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WHEREAS, Core Equity Properties, LLC, (the “Subdivider”) applied for Tentative Tract Map No. 17708 (“TTM 17708”) to subdivide 4.7 gross-acres of land into twenty-four (24) single-family lots located on the West side of Acacia Avenue between James Street and Merrill Avenue; and

WHEREAS, the Planning Commission of the City of Rialto, at its meeting of June 7, 2012, approved an Extension of Time for TTM 17708 subject to conditions; and

WHEREAS, required public improvements have not been completed by the Subdivider as of the filing of Tract Map 17708, and all required public improvements have been listed in an Improvement Certificate on the tract map in accordance with Section 66411.1(a) of the California Government Code and shall be required to be completed in accordance with a Subdivision Improvement Agreement approved by and between the City and Subdivider.

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

1 **Section 1:** Tract Map 17708 is in substantial conformance with the approved TTM
2 17708.

3 **Section 2:** Requisite conditions associated with TTM 17708 have been satisfied.

4 **Section 3:** Tract Map 17708 is in conformance with the General Plan.

5 **Section 4:** Tract Map 17708 conforms to all applicable requirements of the
6 Subdivision Map Act of the State of California.

7 **Section 5:** In accordance with Section 66477.1 of the California Government Code,
8 the offers of dedication to the public on Tract Map 17708 shall be accepted by the City Clerk,
9 subject to improvement, who shall certify acceptance by signature on the map thereof.

10 **Section 6:** Tract Map 17708 is hereby approved, subject to the terms of the
11 Subdivision Improvement Agreement approved concurrently herewith, for the purposes
12 therein defined.

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PASSED, APPROVED, AND ADOPTED this 14th day of November, 2017.

DEBORAH ROBERTSON, Mayor

ATTEST:

BARBARA A. McGEE, City Clerk

APPROVED AS TO FORM:

FRED GALANTE, Esq., City Attorney

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

I, Barbara 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 14th day of November, 2017.

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 _____, 2017.

BARBARA A. McGEE, CITY CLERK