



County of Yuba Community Development & Services Agency

Planning Department

915 8TH Street, Suite 123, Marysville, CA 95901

Phone: (530) 749-5470

Fax: (530) 749-5434

Web: <http://www.co.yuba.ca.us>

DEVELOPMENT REVIEW COMMITTEE STAFF REPORT

MEETING DATE: August 01, 2019

TO: Development Review Committee

FROM: Vanessa Franken, Planner I

RE: Map Extension ME2019-0012 (TPM2005-0021)

REQUEST: The applicant, Donovan Nak, is requesting approval of a Map Extension for Tentative Parcel Map TPM2005-0021.

RECOMMENDATION: Staff recommends that the Development Review Committee (DRC) approve the extension of the expiration date of TPM2005-0021 to June 27, 2023.

BACKGROUND/DISCUSSION: The applicant, Donovan Nak, applied for a tentative parcel map (TPM2005-0021) requesting to split a 15.11 acre parcel into two parcels. One parcel being 5.01 acres in size and the second parcel being 10.10 acres in size, both parcels located in the Rural Residential zoning district. The property is located at 132263 Sky Meadow Road, south of Rice's Texas Hill Road. The project is within the community of Dobbins/Oregon House, has a General Plan designation of Rural Commercial, and a zoning designation of Rural Residential-5 acre minimum parcel size. The previously approved map is still consistent with both the 2030 General Plan and the Development Code.

TPM2005-0021 was approved by the Staff Development Committee on June 27, 2007. The applicant was given two years from the approval date to submit and have a final map approved by the Community Development and Services Agency (CDSA).

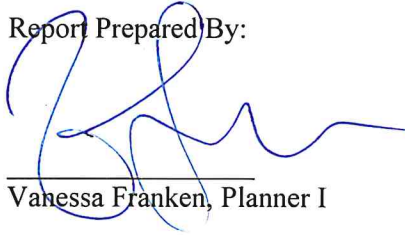
Senate Bill 1185 and Ordinance 1460 each extended active maps one year, together giving the map an expiration date of June 27, 2011.

Assembly Bills 333, 208, 116, and 1303 each extended active maps two years, together giving the map eight additional years and an expiration of June 27, 2019.

On June 24, 2019, the applicant applied for a Map Extension that would extend the June 27, 2019 expiration for an additional two years due to slow market conditions. Additionally, Assembly Bill 2973 was recently passed giving the County the right to extend the life of subdivision maps for a period of two years for maps that were approved between January 1, 2006 and July 1, 2013. TPM2005-0021 was approved on June 27, 2007 and within the guidelines of AB 2973.

With this approval, the project would have a new expiration date of June 27, 2023.

Report Prepared By:

A handwritten signature in blue ink, appearing to be 'Vanessa Franken', written over a horizontal line.

Vanessa Franken, Planner I