

CITY OF ALAMEDA RESOLUTION NO. \_\_\_\_\_

APPROVING A FINAL MAP AND AUTHORIZING THE CITY  
MANAGER, OR DESIGNEE, TO EXECUTE A SUBDIVISION  
IMPROVEMENT AGREEMENT FOR TRACT 8561, NORTH HOUSING  
SITE – PHASE 1, AS A CONDITION TO FINAL MAP APPROVAL

WHEREAS, the Housing Authority of the City of Alameda (Housing Authority), submitted an application for Tract 8561, North Housing Site – Phase 1, to subdivide 12.07 acres located at 501 Mosley Avenue for residential purposes; and

WHEREAS, On August 17, 2020, the Planning Board held a duly noticed public hearing and adopted Resolution No. PB-20-16 approval of the Tentative Map Tract No. 8561 to allow the subdivision of 11 lots on approximately 12.07 acres in up to three phases; and

WHEREAS, on September 15, 2020, pursuant to Resolution No. 15689, the City Council approved the Tentative Map Tract No. 8561; and

WHEREAS, the City Engineer has determined that the Final Map for Tract No. 8561, North Housing Site – Phase 1 is substantially in accordance with the previously approved tentative subdivision map approved by the City Council and complies in all manners with the provisions of Government Code sections 66410 et seq. (Subdivision Map Act) and the City of Alameda's local subdivision ordinance (Alameda Municipal Code (AMC) Article VI); and

WHEREAS, the Housing Authority, has hired a competent design professional, who is licensed by the State of California to practice civil engineering, to prepare plans and specifications for the construction of required public infrastructure improvements in the public right of way; and

WHEREAS, pursuant to Government Code section 66462 and AMC section 30-85.3, as a condition precedent to approval of the Final Map for Tract 8561 – Phase 1, the Housing Authority, has executed a Subdivision Improvement Agreement (SIA) to assure the timely construction, unconditional warrantee, and prescribed maintenance of all required public infrastructure improvements; and

WHEREAS, the City Engineer has approved the Phase 1 plans and specifications prepared by CBG Civil Engineers entitled "North Housing – Phase 1 (Tract 8561) Backbone Improvement Plans" permitted as PWD22-0004 and filed in the office of the Public Works Director; and

WHEREAS, pursuant to Government Code section 66499 and AMC section 30-85.3, and as required by the SIAs, the Housing Authority, has deposited adequate security in the form of surety bonds, and in sufficient amounts as estimated by the City

Engineer, to secure the Housing Authority's performance of the required Phase 1 public infrastructure improvements identified in the Phase 1 SIA; and

WHEREAS, pursuant to Public Resources Code section 21080(b)(1) and California Environmental Quality Act (CEQA) Guidelines section 15268, approval of the Final Map for Tract 8561 is exempt from the requirements of CEQA because the project approval is ministerial; and

WHEREAS, on May 16, 2023, the City Council reviewed Tract Map No. 8561, North Housing Site – Phase 1, and all pertinent maps, documents, and exhibits.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Alameda that the Final Map for Tract 8561, North Housing Site – Phase 1, conforms to all the requirements in Government Code sections 66410 et seq., AMC Article VI, and CEQA, and is hereby approved; and

BE IT FURTHER RESOLVED, that all easements offered are accepted on behalf of the public for use in conformity with the terms of the offers of dedication; and

BE IT FURTHER RESOLVED, that the easements designated as East Bay Municipal Utility District (EBMUD) are not offered, nor accepted for dedication by the City of Alameda; and

BE IT FURTHER RESOLVED, that the approval of the Final Map and the acceptance of said parcels of land and easements are conditioned upon completion to the satisfaction of the City Engineer of public improvements as required by the SIA; and

BE IT FURTHER RESOLVED, that the City Surveyor and City Engineer, and City Clerk are hereby authorized to endorse the Final Map for Tract 8561, North Housing Site – Phase 1; and

BE IT FURTHER RESOLVED, that the agreement for construction and completion of the public improvements in Tract 8561 pursuant to the SIA and all its terms and conditions be, and hereby are, approved and the City Manager and the City Clerk are authorized and directed to execute and attest to, respectively, said agreement on behalf of the City of Alameda; and

BE IT FURTHER RESOLVED, that upon said executions of the Final Map and SIA, the City Engineer is hereby authorized to release the Final Map and SIA for recording with the Alameda County Clerk – Recorder; and

BE IT FURTHER RESOLVED, that the security guaranteeing full and faithful performance of said public improvements, labor, and materials are hereby approved as sufficient in amount.

\* \* \* \* \*

I, the undersigned, hereby certify that the foregoing Resolution was duly and regularly adopted and passed by the Council of the City of Alameda in a regular meeting assembled on the 16<sup>th</sup> day of May 2023, by the following vote to wit:

AYES:

NOES:

ABSENT:

ABSTENTIONS:

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said City this 17<sup>th</sup> day of May 2023.

---

Lara Weisiger, City Clerk  
City of Alameda

Approved as to form:

---

Yibin Shen, City Attorney  
City of Alameda