

STAFF REPORT
City of Lancaster

CC 13
6/10/2025
TN

Date: June 10, 2025

To: Mayor Parris and City Council Members

From: Marissa Diaz, Director - Public Works
Nicholas Godin, Assistant Director - PW City Engineering

Subject: Final Map Approval – Tract Map No. 53642-01 (Located on the Northeast Corner of 60th Street West and Avenue K-8)

Recommendation:

Approve the map and accept the dedications as offered on Tract Map No. 53642-01 located on the northeast corner of 60th Street West and Avenue K-8; make findings that this project will not violate any of the provisions of Sections 66473.5, 66474.1 and 66474.6 of the Subdivision Map Act; and instruct the City Clerk to endorse on the face of the map the certificate which embodies the approval of said map and the dedications shown thereon.

G.C. Section 84308: No

Fiscal Impact:

None.

Background:

Tentative Tract Map No. 53642 was approved by the Planning Commission on April 19, 2004, and has since expired. No additional hearings before the Planning Commission or City Council occurred on the project site until December 12, 2022, when the Planning Commission re-examined and approved Tentative Tract Map No. 53642. This approval allows for the subdivision of the subject property into 208 single family residential lots, and construction of an age-restricted residential planned development in the R-7,000 zone.

The Final Map is in substantial conformance with the approved Tentative Tract Map No. 53642, has been examined by the City Surveyor, and is ready for City Council approval. In addition, an Undertaking Agreement has been executed, and Improvement Securities have been collected to guarantee the installation of improvements and monuments.

SC:ew

Attachment:
Vicinity Map