

HAYWARD CITY COUNCIL

RESOLUTION NO. 25-____

Introduced by Council Member _____

RESOLUTION APPROVING THE FINAL MAP OF TRACT 8104, ACCEPTING THE EASEMENTS DEDICATED THEREON FOR PUBLIC USE, AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE THE SUBDIVISION IMPROVEMENT AGREEMENT AND RELATED OTHER DOCUMENTS, AND FINDING THAT THE ACTION IS EXEMPT FROM CEQA REVIEW

WHEREAS, Vesting Tentative Tract Map No. 8104 was approved by the Planning Commission of the City of Hayward on September 28, 2023; and

WHEREAS, the Final Map for Tract 8104 has been presented to the City Council of the City of Hayward for development of ten (10) townhouse-style residential units with a private street and other site improvements located on one existing parcel (Assessor's Parcel Number 431-0016-088-03), 123 A Street; and

WHEREAS, the City Engineer has determined the Final Map substantially complies with its Vesting Tentative Map and the City Surveyor has determined the map technically correct; and

WHEREAS, the City Engineer has also determined the Tract 8104 Improvement Plans acceptable and conforming to the City's Conditions of Approval of the Vesting Tentative Map for Tract 8104; and

WHEREAS, the Subdivider has requested the City Council approve Final Tract Map 8104 before its required improvements are completed and has agreed to complete the same within the time limits specified in an agreement with the city and post securities required therefore; and

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward does hereby find that the Final Map for Tract 8104 is in substantial compliance with its approved Vesting Tentative Tract Map and does hereby approve the said Final Map and accepts on behalf of the public all easements dedicated for public use thereon, subject to the subdivider entering into a subdivision agreement for the completion of improvements and other obligations, as required by the conditions of approval of the Vesting Tentative Tract Map for Tract 8104, and that the approval of the Final Map for Tract 8104 shall not be effective until and unless and such agreement is entered into.

BE IT FURTHER RESOLVED, that the environmental review for the project was completed when the Vesting Tentative Map was first approved in 2015. There is no substantial change proposed in the Project or in its environmental setting, nor is there any new information which would require additional environmental review. Approval of the final map is a ministerial act not involving exercise of discretionary powers, and is therefore not an action subject to CEQA review pursuant to CEQA Guidelines section 15060(c)(3).

BE IT FURTHER RESOLVED that the City Manager is hereby authorized to negotiate and execute, for and on behalf of the City of Hayward, a subdivision agreement in a form approved by the City Attorney.

IN CITY COUNCIL, HAYWARD, CALIFORNIA _____, 2025

ADOPTED BY THE FOLLOWING VOTE:

AYES: CITY COUNCIL MEMBERS:
MAYOR:

NOES: CITY COUNCIL MEMBERS:

ABSTAIN: CITY COUNCIL MEMBERS:

ABSENT: CITY COUNCIL MEMBERS:

ATTEST: _____
City Clerk of the City of Hayward

APPROVED AS TO FORM:

City Attorney of the City of Hayward