

1 RESOLUTION NO. _____

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3 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
4 RIALTO, CALIFORNIA, APPROVING TRACT MAP 20356 FOR
5 THE SUBDIVISION OF THREE (3) PARCELS OF LAND INTO
6 SEVEN (7) CONDOMINIUM PARCELS

7 WHEREAS, the Planning Commission of the City of Rialto, at its meeting of February
8 22, 2023, approved Tentative Tract Map 20356 subject to conditions; and

9 WHEREAS, Keystone DCS, Inc. (hereinafter the "Subdivider"), has filed Tract Map
10 20356 with the City Council of the City of Rialto, (hereinafter the "City"), in accordance with
11 Section 66456 of the California Government Code; and

12 WHEREAS, not all public improvements have been completed by the Subdivider as of
13 the filing of Tract Map 20356, and the Subdivider has requested that the City enter into a
14 Subdivision Improvement Agreement with the Subdivider to secure the cost of public
15 improvement in accordance with Section 66462 of the California Government Code.

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17 NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF RIALTO DOES HEREBY
18 FIND, DETERMINE, AND RESOLVE AS FOLLOWS:

19 Section 1: Tract Map 20356 is in substantial conformance with the approved
20 Tentative Tract Map 20356.

21 Section 2: Requisite conditions associated with Tract Map 20356 have been satisfied
22 or supported with the necessary bonds for construction improvements.

23 Section 3: Tract Map 20356 is in conformance with the General Plan and Foothill
24 Boulevard Specific Plan.

25 Section 4: Tract Map 20356 conforms to all applicable requirements of the
26 Subdivision Map Act of the State of California.

1 **Section 5:** In accordance with Section 66477.1 of the California Government Code,
2 the offers of dedication to the public on Tract Map 20356 shall be accepted by the City Clerk,
3 subject to improvement, who shall certify acceptance by signature on the map thereof.

4 **Section 6:** The City Council hereby approves a Subdivision Improvement Agreement
5 for Tract Map 20356 with the Subdivider, Keystone DCS, Inc., and accepts subdivision
6 improvement securities in conformance with the requirements therein for public improvements.
7 The City Manager is hereby authorized to execute the Subdivision Improvement Agreement
8 on behalf of the City.

9 **Section 7:** The City Clerk shall cause to have recorded with the San Bernardino
10 County Recorder the Subdivision Improvement Agreement.

11 **Section 8:** Tract Map 20356 is hereby approved for the purposes therein defined.

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WHEREFORE, this Resolution is passed, approved and adopted this 13th day of January, 2026.

JOE BACA, Mayor

ATTEST:

BARBARA A. McGEE, City Clerk

APPROVED AS TO FORM:

ERIC S. VAIL City Attorney

STATE OF CALIFORNIA)
COUNTY OF SAN BERNARDINO) ss
CITY OF RIALTO)

I, Barbara A. McGee, City Clerk of the City of Rialto, do hereby certify that the foregoing Resolution No.____ was duly passed and adopted at a regular meeting of the City Council of the City of Rialto held on the 13th day of January, 2026.

Upon motion of Council Member _____, seconded by Council Member _____, the foregoing Resolution No. _____ was duly passed and adopted.

Vote on the motion:

AYES:

NOES:

ABSENT:

IN WITNESS WHEREOF, I have hereunto set my hand and the Official Seal of the City of Rialto this _____ day of _____, 2026.

BARBARA A. McGEE, CITY CLERK