MORTGAGE ASSISTANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>RDA</b>	<b>\$ 13,107.76</b>	<b>\$ 504,355.39</b>	<b>\$ 517,463.15</b>	<b>\$ -</b>	<b>\$ 17,981,948.20</b>	<b>\$ 17,464,485.05</b>
700	WATER OPERATING	\$ 40,289.64	\$ 288,072.46	\$ 328,362.10	\$ -	\$ 7,109,627.41	\$ 6,781,265.31
701	WATER CAPITAL	\$ 160,336.02	\$ 4,798.25	\$ 165,134.27	\$ -	\$ 5,677,510.29	\$ 5,512,376.02
710	SEWER OPERATING	\$ 72,344.87	\$ 188,018.00	\$ 260,362.87	\$ -	\$ 2,197,178.35	\$ 1,936,815.48
711	SEWER CAPITAL	\$ -	\$ -	\$ -	\$ -	\$ 42,814.75	\$ 42,814.75
	<b>WATER</b>	<b>\$ 272,970.53</b>	<b>\$ 480,888.71</b>	<b>\$ 753,859.24</b>	<b>\$ -</b>	<b>\$ 15,027,130.80</b>	<b>\$ 14,273,271.56</b>
	<b>ACCOUNTS PAYABLE TOTAL</b>	<b>\$ 508,514.68</b>	<b>\$ 2,381,434.65</b>	<b>\$ 2,889,949.33</b>	<b>\$ -</b>	<b>\$ 73,857,088.79</b>	<b>\$ 70,967,139.46</b>
<b>REG. PAYROLL</b>							
	City	\$ 203,605.45	\$ -	\$ 203,605.45	\$ -	\$ 3,418,885.44	\$ 3,215,279.99
	RDA	\$ 15,392.15	\$ -	\$ 15,392.15	\$ -	\$ 235,451.17	\$ 220,059.02
	Fire	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Water	\$ 72,156.45	\$ -	\$ 72,156.45	\$ -	\$ 1,322,881.31	\$ 1,250,724.86
	<b>PAYROLL TOTAL</b>	<b>\$ 291,154.05</b>	<b>\$ -</b>	<b>\$ 291,154.05</b>	<b>\$ -</b>	<b>\$ 4,977,217.92</b>	<b>\$ 4,686,063.87</b>

\* The year to date totals for this Warrant Report are for the new fiscal year starting July 1.

2-2



City of Hesperia  
STAFF REPORT



**DATE:** April 4, 2007  
**TO:** Mayor and City Council Members  
**FROM:** *MP* Mike Podegracz, City Manager  
**BY:** *SP* Scott Priester, Director of Development Services  
*AL* John Leveillee, City Engineer  
*CV* Christine Vine, Administrative Analyst  
**SUBJECT:** Final Parcel Map No. 16304

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### RECOMMENDED ACTION

It is recommended that the City Council adopt Resolution No. 2007-027 approving Final Parcel Map No. 16304 to create four parcels from 10.94 acres, zoned General Manufacturing, located on the southwest corner of Mauna Loa Street and "E" Avenue. (Applicant: Victant, Incorporated)

### GOALS STATEMENT

The final map is consistent with General Plan Land Use Policy No. L.G. 10 which promotes zoning and land use policies that ensure maximum utilization of existing facilities and infrastructure.

### BACKGROUND

On August 11, 2005, the Planning Commission approved Tentative Parcel Map No. 16304 to create four parcels from 10.94 acres, zoned General Manufacturing, with a minimum lot size of 2.5 acres.

Staff has reviewed the map and determined that it complies with all General Plan and zoning regulations, all required conditions of approval, and with all local ordinances related to the creation of these parcels.

### ISSUES/ANALYSIS

There are no issues identified with this item.

### FISCAL IMPACT

There are no significant fiscal impacts to the City related to this action.

### ALTERNATIVES

Provide alternative direction to staff.

**ATTACHMENTS**

1. Resolution No. 2007-027
2. Final Parcel Map No. 16304

**RESOLUTION NO. 2007-027**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HESPERIA, CALIFORNIA, APPROVING FINAL PARCEL MAP NO. 16304 TO CREATE FOUR PARCELS FROM 10.94 ACRES, ZONED GENERAL MANUFACTURING (I-2), LOCATED ON THE SOUTHWEST CORNER OF MAUNA LOA STREET AND "E" AVENUE. (APPLICANT: VICTANT, INCORPORATED)**

**WHEREAS**, on August 11, 2005, the Planning Commission approved Tentative Parcel Map No. 16304; and

**WHEREAS**, Parcel Map No. 16304 is to create four parcels from 10.94 acres, zoned General Manufacturing, with a minimum lot size of 2.5 acres; and

**WHEREAS**, all legal prerequisites to the adoption of this resolution have occurred.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY OF HESPERIA CITY COUNCIL AS FOLLOWS:**

Section 1. Parcel Map No. 16304 is hereby approved and the City Clerk is authorized to present same to the County Recorder to be filed for record.

Section 2. That the City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

**ADOPTED AND APPROVED** this 4th day of April, 2007.

\_\_\_\_\_  
Rita K. Vogler, Mayor

ATTEST:

\_\_\_\_\_  
Vicki C. Soderquist, CMC  
City Clerk



# PARCEL MAP NO. 16304

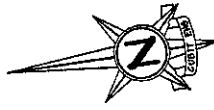
IN THE CITY OF HESPERIA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA BEING A SUBDIVISION OF LOT D OF BLOCK 170 AS PER MAP RECORDED IN BOOK 12 PAGES 21 TO 27, INCLUSIVE, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA CUBIT ENGINEERING, INC. JULY, 2005

### MAP NOTES

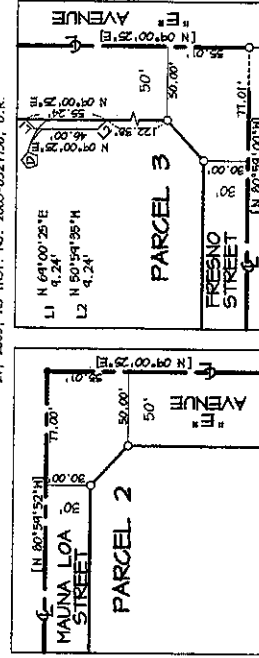
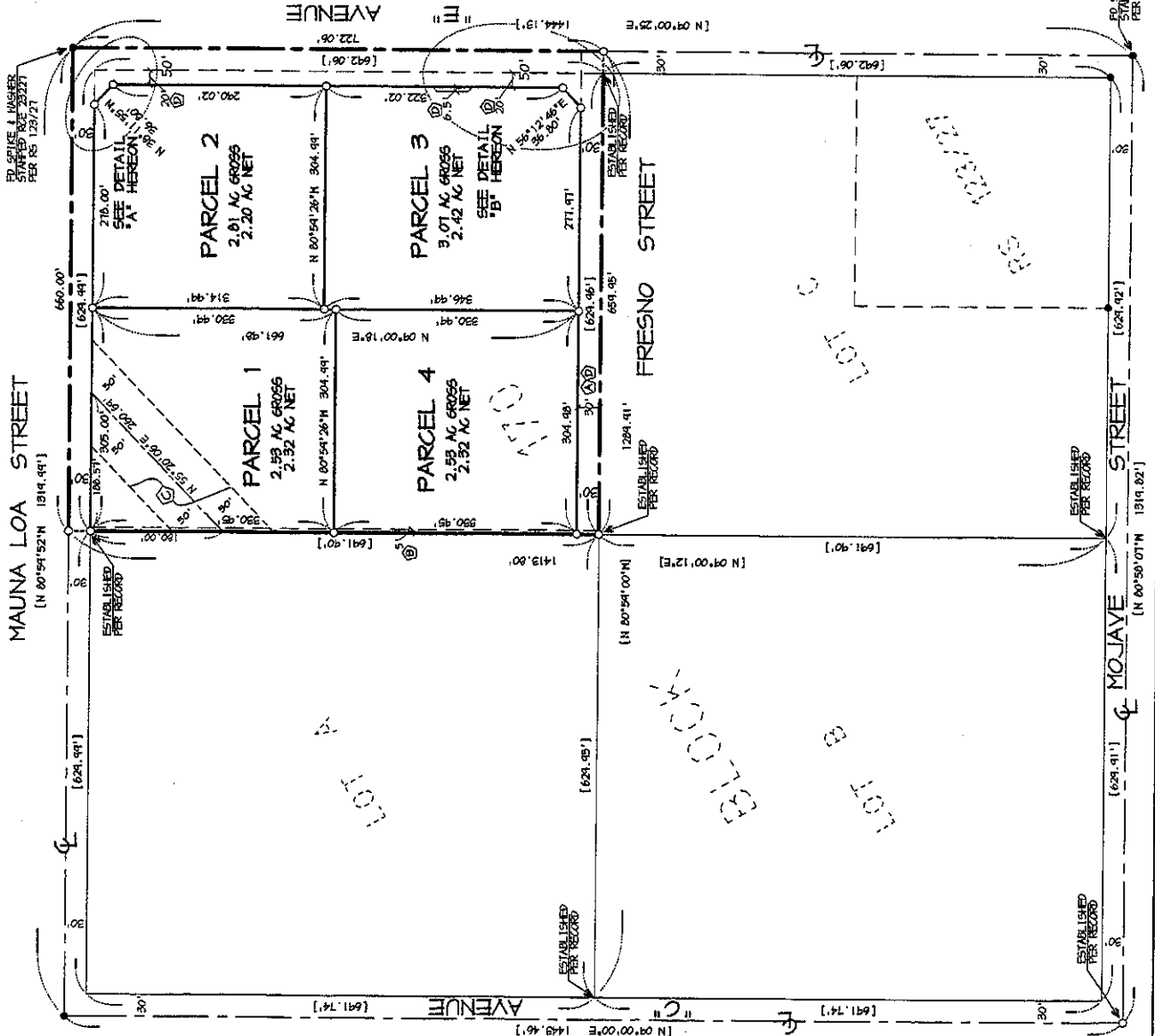
- BASIS OF BEARINGS: THE CENTERLINE OF 'E' AVENUE PER RS 129/27, BEING N 4°00'25"E.
- INDICATES FOUND 1" IP, RICE 23227 PER RS 129/27, UNLESS OTHERWISE NOTED.
- INDICATES SET 1" IP, 18" LONG, TAGGED RICE 23227, UNLESS OTHERWISE NOTED.
- [XXX] INDICATES RECORD 4 MEASURED PER RS 129/27

### EASEMENT NOTES

- ⊙ INDICATES AN EASEMENT IN FAVOR OF PIONEER TITLE INSURANCE AND TRUST COMPANY, FOR ROAD PURPOSES AS RECORDED IN BOOK 3618, PAGE 223, O.R.
- ⊙ INDICATES AN EASEMENT IN FAVOR OF PIONEER TITLE INSURANCE AND TRUST COMPANY, FOR UTILITY PURPOSES AS RECORDED IN BOOK 3618, PAGE 223, O.R.
- ⊙ INDICATES A 100' WIDE DRAINAGE EASEMENT TO THE CITY OF HESPERIA.
- ⊙ INDICATES A GRANT OF EASEMENT IN FAVOR OF THE CITY OF HESPERIA FOR ROAD AND UTILITY PURPOSES, AS RECORDED JULY 21, 2005, AS INST. NO. 2005-052136, O.R.



SCALE 1" = 100'



### COMPOSITE DEVELOPMENT PLAN NOTE

A COMPOSITE DEVELOPMENT PLAN (C.D.P.) AFFECTING THIS MAP IS ON FILE IN THE CITY OF HESPERIA OFFICE OF BUILDING AND SAFETY.

ED SPIKE & INSENER  
STAMPED REG 23227  
PER RS 129/27

# COMPOSITE DEVELOPMENT PLAN

SHEET 1 OF 1

## PARCEL MAP NO. 16304

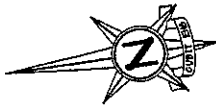
IN THE CITY OF HESPERIA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA BEING A SUBDIVISION OF LOT D OF BLOCK 170, AS PER MAP RECORDED IN BOOK 12, PAGES 21 TO 27, INCLUSIVE, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA CUBIT ENGINEERING, INC. JULY, 2005

### MAP NOTES

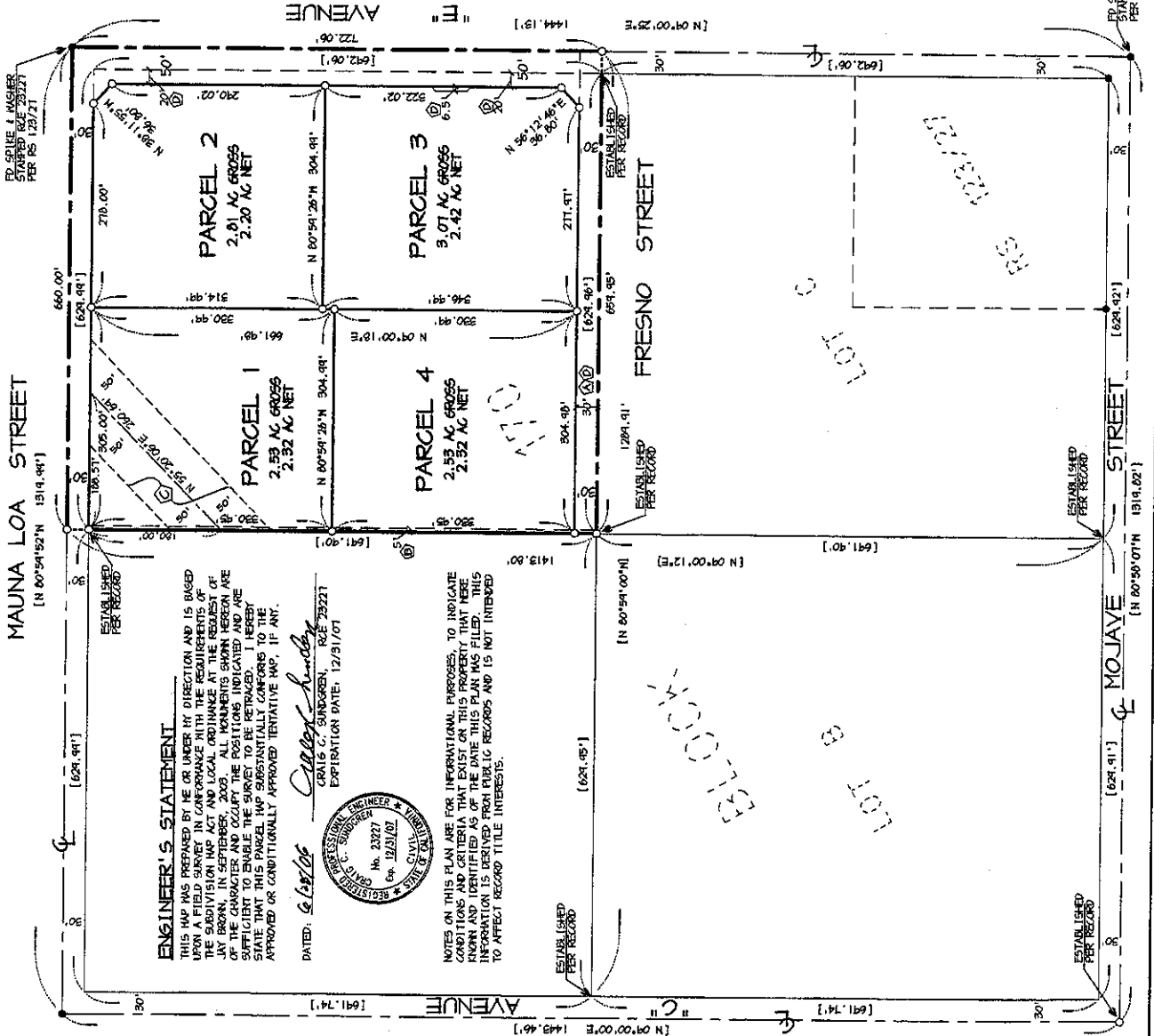
- BASIS OF BEARINGS: THE CENTERLINE OF 'E' AVENUE PER RS 123/27, BEING N 4°00'25"E.
- INDICATES FOUND 1" I.P. RCE 23221 PER RS 123/27, UNLESS OTHERWISE NOTED.
- INDICATES SET 1" I.P. 18" LONGS, TAGGED RCE 23221, UNLESS OTHERWISE NOTED.
- (xxx) INDICATES RECORDED & MEASURED PER RS 123/27

### EASEMENT NOTES

- Ⓐ INDICATES AN EASEMENT IN FAVOR OF PIONEER TITLE INSURANCE AND TRUST COMPANY, FOR ROAD PURPOSES AS RECORDED IN BOOK 3610, PAGE 225, O.R.
- Ⓑ INDICATES AN EASEMENT IN FAVOR OF PIONEER TITLE INSURANCE AND TRUST COMPANY, FOR UTILITY PURPOSES AS RECORDED IN BOOK 3618, PAGE 225, O.R.
- Ⓒ INDICATES A 100' WIDE DRAINAGE EASEMENT TO THE CITY OF HESPERIA.
- Ⓓ INDICATES A GRANT OF EASEMENT IN FAVOR OF THE CITY OF HESPERIA FOR ROAD AND UTILITY PURPOSES, AS RECORDED JULY 21, 2005, AS INSTR. NO. 2005-0521286, O.R.



SCALE 1" = 100'



### ENGINEER'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 THE DEVELOPER. I HAVE REVIEWED ALL INSTRUMENTS SHOWN HEREON ARE OF THE CHARACTER OF SURVEYS TO BE RECORDED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RECORDED. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

DATED: *6/20/07*  
 GARY C. SUNDGREN, RCE 23221  
 EXPIRATION DATE: 12/31/07



NOTES ON THIS PLAN ARE FOR INFORMATIONAL PURPOSES; TO INDICATE CONDITIONS AND CRITERIA THAT EXIST ON THIS PROPERTY, BUT THIS INFORMATION IS DERIVED FROM PUBLIC RECORDS AND IS NOT INTENDED TO AFFECT RECORD TITLE INTERESTS.





### COMPOSITE DEVELOPMENT PLAN NOTES

- UTILITIES SHALL BE SERVED BY A SEPARATE WATER METER, SERVICE LINE AND SEWER LATERAL CONNECTION AS AVAILABLE. A "FIRE FLY" AUTOMATIC METER READER TO BE ADDED ON ALL METER CONNECTIONS.
- DEVELOPMENT FEES: THE DEVELOPER SHALL PAY REQUIRED DEVELOPMENT FEES AS FOLLOWS:
  - CONDITIONAL HILL SERVE AGREEMENT/COST ESTIMATE, AGREEMENT/COST ESTIMATE AND PAY APPLICABLE FEES.
  - CONSTRUCTION PERMITS.
  - DEVELOPMENT IMPACT FEES.
- IF THE DEVELOPER IS REQUIRED TO INSTALL WATER, SEWER, OR CONSTRUCT STREET IMPROVEMENTS OR WHEN REQUIRED UTILITIES SHALL BE PLACED UNDERGROUND. IT SHALL BE THE DEVELOPER'S RESPONSIBILITY TO RELOCATE/UNDERGROUND ANY EXISTING UTILITIES AT HIS/HER OWN EXPENSE. RELOCATION/UNDERGROUNDING OF UTILITIES SHALL BE IDENTIFIED UPON SUBMITTAL OF CONSTRUCTION PLANS.
- CUSTOMER REQUEST FORM: A CUSTOMER REQUEST FORM SUBMITTED TO THE ENGINEERING DEPARTMENT IS REQUIRED AS PART OF THE PLAN REVIEW AND PERMIT PROCESS TO PREPARE A CONDITIONAL HILL SERVE AGREEMENT FOR WATER AND/OR SEWER SERVICE.
- GRADING PLAN: THE DEVELOPER SHALL SUBMIT A GRADING PLAN, WITH EXISTING CONTOURS AND AN ACCEPTABLE BENCH MARK. RAISE PAD ELEVATIONS ABOVE THE BASE FLOOD ELEVATION.
- CONDITIONAL HILL SERVE AGREEMENT/COST ESTIMATE: THE DEVELOPER SHALL EXECUTE A CONDITIONAL HILL SERVE AGREEMENT/COST ESTIMATE AND PAY APPLICABLE FEES TO THE ENGINEERING DIVISION UPON DEVELOPMENT OF THE PARCELS.

BY GARY C. SUNDGREN  
 STAMPED RCE 23221  
 PER RS 123/27

City of Hesperia  
STAFF REPORT



**DATE:** April 4, 2007  
**TO:** Mayor and City Council Members  
**FROM:**  Mike Podegracz, City Manager  
**BY:**  Scott Priester, Director of Development Services  
 John Leveillee, City Engineer  
Christine Vine, Administrative Analyst   
**SUBJECT:** Final Parcel Map No. 17138

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### RECOMMENDED ACTION

It is recommended that the City Council adopt Resolution No. 2007-028 approving Final Parcel Map No. 17138 to create two parcels from 2.7 acres, zoned Limited Agriculture, located on the south side of Olive Street, approximately 550 feet west of Pinon Avenue. (Applicant: Dennis Chapman, Owner)

### GOALS STATEMENT

The final map is consistent with General Plan Land Use Policy No. L.G. 10 which promotes zoning and land use policies that ensure maximum utilization of existing facilities and infrastructure.

### BACKGROUND

On December 21, 2005, the City Council approved Tentative Parcel Map No. 17138, subject to the list of conditions for said parcel map, including adoption of Zone Change 2005-23. On January 4, 2006, the City Council adopted Ordinance No. 2005-36 approving Zone Change 2005-23. Said zone change from Limited Agriculture A1-2 ½ to A-1 allows for minimum lot size of one acre and is consistent with the allowable residential density of the existing General Plan Land Use designation of Very Low density .25 – 1.0 dwelling units per gross acre.

Staff has reviewed the map and determined that it complies with all General Plan and zoning regulations, all required conditions of approval, and with all local ordinances related to the creation of these parcels.

### ISSUES/ANALYSIS

There are no issues identified with this item.

### FISCAL IMPACT

There are no significant fiscal impacts to the City related to this action.

## **ALTERNATIVES**

Provide alternative direction to staff.

## **ATTACHMENTS**

1. Resolution No. 2007-028
2. Final Parcel Map No. 17138



**RESOLUTION NO. 2007-028**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HESPERIA, CALIFORNIA, APPROVING FINAL PARCEL MAP NO. 17138 TO CREATE TWO PARCELS FROM 2.7 ACRES, ZONED LIMITED AGRICULTURE (A-1), LOCATED ON THE SOUTH SIDE OF OLIVE STREET, APPROXIMATELY 550 FEET WEST OF PINON AVENUE. (APPLICANT: DENNIS CHAPMAN)**

**WHEREAS**, on December 21, 2005, the City Council approved Tentative Parcel Map No. 17138; and

**WHEREAS**, on January 4, 2006, the City Council approved Zone Change 2005-23 to reclassify this real property from Limited Agriculture A-2 ½ to Limited Agriculture A-1; and

**WHEREAS**, Parcel Map No. 17138 is to create two parcels from 2.7 acres, zoned Limited Agriculture, with a minimum lot size of 1 acre; and

**WHEREAS**, all legal prerequisites to the adoption of this resolution have occurred.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY OF HESPERIA CITY COUNCIL AS FOLLOWS:**

Section 1. Parcel Map No. 17138 is hereby approved and the City Clerk is authorized to present same to the County Recorder to be filed for record.

Section 2. That the City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

**ADOPTED AND APPROVED** this 4th day of April, 2007.

\_\_\_\_\_  
Rita K. Vogler, Mayor

ATTEST:

\_\_\_\_\_  
Vicki C. Soderquist, CMC  
City Clerk

# PARCEL MAP NO. 17138

IN THE CITY OF HESPERIA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA  
BEING A SUBDIVISION OF LOT 151 OF TRACT 4957, OLD TRAIL RANCHOS  
UNIT NO. 2, AS RECORDED IN MAP BOOK 60 PAGES 15 TO 16 INCLUSIVE,  
RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA  
CUBIT ENGINEERING, INC. FEBRUARY, 2006  
CRAIG C. SUNDEREN RCE 28227

**OWNER'S STATEMENT**

I HEREBY STATE THAT I AM THE ONLY PARTY HAVING ANY RECORD TITLE INTEREST IN THE ABOVE DESCRIBED PARCEL MAP AND I HAVE GIVEN MY CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP.

DENNIS CHAPMAN, A SINGLE MAN

DENNIS CHAPMAN, OWNER

**NOTARY ACKNOWLEDGMENT**

STATE OF CALIFORNIA )  
COUNTY OF SAN BERNARDINO ) ss.

ON \_\_\_\_\_ BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED DENNIS CHAPMAN, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS OWN FREE WILL AND WITHOUT COERCION, FRAUD, OR UNLAWFUL INFLUENCE. I HAVE READ THE ENTIRE INSTRUMENT AND THE TRUTH OF THE INSTRUMENT IS KNOWN TO ME BY MYSELF OR BY THE PERSON ACTING AS MY WITNESS AT THE TIME OF THE EXECUTION OF THE INSTRUMENT.

MY COMMISSION EXPIRES \_\_\_\_\_  
AT \_\_\_\_\_ PLACE OF BUSINESS IS IN \_\_\_\_\_  
SAN BERNARDINO COUNTY

**AUDITOR'S CERTIFICATE**

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN UPON THE ANNEKED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS, NOT YET PAYABLE, ESTIMATED TO BE \$ \_\_\_\_\_.

DATED, \_\_\_\_\_  
LARRY MALKER, COUNTY AUDITOR/CONTROLLER  
COUNTY OF SAN BERNARDINO

BY, \_\_\_\_\_, DEPUTY

**BOARD OF SUPERVISORS CERTIFICATE**

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ \_\_\_\_\_ WAS EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, CONDITIONED UPON PAYMENT OF ALL ASSESSMENTS, COUNTY, MUNICIPAL, OR LOCAL, AND ALL SPECIAL ASSESSMENTS, COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS, NOT YET PAYABLE, AND THAT THE SUPERVISOR HAS FILED WITH ME A CERTIFICATE BY THE PROPER OFFICER GIVING HIS ESTIMATE OF THE AMOUNT OF SAID TAXES AND SPECIAL ASSESSMENTS, AND SAID BOND IS HEREBY ACCEPTED.

DATED, \_\_\_\_\_  
DENA H. SMITH, CLERK OF THE BOARD OF SUPERVISORS  
COUNTY OF SAN BERNARDINO

BY, \_\_\_\_\_, DEPUTY

**ENGINEER'S STATEMENT**

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY CONDUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES AT THE REQUEST OF THE OWNER. I HAVE REVIEWED THE RECORDS OF THE COUNTY AND CITY THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. ALL THE MONUMENTS SHOWN HEREON ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED, 1/24/07  
CRAIG C. SUNDEREN, RCE 28227  
RESISTANCE EXPIRES, 12/31/07  
*Craig C. Sunderen*  
REGISTERED PROFESSIONAL ENGINEER - CIVIL  
No. 23227  
Exp. 12/31/07

**CITY ENGINEER'S STATEMENT**

I HEREBY STATE THAT I HAVE EXAMINED THE ANNEKED MAP, AND THAT THE SUBDIVISION SHOWN THEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREON, AND THAT ALL THE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATED, \_\_\_\_\_  
MICHAEL P. POTERAKAZ  
CITY ENGINEER  
CITY OF HESPERIA  
RCE 53445 EXPIRES 06/30/09

**CITY COUNCIL'S APPROVAL CERTIFICATE**

THE UNDERSIGNED OFFICER ON BEHALF OF THE CITY COUNCIL PURSUANT TO AUTHORITY CONFERRED BY TITLE 17 OF THE CITY OF HESPERIA MUNICIPAL CODE, HEREBY APPROVES THE ANNEKED MAP.

DATED, \_\_\_\_\_  
VICKI G. SODERQUIST  
CITY CLERK OF THE  
CITY OF HESPERIA

**SAN BERNARDINO COUNTY RECORDER'S CERTIFICATE**

THIS MAP HAS BEEN FILED UNDER DOCUMENT NUMBER \_\_\_\_\_ AT \_\_\_\_\_  
IN BOOK \_\_\_\_\_ OF \_\_\_\_\_ AT PAGE \_\_\_\_\_ DAY OF \_\_\_\_\_  
IN THE AMOUNT OF \$ \_\_\_\_\_

LARRY MALKER  
AUDITOR-CONTROLLER/RECORDER  
COUNTY OF SAN BERNARDINO

BY, \_\_\_\_\_  
DEPUTY RECORDER

**SIGNATURE OMISSIONS**

PURSUANT TO THE PROVISIONS OF SECTION 66009(a)(3) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED, THEIR INTEREST IS SUCH THAT IT CANNOT FIT IN A FEE:

1. THE SIGNATURE OF AFFLETON LAND, WATER AND POWER COMPANY, THE OWNERS OF ONE HALF INTEREST IN AND TO ALL OIL, GAS AND MINERALS WITHOUT THE RIGHT OF SURFACE ENTRY, AS DISCLOSED BY A DOCUMENT RECORDED JUNE 11, 1954, IN BOOK 3400, PAGE 491, O.R., OFFICIAL RECORDS OF SAN BERNARDINO COUNTY.
2. THE SIGNATURE OF SOUTHERN CALIFORNIA Edison COMPANY, SUCCESSOR IN INTEREST TO CALIFORNIA ELECTRIC POWER COMPANY, OWNERS OF AN EASEMENT FOR PUBLIC UTILITY PURPOSES, AS DISCLOSED BY A DOCUMENT RECORDED FEBRUARY 14, 1956, IN BOOK 3851, PAGE 325, OFFICIAL RECORDS OF SAN BERNARDINO COUNTY.
3. THE SIGNATURE OF PIONEER TITLE INSURANCE AND TRUST COMPANY, THE OWNERS OF A RESERVATION OF AN EASEMENT FOR PUBLIC UTILITY PURPOSES, IN AND TO THE MAP OF TRACT 4957, RECORDED IN MAP BOOK 60, PAGES 15 THROUGH 16, INCLUSIVE, OFFICIAL RECORDS OF SAN BERNARDINO COUNTY.

**COMPOSITE DEVELOPMENT PLAN NOTE**

A COMPOSITE DEVELOPMENT PLAN (C.D.P.) AFFECTING THIS MAP IS ON FILE WITH THE CITY OF HESPERIA PLANNING DEPARTMENT.

4-4



SCALE  
1" = 100'

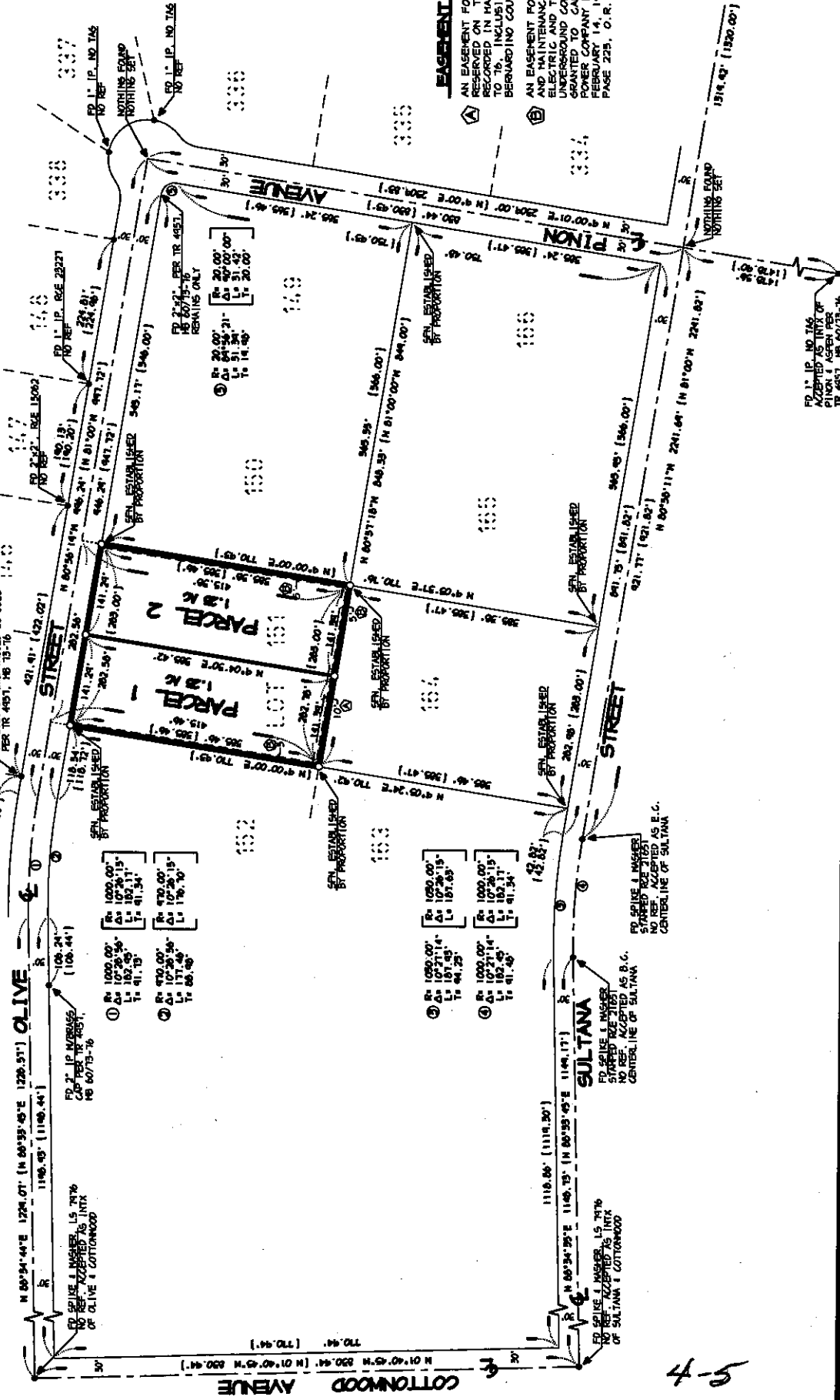
# PARCEL MAP NO. 17138

IN THE CITY OF HESPERIA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA  
BEING A SUBDIVISION OF LOT 151 OF TRACT 4957, OLD TRAIL RANCHOS  
UNIT NO. 2, AS RECORDED IN MAP BOOK 60, PAGES 75 TO 76, INCLUSIVE,  
RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, FEBRUARY, 2006  
CUBIT ENGINEERS, INC.

### MAP NOTES

- BASIS OF BEARINGS: THE CENTERLINE OF COTTONWOOD AVENUE PER PH 4457, PH 60/73-76, BEING N 01°40'45" N.
- INDICATES FOUND MONUMENT AS NOTED.
- INDICATES SET 1" I.P., 18" LONG, TAGGED RCE 23227, UNLESS OTHERWISE NOTED.
- INDICATES RECORD PER PH 4457, PH 60/73-76.

MONUMENTS AT SURVEY POINTS THAT ARE NOT SHOWN HERE SEARCHED FOR, NOTHING FOUND



### EASEMENT NOTES

- AN EASEMENT FOR PUBLIC UTILITIES AS RESERVED ON THE MAP OF TRACT 4957, RECORDED IN MAP BOOK 60, PAGES 75 TO 76, INCLUSIVE, RECORDS OF SAN BERNARDINO COUNTY.
- AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF OVERHEAD ELECTRIC AND TELEPHONE LINES AND UNDERGROUND CONDUITS AND LINES, AS GRANTED TO CALIFORNIA ELECTRIC POWER COMPANY BY DEED RECORDED PAGE 223, C.R. 1956, IN BOOK 3557.

FO 1" I.P. TAG UNUSABLE ACCEPTED AS TRK OF EIGHT" SULTANA PER TR 4457, PH 60/73-76.

FO 1" I.P. NO TAG PICKED AS INTX OF TR 4457, PH 60/73-76.

FO 60 LINE 1 MARKER STAMPED AS INTX CENTERLINE OF SULTANA NO REF. ACCEPTED AS E.C.

FO 60 LINE 1 MARKER STAMPED AS INTX CENTERLINE OF SULTANA NO REF. ACCEPTED AS B.C.

FO 60 LINE 1 MARKER STAMPED AS INTX CENTERLINE OF SULTANA & COTTONWOOD NO REF. ACCEPTED AS B.C.

4-5

# COMPOSITE DEVELOPMENT PLAN

## PARCEL MAP NO. 17138

IN THE CITY OF HESPERIA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA  
 BEING A SUBDIVISION OF LOT 151 OF TRACT 4957, OLD TRAIL RANCHOS  
 UNIT NO. 2, AS RECORDED IN MAP BOOK 60 PAGES 75 TO 76, INCLUSIVE,  
 RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA  
 CUBIT ENGINEERING, INC. FEBRUARY, 2006  
 CRAIG C. SUNDGREN RCE 23227

### MAP NOTES

- BASIS OF BEARINGS, THE CENTERLINE OF COTTONWOOD AVENUE PER PH 4957, PH 60715-76, BEING N 01°40'45" W.
- INDICATES FOUND MONUMENT AS NOTED.
- INDICATES SET 1" IP, 18" LONG, TAGGED RCE 23227, UNLESS OTHERWISE NOTED.
- [MRR] INDICATES RECORD PER PH 4957, PH 60715-76.
- BEI INDICATES BUILDING SETBACK LINE.
- MONUMENTS AT SURVEY POINTS THAT ARE NOT SHOWN WERE SEARCHED FOR, NOTHING FOUND.

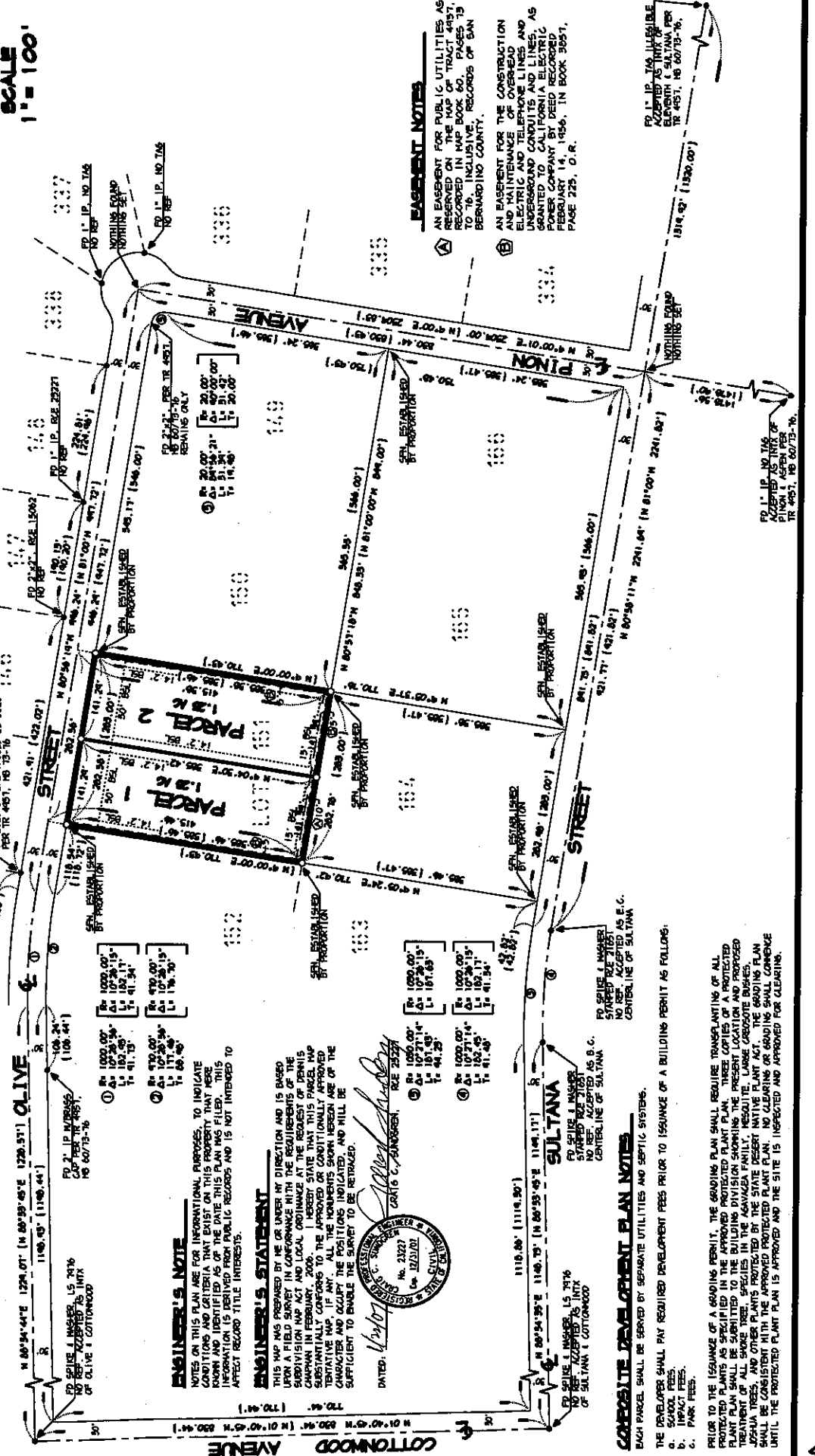
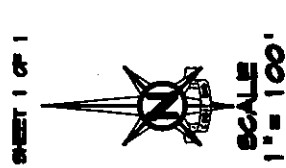
### ENGINEER'S NOTE

NOTES ON THIS PLAN ARE FOR INFORMATIONAL PURPOSES, TO INDICATE THE LOCATION OF MONUMENTS ON THIS PROPERTY THAT WERE KNOWN AND IDENTIFIED AS OF THE DATE THIS PLAN WAS PREPARED. INFORMATION IS DERIVED FROM PUBLIC RECORDS AND IS NOT INTENDED TO AFFECT RECORD TITLE INTERESTS.

### ENGINEER'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 DENNIS CHAPMAN IN FEBRUARY, 2006. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY, ALL THE MONUMENTS SHOWN HEREON ARE OF THE KIND AND IN THE POSITIONS INDICATED, AND WILL BE SUFFICIENT TO ENABLE THE BUREAU TO BE RETRACED.

DATED: *Feb 07*  
 CRAIG C. SUNDGREN RCE 23227  
 REGISTERED PROFESSIONAL ENGINEER  
 CIVIL  
 STATE OF CALIFORNIA



### EASEMENT NOTES

AN EASEMENT FOR PUBLIC UTILITIES AS RECORDED IN MAP BOOK 60 PAGES 75 TO 76, INCLUSIVE, RECORDS OF SAN BERNARDINO COUNTY.

AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF OVERHEAD AND UNDERGROUND CONSULTING LINES AS GRANTED TO CALIFORNIA ELECTRIC POWER COMPANY BY DEED RECORDED FEBRUARY 14, 1956, IN BOOK 3097, PAGE 225, O.R.

### COMPOSITE DEVELOPMENT PLAN NOTES

- EACH PARCEL SHALL BE SERVED BY SEPARATE UTILITIES AND SEPTIC SYSTEMS.
- THE DEVELOPER SHALL PAY REQUIRED DEVELOPMENT FEES PRIOR TO ISSUANCE OF A BUILDING PERMIT AS FOLLOWS:
- a. SCHOOL FEES.
  - b. IMPACT FEES.
  - c. PARK FEES.

PRIOR TO THE ISSUANCE OF A GRADING PERMIT, THE GRADING PLAN SHALL REQUIRE TRIMMING OF ALL PROTECTED PLANTS AS SPECIFIED IN THE APPROVED PROTECTED PLANT PLAN. THESE CUTS AND TRIMMED PLANT PLAN SHALL BE SUBMITTED TO THE BUILDING DIVISION SHOWING THE PRESENT LOCATION AND PROPOSED TREATMENT OF ALL SHRUB TREES, SPECIES IN THE AGAVACEAE FAMILY, MESQUITE, LARGE CROSBOTE BUSHES, JOBUA TREES, AND OTHER PLANTS PROTECTED BY THE STATE DESERT NATIVE PLANT ACT. THE GRADING PLAN SHALL BE CONSISTENT WITH THE APPROVED PROTECTED PLANT PLAN. NO CLEARING OR GRADING SHALL COMMENCE UNTIL THE PROTECTED PLANT PLAN IS APPROVED AND THE SITE IS INSPECTED AND APPROVED FOR CLEARING.

City of Hesperia  
STAFF REPORT



**DATE:** April 4, 2007  
**TO:** Mayor and City Council Members  
**FROM:** *MP* Mike Podegracz, City Manager  
**BY:** Scott Priestel, Director of Development Services  
John Leveillee, City Engineer  
Christine Vine, Administrative Analyst *(W)*  
**SUBJECT:** Final Parcel Map No. 17363

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**RECOMMENDED ACTION**

It is recommended that the City Council adopt Resolution No. 2007-030 approving Final Parcel Map No. 17363 to create two parcels from 1.6 acres, zoned rural residential, located on the east side of Second Avenue, approximately 105 feet north of Manzanita Street. (Applicant: Evaristo Aispuro)

**GOALS STATEMENT**

The final map is consistent with General Plan Land Use Policy No. L.G. 10 which promotes zoning and land use policies that ensure maximum utilization of existing facilities and infrastructure.

**BACKGROUND**

On March 9, 2005 the Planning Commission approved Tentative Parcel Map No. 17363 to create two parcels from 1.6 acres, zoned Rural Residential, with a minimum lot size of 1 acre. On March 9, 2005 the Planning Commission approved Variance 2006-03 to deviate from the required lot size of 1 acre within the RR-1 zone district of said parcel.

Staff has reviewed the map and determined that it complies with all General Plan and zoning regulations, all required conditions of approval, and with all local ordinances related to the creation of these parcels.

**ISSUES/ANALYSIS**

There are no issues identified with this item.

**FISCAL IMPACT**

There are no significant fiscal impacts to the City related to this action.

## **ALTERNATIVES**

Provide alternative direction to staff.

## **ATTACHMENTS**

1. Resolution No. 2007-030
2. Final Parcel Map No. 17363

**RESOLUTION NO. 2007-030**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HESPERIA, CALIFORNIA, APPROVING FINAL PARCEL MAP NO. 17363 TO CREATE TWO PARCELS FROM 1.6 ACRES, ZONED RURAL RESIDENTIAL (R-1), LOCATED ON THE EAST SIDE OF SECOND AVENUE, APPROXIMATELY 105 FEET NORTH OF MANZANITA STREET. (APPLICANT: EVARISTO AISPURO AND GREAT WESTERN LENDING GROUP, INC., AS TRUSTEE UNDER DEED OF TRUST)**

**WHEREAS**, on March 9, 2006, the Planning Commission approved Tentative Parcel Map No. 17363; and

**WHEREAS**, on March 9, 2006, the Planning Commission approved Variance No. 2006-03 to deviate from the required lot size of 1 acre within the RR-1 zone district; and

**WHEREAS**, Parcel Map No. 17363 is to create two parcels from 1.6 gross acres, zoned RR-1, with a net lot size of .72 acres; and

**WHEREAS**, all legal prerequisites to the adoption of this resolution have occurred.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY OF HESPERIA CITY COUNCIL AS FOLLOWS:**

Section 1. Parcel Map No. 17363 is hereby approved and the City Clerk is authorized to present same to the County Recorder to be filed for record.

Section 2. That the City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

**ADOPTED AND APPROVED** this 4th day of April, 2007.

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Rita K. Vogler, Mayor

ATTEST:

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Vicki C. Soderquist, CMC  
City Clerk

# PARCEL MAP NO. 17363

IN THE CITY OF HESPERIA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA  
BEING A SUBDIVISION OF LOT 124 OF TRACT NO. 5104  
MAP BOOK 61, PAGES 7 THROUGH 11, INCLUSIVE,  
RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA  
CUBIT ENGINEERING, INC. JULY, 2006

CRAIG C. SUNDGREN RCE 23227

RECEIVED

FEB 21 2007

Bureau Veritas-Murriet

### OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE ALL AND THE ONLY PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND SUBDIVIDED AS SHOWN ON THE ANNEXED MAP, AND THAT WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP.

EVARISTO AISPURU, A SINGLE MAN  
*Evaristo Aispuru*  
EVARISTO AISPURU, OWNER

GREAT WESTERN LENDING GROUP, INC., A CALIFORNIA CORPORATION, AS BENEFICIARY UNDER DEED OF TRUST RECORDED OCTOBER 11, 2006, INST. NO. 2006-698522, P.R.

*José Lopez* PRESIDENT  
*José Lopez* SECRETARY  
*Maria Bonilla* SECRETARY  
*Maria Bonilla* SECRETARY

### NOTARY ACKNOWLEDGEMENTS

STATE OF CALIFORNIA }  
COUNTY OF SAN BERNARDINO } ss.

ON 12-30-2006 BEFORE ME ERIK F COOKES, A NOTARY PUBLIC, PERSONALLY APPEARED EVARISTO AISPURU, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED CAPACITY, AND THAT BY HIS SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL

NAME ERIK F COOKES  
SIGNATURE *Erik F. Cooks*

MY COMMISSION EXPIRES June 25, 2008  
MY PRINCIPAL PLACE OF BUSINESS IS IN  
SAN BERNARDINO COUNTY

STATE OF California }  
COUNTY OF San Bernardino } ss.

ON JAN 2, 2007 BEFORE ME ERIK F COOKES, A NOTARY PUBLIC, PERSONALLY APPEARED JOSÉ LOPEZ AND MARIA BONILLA, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITIES, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSONS, OR THE ENTITY UPON BEHALF OF WHICH THE PERSONS ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL

NAME ERIK F COOKES  
SIGNATURE *Erik F. Cooks*

MY COMMISSION EXPIRES June 25, 2008  
MY PRINCIPAL PLACE OF BUSINESS IS IN  
SAN BERNARDINO COUNTY

### SIGNATURE OMISSIONS

PURSUANT TO THE PROVISIONS OF SECTION 66436(a)(3) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED. THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE.

- APPLETON LAND, WATER AND POWER COMPANY, THE OWNERS OF 1/2 OF ALL OIL, GAS AND MINERALS LYING AND BEING MORE THAN 200 FEET BELOW THE SURFACE, WITHOUT THE RIGHT OF SURFACE ENTRY, AND ALL WATER AND WATER RIGHTS, AS RECORDED JUNE 11, 1984, IN BOOK 3400, PAGE 409, OFFICIAL RECORDS OF SAN BERNARDINO COUNTY, SAID RESERVATION COVERS ENTIRE AREA BEING SUBDIVIDED.
- SOUTHERN CALIFORNIA EDISON COMPANY, SUCCESSOR IN INTEREST TO CALIFORNIA ELECTRIC POWER COMPANY, THE OWNERS OF AN EASEMENT FOR POLE LINES AND CONDUITS, AS RECORDED FEBRUARY 14, 1956, IN BOOK 3057, PAGE 213, OFFICIAL RECORDS OF SAN BERNARDINO COUNTY, SAID EASEMENT IS DELINEATED ON THE ANNEXED MAP.
- SOUTHERN CALIFORNIA EDISON COMPANY, THE OWNERS OF AN EASEMENT FOR POLE LINES AND CONDUITS, AS RECORDED JULY 11, 1991, AS INSTRUMENT NO. 91-260803, OFFICIAL RECORDS OF SAN BERNARDINO COUNTY, SAID EASEMENT IS DELINEATED ON THE ANNEXED MAP.
- HESPERIA SALES CORPORATION, THE OWNERS OF AN EASEMENT FOR PUBLIC UTILITY PURPOSES, AS RESERVED ON THE MAP OF TRACT 5104, MAP BOOK 61, PAGES 7 THROUGH 11, INCLUSIVE, RECORDS OF SAN BERNARDINO COUNTY, SAID EASEMENT IS DELINEATED ON THE ANNEXED MAP.

### COMPOSITE DEVELOPMENT PLAN NOTE

A COMPOSITE DEVELOPMENT PLAN (C.D.P.) AFFECTING THIS MAP IS ON FILE WITH THE CITY OF HESPERIA PLANNING DEPARTMENT.

### ENGINEER'S STATEMENT

THIS MAP HAS BEEN 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 EVARISTO AISPURU, IN JULY, 2006. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. ALL THE MONUMENTS SHOWN HEREON ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED: \_\_\_\_\_  
CRAIG C. SUNDGREN, RCE 23227  
REGISTRATION EXPIRES: 12/31/07



### CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE ANNEXED MAP, AND THAT THE SUBDIVISION SHOWN THEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THERETO, AND THAT ALL THE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATED: \_\_\_\_\_  
MICHAEL P. PODEGRACZ  
CITY ENGINEER  
CITY OF HESPERIA  
RCE 33445 EXPIRES 06/30/08

### CITY COUNCIL'S ACCEPTANCE CERTIFICATE

THE UNDERSIGNED OFFICER ON BEHALF OF THE CITY COUNCIL PURSUANT TO AUTHORITY CONFERRED BY TITLE 17 OF THE CITY OF HESPERIA MUNICIPAL CODE, HEREBY APPROVES THE ANNEXED MAP.

DATED: \_\_\_\_\_  
VICKI C. SODERQUIST  
CITY CLERK OF THE  
CITY OF HESPERIA

### AUDITOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN UPON THE ANNEXED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS, NOT YET PAYABLE, ESTIMATED TO BE \$ 1,700.00.

DATED: 1-26-07  
LARRY WALKER, COUNTY AUDITOR/CONTROLLER  
COUNTY OF SAN BERNARDINO  
By: *Chad Mooney*, DEPUTY

### BOARD OF SUPERVISORS' CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 1,700.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES, STATE, COUNTY, MUNICIPAL, OR LOCAL, AND ALL SPECIAL ASSESSMENTS, COLLECTED AS TAXES, WHICH AT THE TIME OF THE FILING OF THE ANNEXED MAP WITH THE COUNTY RECORDER ARE A LIEN AGAINST SAID PROPERTY, BUT NOT YET PAYABLE AND THAT THE SUBDIVIDER HAS FILED WITH ME A CERTIFICATE BY THE PROPER OFFICER GIVING HIS ESTIMATE OF THE AMOUNT OF SAID TAXES AND ASSESSMENTS, AND SAID BOND IS HEREBY ACCEPTED.

DATED: 1-26-07  
DENA H. SMITH, CLERK OF THE BOARD OF SUPERVISORS  
COUNTY OF SAN BERNARDINO  
By: *Chad Mooney*, DEPUTY

### SAN BERNARDINO COUNTY RECORDER'S CERTIFICATE

THIS MAP HAS BEEN FILED UNDER DOCUMENT NUMBER \_\_\_\_\_ AT \_\_\_\_\_ THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ AT \_\_\_\_\_ H. IN BOOK \_\_\_\_\_ OF \_\_\_\_\_ AT PAGE \_\_\_\_\_, AT THE REQUEST OF \_\_\_\_\_ IN THE AMOUNT OF \$ \_\_\_\_\_.

LARRY WALKER  
AUDITOR-CONTROLLER/RECORDER  
COUNTY OF SAN BERNARDINO  
By: \_\_\_\_\_  
DEPUTY RECORDER



# PARCEL MAP NO. 17363

IN THE CITY OF HESPERIA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA

BEING A SUBDIVISION OF LOT 124 OF TRACT NO. 5104

MAP BOOK 61, PAGES 7 THROUGH 11, INCLUSIVE,

RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA

CUBIT ENGINEERING, INC.

JULY, 2006

CRAIG C. SUNDGREN

RCE 23227

**EASEMENT NOTES**

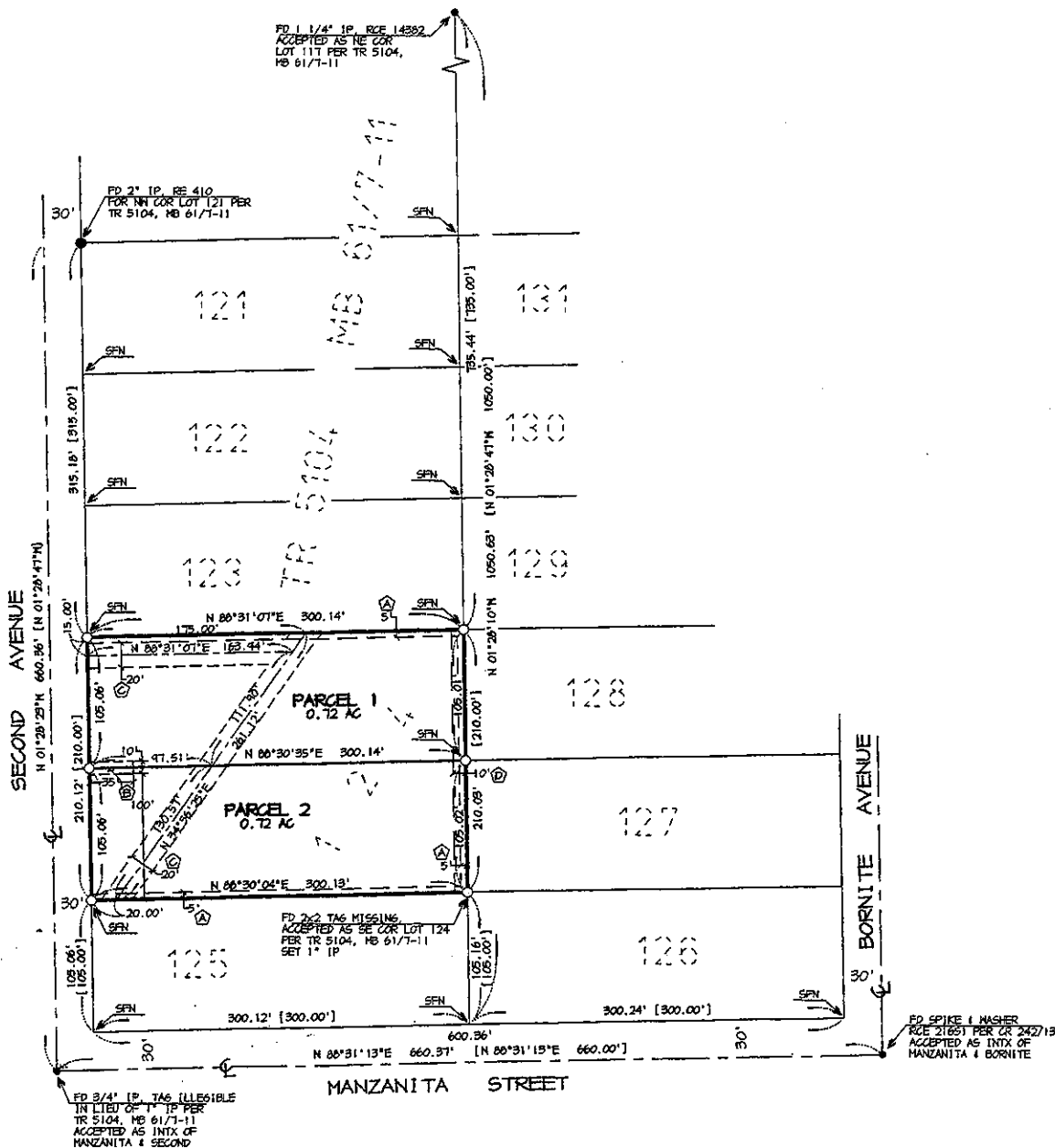
- (A) AN EASEMENT IN FAVOR OF CALIFORNIA ELECTRIC POWER COMPANY FOR POLE LINES AND CONDUITS PER DOCUMENT RECORDED FEBRUARY 14, 1956, IN BOOK 3851, PAGE 213, O.R.
- (B) AN EASEMENT IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY FOR PUBLIC UTILITIES PER DOCUMENT RECORDED JULY 11, 1941, AS INST. NO. 91-26083, O.R.
- (C) A 20' WIDE NATURAL DRAINAGE COURSE PER TRACT 5104, MAP BOOK 61, PAGES 7 THROUGH 11, INCLUSIVE.
- (D) AN EASEMENT IN FAVOR OF HESPERIA SALES CORPORATION, FOR PUBLIC UTILITY PURPOSES AS RESERVED ON TRACT 5104, MAP BOOK 61, PAGES 7 THROUGH 11, INCLUSIVE.

**MAP NOTES**

- BASIS OF BEARINGS: THE CENTERLINE OF MANZANITA AVENUE PER TR 5104, MB 61/7-11, BEING N 88°31'13"E
- INDICATES FOUND MONUMENT AS NOTED.
- INDICATES SET 1" IP, 18" LONG, TAGGED RCE 23227, UNLESS OTHERWISE NOTED.
- [xxxx] INDICATES RECORD DATA PER TR 5104, MB 61/7-11



SCALE  
1" = 60'



5-5

