

RESOLUTION NO. 2004-96

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELK GROVE
APPROVING PARCEL MAP NO. 03-413.00 FOR THE HUDSON PARCEL MAP**

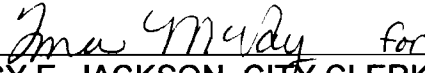
BE IT RESOLVED AND ORDERED that the City Council of the City of Elk Grove pursuant to Government Code section 66458, hereby approves the Parcel Map submitted at the Elk Grove City Council meeting in connection with **Mary Lou Hudson and Robert J. Hudson, Co-Trustees of the Hudson Family Trust**, and the subdivision designated as Parcel Map No. 03-413.00 Hudson Parcel Map.

PASSED AND ADOPTED by the City Council of the City of Elk Grove on this 19th day of May 2004.



SOPHIA SCHERMAN, MAYOR of the
CITY OF ELK GROVE

ATTEST:



PEGGY E. JACKSON, CITY CLERK

APPROVED AS TO FORM:



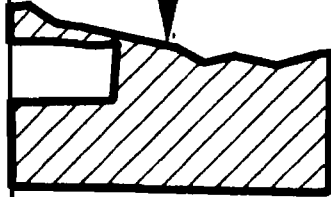
ANTHONY B. MANZANETTI,
CITY ATTORNEY

ELK GROVE BLVD

WATERMAN ROAD

BRADSHAW ROAD

SITE



GRANT LINE ROAD

MOSHER ROAD



NORTH

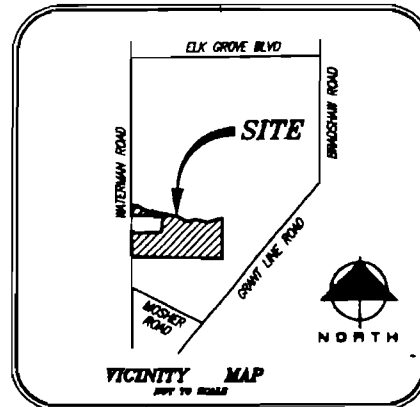
VICINITY MAP

NOT TO SCALE

OWNER'S STATEMENT

THE UNDERSIGNED HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP AND PURSUANT TO THE PROVISIONS OF SECTION 7050 OF THE GOVERNMENT CODE IRREVOCABLY OFFER FOR DEDICATION TO THE CITY OF ELK GROVE FOR ANY AND ALL PUBLIC PURPOSE THE RIGHT-OF-WAY ON, OVER, ACROSS AND UNDER THOSE STRIPS OF LAND SHOWN HEREON AND DESIGNATED "IRREVOCABLE OFFER OF DEDICATION" (I.O.D.) AND OFFER FOR DEDICATION AND DO HEREBY DEDICATE TO ANY AND ALL PUBLIC USES UPON COMPLETION OF IMPROVEMENTS, WATERMAN ROAD SHOWN HEREON WITHIN THESE BOUNDARIES AND ALSO OFFER FOR DEDICATION AND DO HEREBY DEDICATE TO SPECIFIC PURPOSES THE FOLLOWING:

- A. EASEMENTS FOR PLANTING AND MAINTAINING TREES, INSTALLATION AND MAINTENANCE OF ELECTROLERS, TRAFFIC CONTROL DEVICES, WATER AND GAS PIPES, AND FOR OVERHEAD AND UNDERGROUND WIRES AND CONDUITS FOR ELECTRICAL, TELEPHONE AND TELEVISION SERVICES TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO, ON, OVER, UNDER AND ACROSS THOSE STRIPS OF LAND 12.5' IN WIDTH LYING CONTIGUOUS TO WATERMAN ROAD AS SHOWN HEREON AND DESIGNATED "PUBLIC UTILITY EASEMENT" (P.U.E.).
- B. THE RIGHT TO RESTRICT THE ERECTION OF BUILDINGS OR OTHER STRUCTURES WITHIN THOSE AREAS DESIGNATED AS APPROPRIATE LIMIT OF 100 YEAR FLOODPLAIN.



**PARCEL MAP NO. 03-413.00
HUDSON PROPERTY**

A PORTION OF THE SECTIONS 5 AND 6, TOWNSHIP 6 NORTH,
RANGE 6 EAST, MOUNT Diablo MERIDIAN
CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA

Mackay & Sonps
CIVIL ENGINEERS, INC.
SACRAMENTO, CALIFORNIA 95833-4000

MAY 2004

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP ENTITLED PARCEL MAP NO. 03-413.00 HUDSON PROPERTY AND FIND IT TO BE SUBSTANTIALLY THE SAME AS THE TENTATIVE MAP APPROVED BY THE ELK GROVE CITY COUNCIL ON 08 AUGUST 28, 2003, AND ALL APPROVED ALTERATIONS THEREOF. THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THAT SAID MAP IS TECHNICALLY CORRECT.

ROBERT L. LEE, R.C.E. 23078
ELK GROVE CITY ENGINEER

EXPIRES: DECEMBER 31, 2008

DATE: _____

ROBERT J. HUDSON AND MARY LOU HUDSON AS TRUSTEES OF
THE HUDSON FAMILY TRUST INITIALLY CREATED MAY 30, 1990.

By: Mary Lou Hudson MARY LOU HUDSON, TRUSTEE
By: Robert J. Hudson ROBERT J. HUDSON, TRUSTEE

NOTARY ACKNOWLEDGMENTS

STATE OF California } SS
COUNTY OF Sacramento }
ON April 14, 2004 BEFORE ME, Guadalupe V. Powell, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED MARY LOU HUDSON, 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 SHE EXECUTED THE SAME IN HER AUTHORIZED CAPACITY, AND THAT BY HER SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.
WITNESS MY HAND:

Guadalupe V. Powell Guadalupe V. Powell
SIGNATURE PRINT NAME
MY PRINCIPAL PLACE OF BUSINESS IS: 5750 Sunrise Blvd, Ste 205, Elk Grove, CA 95624 MY COMMISSION EXPIRES: Aug. 20, 2006

STATE OF California } SS
COUNTY OF Sacramento }
ON April 14, 2004 BEFORE ME, Guadalupe V. Powell, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED ROBERT J. HUDSON, 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:

Guadalupe V. Powell Guadalupe V. Powell
SIGNATURE PRINT NAME
MY PRINCIPAL PLACE OF BUSINESS IS: 5750 Sunrise Blvd, Ste 205, Elk Grove, Ca. 95624 MY COMMISSION EXPIRES: Aug. 20, 2006

IMPROVEMENT REQUIREMENTS

THE FOLLOWING PUBLIC IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ELK GROVE IMPROVEMENT STANDARDS WITHIN A REASONABLE TIME FOLLOWING APPROVAL OF THE PARCEL MAP AND PRIOR TO THE ISSUANCE OF ANY PERMIT OR OTHER GRANT OF APPROVAL FOR THE DEVELOPMENT OF THE HEREON CREATED PARCELS:

STREETS:	CLASS A
STREET LIGHTS:	REQUIRED
SEWER:	CONSTRUCT PUBLIC LATERAL & SERVICES
DRAINAGE:	REQUIRED

SURVEYOR'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 ORDINANCES AT THE REQUEST OF TIM LEWIS CONSTRUCTION IN MAY 2003. 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. THE MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

TOTAL AREA FOR THIS MAP IS 58.0084 ACRES GROSS, CONSISTING OF 4 PARCELS.

James A. Morrow
JAMES A. MORROW, L.S. 7550
EXPIRATION DATE: DECEMBER 31, 2005
DATE: April 19, 2004



CITY CLERK'S STATEMENT

I HEREBY STATE THE COUNCIL OF THE CITY OF ELK GROVE HAS APPROVED THIS MAP AND HAS ACCEPTED, ON BEHALF OF THE PUBLIC, ALL ROADS, EASEMENTS AND IRREVOCABLE OFFERS OF DEDICATION SHOWN HEREON WITHIN THESE BOUNDARIES TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO, SUBJECT TO THE IMPROVEMENT THEREOF.

CLERK OF THE CITY COUNCIL
CITY OF ELK GROVE, CALIFORNIA

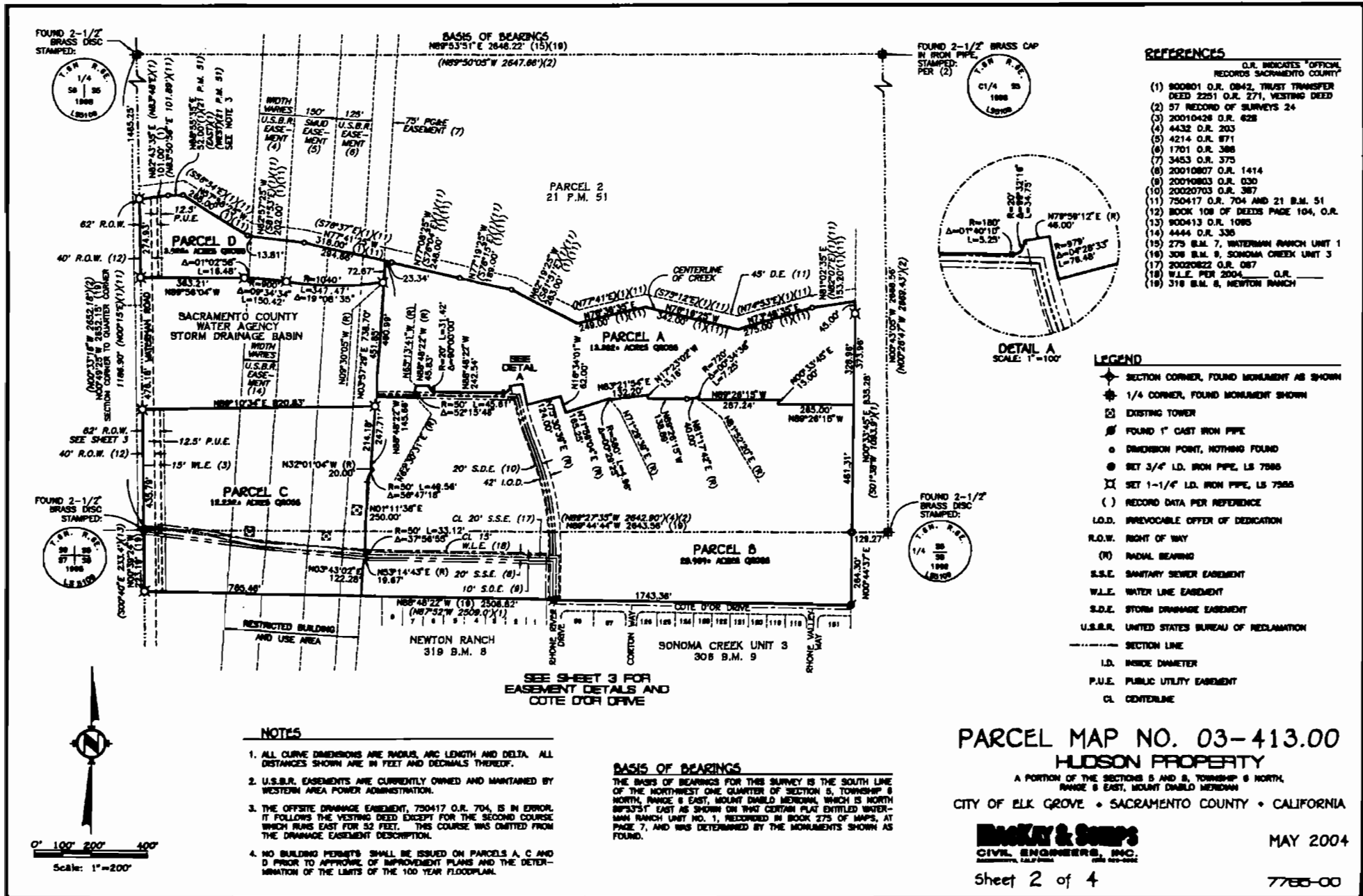
DATE: _____

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____ 2004, AT _____ M. IN BOOK _____ OF PARCEL MAPS, AT PAGE _____ AT THE REQUEST OF MACKAY & SONPS. TITLE TO THE LAND INCLUDED IN THIS PARCEL MAP BEING VESTED AS PER CERTIFICATE NUMBER _____ ON FILE IN THIS OFFICE.

RECORDER OF SACRAMENTO COUNTY
STATE OF CALIFORNIA

BY: _____
DEPUTY



PARCEL MAP NO. 03-413.00

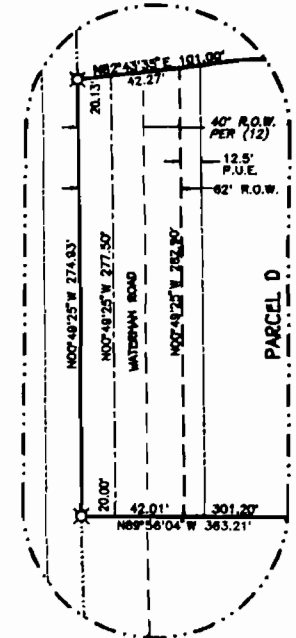
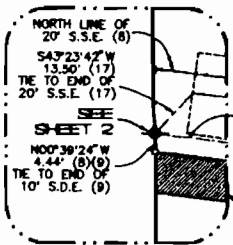
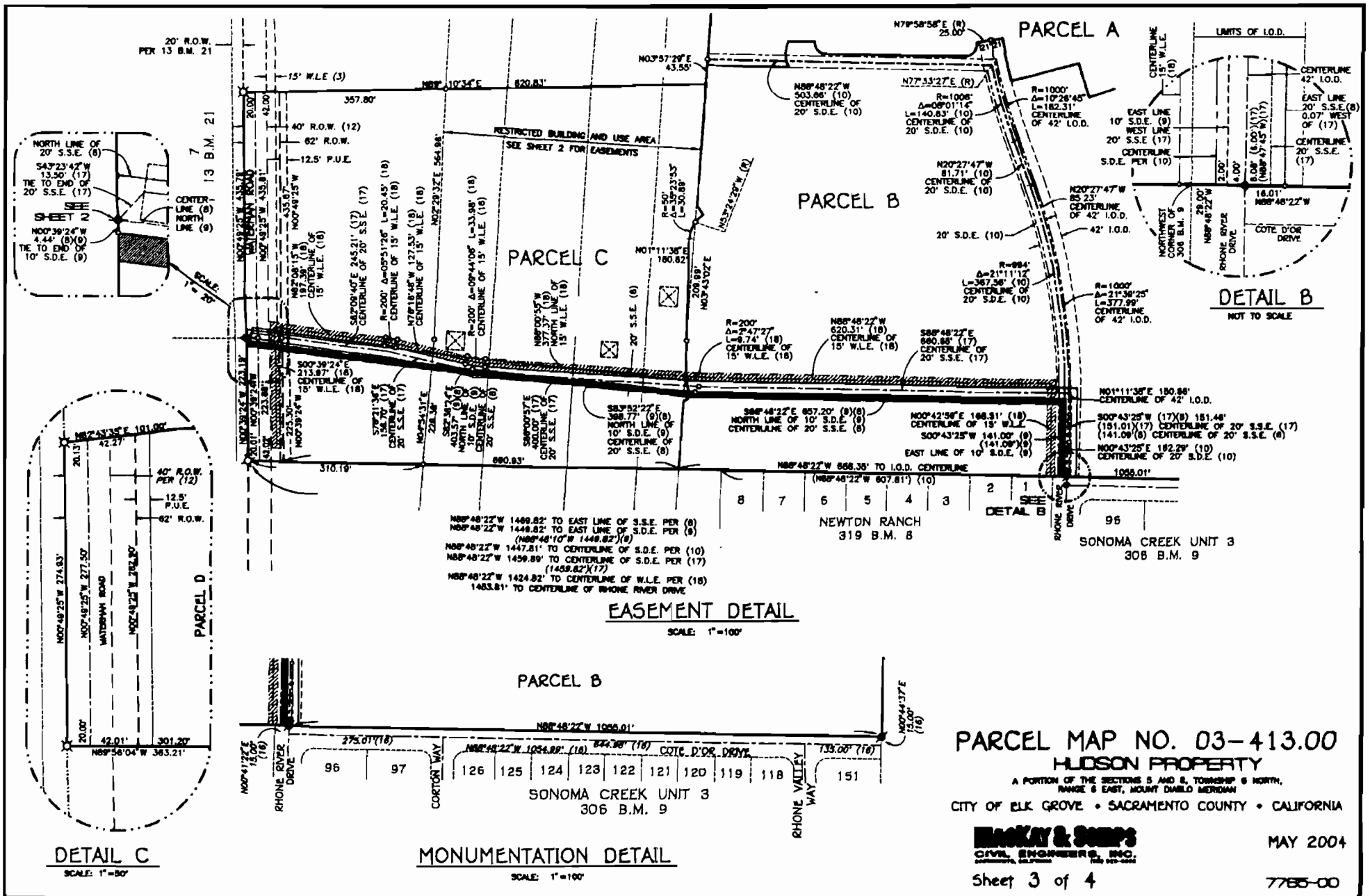
HUDSON PROPERTY

A PORTION OF THE SECTIONS 5 AND 8, TOWNSHIP 6 NORTH, RANGE 8 EAST, MOUNT Diablo MERIDIAN

CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA

Black & Soups
 CIVIL ENGINEERS, INC.
 1845 - 2000

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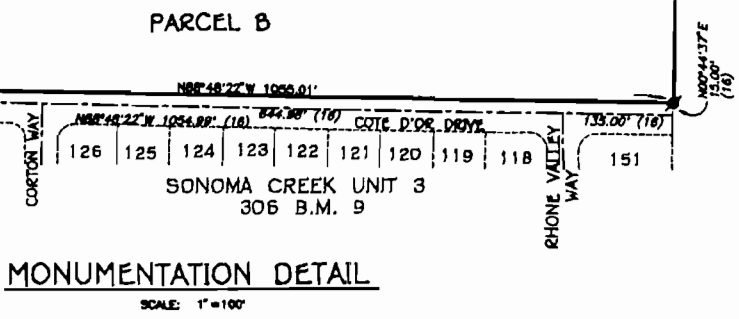


EASEMENT DETAIL
SCALE: 1"=100'

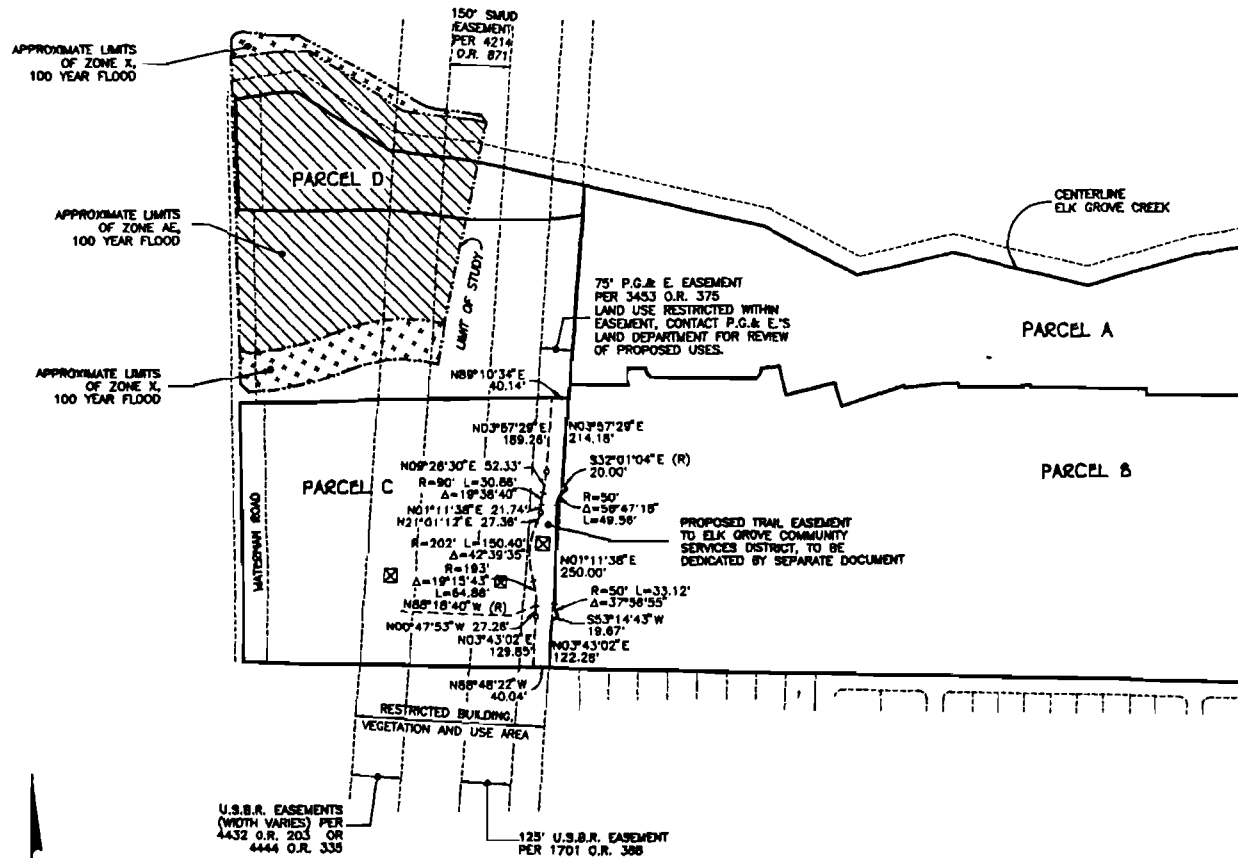
N89°48'22"W 1489.82' TO EAST LINE OF S.S.E. PER (8)
N89°48'22"W 1448.82' TO EAST LINE OF S.D.E. PER (8)
(N89°48'10"W 1448.82' (8))

N89°48'22"W 1447.81' TO CENTERLINE OF S.D.E. PER (10)
N89°48'22"W 1459.89' TO CENTERLINE OF S.D.E. PER (17)
(1458.82' (17))

N89°48'22"W 1424.82' TO CENTERLINE OF W.L.E. PER (18)
1483.81' TO CENTERLINE OF PHONE RIVER DRIVE



PARCEL MAP NO. 03-413.00
HUDSON PROPERTY
A PORTION OF THE SECTIONS 5 AND 8, TOWNSHIP 6 NORTH,
RANGE 6 EAST, MOUNT Diablo MERIDIAN
CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA



PRIOR TO ANY DEVELOPMENT WITHIN THESE EASEMENTS, CONTACT W.A.P.A. REALTY OFFICE AT (916) 353-4418



0' 100' 200' 400'
Scale: 1"=200'

THIS SHEET IS FOR REFERENCE PURPOSES ONLY
 APPROXIMATE LIMITS OF FLOODPLAIN ARE BASED ON SACRAMENTO COUNTY FEMA MAP COMMUNITY-PANEL #060262-0340 D REVISION DATE JULY 8, 1988.

PARCEL MAP NO. 03-413.00
 HUDSON PROPERTY
 A PORTION OF THE SECTIONS 5 AND 8, TOWNSHIP 6 NORTH, RANGE 6 EAST, MOUNT DIABLO MERIDIAN
 CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA

BRACKLEY & SOYBIS
 CIVIL ENGINEERS, INC.
 SACRAMENTO, CALIF. 95811 (916) 999-6006

MAY 2004

Sheet 4 of 4

7765-00

**CERTIFICATION
ELK GROVE CITY COUNCIL RESOLUTION NO. 2004-96**

STATE OF CALIFORNIA)
COUNTY OF SACRAMENTO) ss
CITY OF ELK GROVE)

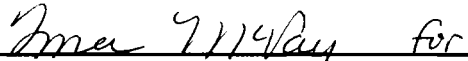
I, Peggy E. Jackson, City Clerk of the City of Elk Grove, California, do hereby certify that the foregoing resolution was duly introduced, approved, and adopted by the City Council of the City of Elk Grove at a regular meeting of said Council held on the 19th day of May 2004 by the following vote:

AYES 5: COUNCILMEMBERS: Scherman, Soares, Briggs, Cooper, Leary

NOES 0: COUNCILMEMBERS:

ABSTAIN 0: COUNCILMEMBERS:

ABSENT 0: COUNCILMEMBERS:



**Peggy E. Jackson, City Clerk
City of Elk Grove, California**