



COUNTY OF PLACER
Community Development Resource Agency

**ENGINEERING AND
SURVEYING DIVISION**

Michael Johnson, AICP
Agency Director

MEMORANDUM

TO: Honorable Board of Supervisors
FROM: Michael Johnson, AICP
Agency Director
DATE: April 9, 2013
SUBJECT: OLIVE RANCH, TRACT 972

ACTION REQUESTED:

1. Approve the recordation of the Final Map for Olive Ranch.
2. Approve the recordation of the associated Subdivision Improvement Agreement.

There is no net County cost associated with this action.

BACKGROUND:

The Olive Ranch Subdivision, was approved to create 12 residential lots and five open space lots. The residential lots range in size from 30,172 to 39,419 square feet, as shown on the attached Exhibit A. The Olive Ranch subdivision is located in Granite Bay off Olive Ranch Road, approximately 1.1 miles west of Barton Road as shown on the attached Exhibit B.

The improvements proposed to be constructed with this subdivision consist of a private subdivision street, drainage, and utility infrastructure, survey monuments, and miscellaneous items. The street within this project is private, with maintenance provided by the property owner's association. Security equivalent to the estimated cost of the public improvements has been posted with the County.

ENVIRONMENTAL CLEARANCE:

A Final Environmental Impact Report (EIR) for Olive Ranch was certified by the Planning Commission on October 6, 2004. Mitigation Measures have been addressed by the Conditions of Approval for this subdivision.

FISCAL IMPACT:

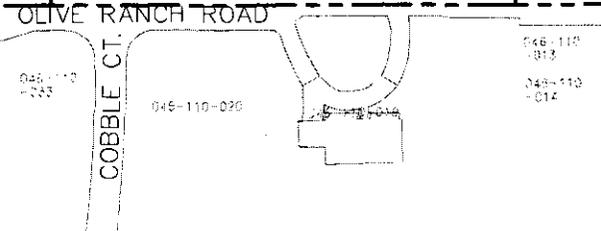
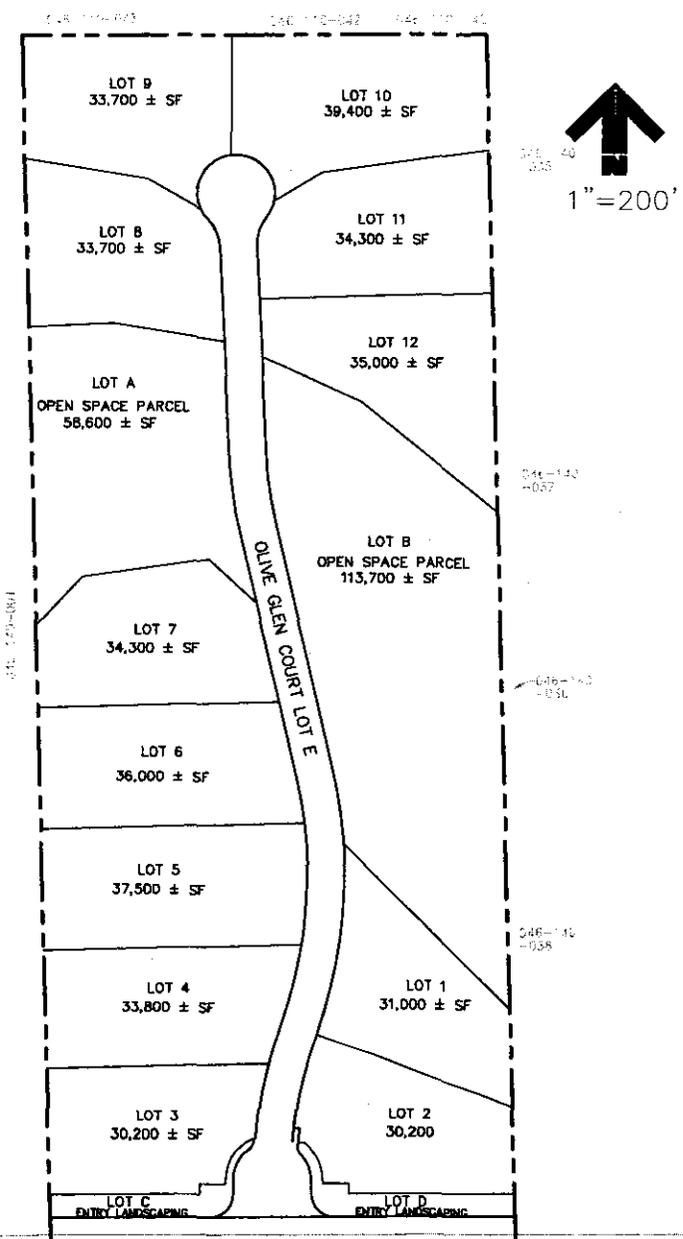
Approval of the Final Map will have no fiscal impact on the County's General Fund.

RECOMMENDATION:

1. Approve recording and authorize the Chairman to sign the Final Map.
2. Instruct the Clerk of the Board to do the following:
 - a. Prepare the Final Map for recording
 - b. Prepare the Subdivision Improvement Agreement for recording.

Attachment: Exhibit A – Map of Subdivision
Exhibit B – Location Map

PLAT OF TRACT 972 OLIVE RANCH

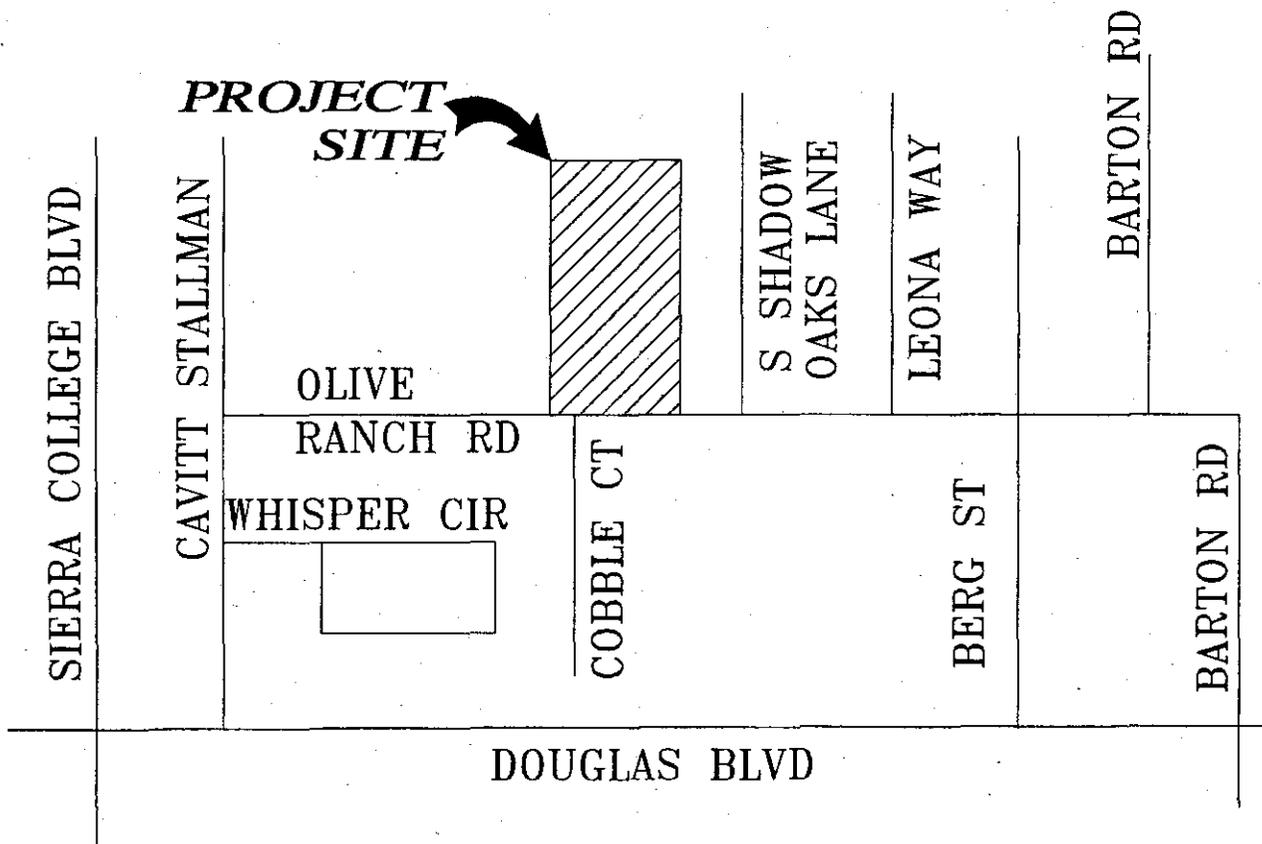


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EXHIBIT A

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OLIVE RANCH VICINITY MAP



N.T.S.

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EXHIBIT B

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