



# CITY OF SACRAMENTO

## DEPARTMENT OF PUBLIC WORKS

ENGINEERING DIVISION

August 14, 1986

THOMAS M. FINLEY OFFICE  
Engineering Division Manager  
**RECEIVED**  
AUG 6 1986

City Council  
Sacramento, California

Honorable Members In Session:

**SUBJECT:** Lake Crest Village Unit No. 9-A, (P-84433) - Approval of Final Parcel Map and Agreement

SUMMARY

Adoption of a resolution approving a Final Parcel Map and Agreement for Lake Crest Village Unit No. 9-A located at Rush River Drive and Windbridge Drive is recommended.

BACKGROUND

On April 30, 1985 the City Council approved a Tentative Parcel Map by adopting Resolution No. 85-325.

All conditions in the staff report have been met and the Final Parcel Map is presented for approval.

FINANCIAL

All subdivision costs are being paid by the subdivider, Placer Savings and Loan Association.

RECOMMENDATION

It is recommended that the attached resolution approving the Final Parcel Map and Agreement be adopted.

Respectfully submitted,

THOMAS M. FINLEY  
Engineering Division Manager

Recommendation Approved:

WALTER J. SLIPE  
City Manager

Approved:

FOR MELVIN H. JOHNSON  
Director of Public Works

BF:vr  
TD2-02.wp1(B)  
07.2986

August 14, 1986  
District No. 8

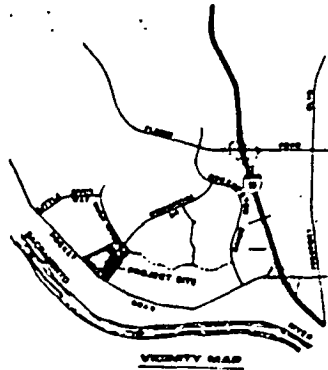
**APPROVED**  
BY THE CITY COUNCIL

AUG 14 1986

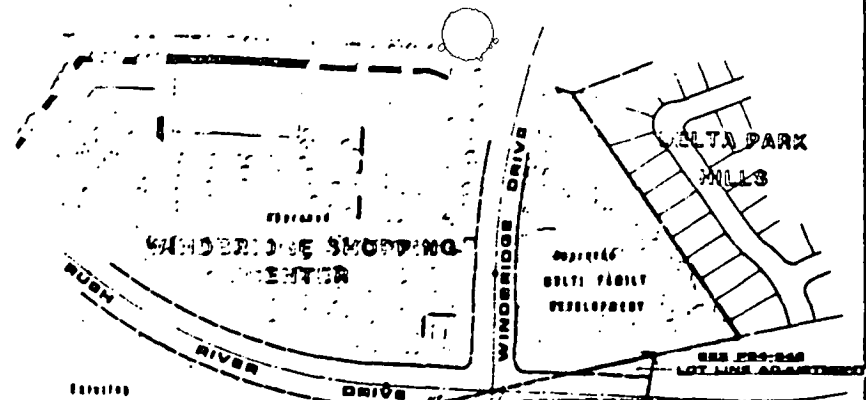
OFFICE OF THE  
CITY CLERK

AG 86037

Attachment



VICINITY MAP  
IN SCALE



WINDRIDGE SHOPPING CENTER

DELTA PARK MILLS

MULTI-FAMILY DEVELOPMENT

WINDRIDGE DRIVE APTS.

**RECORDS AND SERVICES**  
PLACES SAVING & LOAN  
POST OFFICE BOX 871  
ADDRESS, CALIFORNIA 95607

**EXISTING ZONING**  
A (AGRICULTURAL)

**PROPOSED ZONING**  
R-20-A (PARCEL A)  
R-20-B (PARCEL B)  
S-1 AND B-1A

**EXISTING USE**  
TRACT - AGRICULTURAL

**PROPOSED USE**  
FUTURE MULTI-FAMILY DEVELOPMENT (PARCELS A AND B)  
179 B-1 LOTS  
179 B-1A LOTS (TO BE SPLIT AT A FUTURE DATE)  
OR SEVERED FUTURE HALF-PLAT LOTS

**AREAS**  
66.85 ± AC. - GROSS AC.  
PARCEL A - 10.9 ± AC. NET  
PARCEL B - 4.5 ± AC. NET

**REQUIREMENTS**  
PARCEL A - 20.0 D.U. PER NET ACRE  
PARCEL B - 17.0 D.U. PER NET ACRE  
SINGLE FAMILY - 4.0 D.U. GROSS  
OVERALL - 8.0 D.U. GROSS

**UTILITIES**  
PUBLIC UTILITIES

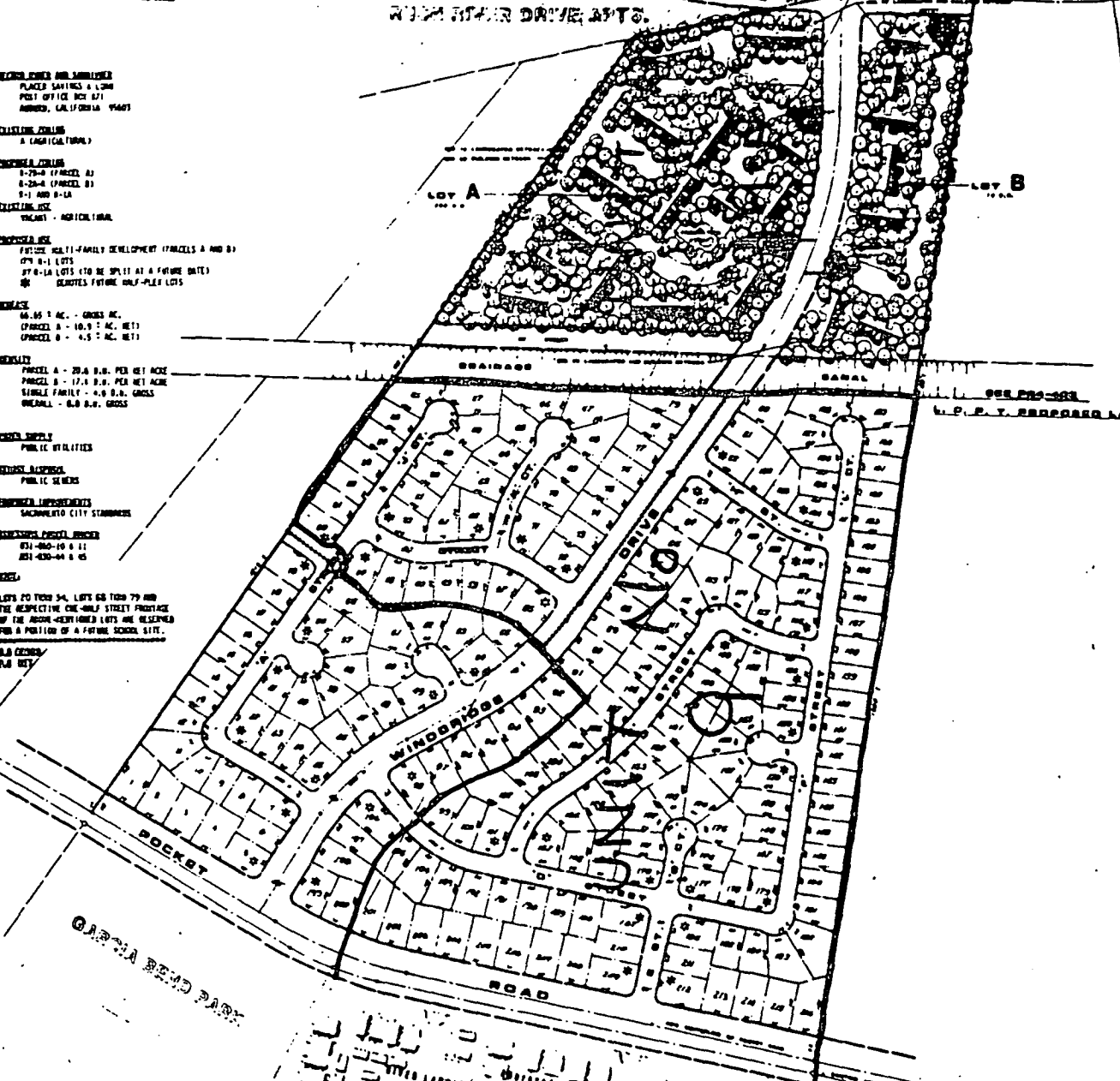
**STREET LIGHTING**  
PUBLIC SERVICE

**ENGINEER'S IMPROVEMENTS**  
SACRAMENTO CITY STANDARDS

**ARCHITECTURAL CONSULTING ENGINEER**  
431-880-10 & 11  
201-420-04 & 45

**NOTES**  
LOTS 20 THRU 54, LOTS 68 THRU 79 AND  
THE RESPECTIVE ONE-WAY STREET FRONTAGE  
OF THE ABOVE-MENTIONED LOTS ARE RESERVED  
FOR A PORTION OF A FUTURE SCHOOL SITE.

D.B. GORDON  
P.L.C. CITY



LOT A

LOT B

WINDRIDGE DRIVE

POCKET ROAD

ROAD

GABLE BEND PARK

CITY OF SACRAMENTO

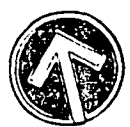
TENTATIVE MAP

**LAKE CREST VILLAGE 8 & 9**

CITY OF SACRAMENTO

CALIFORNIA

SCALE IN FEET



NOV. 1984

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# RESOLUTION NO. 86-614

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

**APPROVED**  
BY THE CITY COUNCIL

AUG 14 1986

OFFICE OF THE  
CITY CLERK  
**AG 86037**

APPROVING FINAL PARCEL MAP AND AGREEMENT FOR  
LAKE CREST VILLAGE UNIT NO. 9-A (P-84433) (JN:1402)

WHEREAS, THE COUNCIL OF THE CITY OF SACRAMENTO FINDS AND DETERMINES AS

FOLLOWS:

- A. The Final Parcel Map for Lake Crest Village Unit No. 9-A, located at Rush River Drive and Windbridge Drive with provisions for its design and improvement, is consistent with the 1976 South Pocket Community Plan.
- B. The Final Parcel Map is in substantial compliance with the previously approved Tentative Map.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO AS

FOLLOWS:

1. The Final Parcel Map for Lake Crest Village Unit No. 9-A, located at Rush River Drive and Windbridge Drive, be, and the same is hereby approved subject to the execution by all parties of the subdivision improvement agreement for that subdivision.
2. All offers of dedication shown on said map are hereby accepted, subject to the improvement thereof required by the subdivision agreement.
3. The City Manager and City Clerk be authorized and directed to execute on behalf of the City of Sacramento that certain Subdivision Improvement Agreement between the City of Sacramento and Placer Savings and Loan Association to provide for the subdivision

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improvements required by the Subdivision Map Act and Chapter 40  
(Subdivision Regulations) of the Sacramento City Code.

4. The Real Estate Supervisor is authorized and directed to record  
the above-mentioned agreement in the official records of Sacramento  
County.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

51  
September 15, 1986

Gary Parker  
Reynen, Bardis and Winn  
9985 Folsom Blvd.  
Sacramento, CA 95827

Dear Mr. Parker:

On August 14, 1986, the Sacramento City Council adopted a Resolution No. 86-614 authorizing the execution of an agreement with Placer Savings and Loan for Lake Crest Village Unit No. 9-A located at Rush River Drive and Windbridge Drive.

Enclosed, for your records, is one fully certified copy of said agreement and authorizing resolution.

Sincerely,

LORRAINE MAGANA, CITY CLERK

Janice Beaman  
Deputy City Clerk

JB/imc/5  
Enclosure

cc: Public Works  
Risk Management