

**CITY OF SAN MATEO
RESOLUTION NO. _____ (2021)**

**APPROVING THE FINAL SUBDIVISION MAP FOR 303 BALDWIN AVENUE (PA 17-085), AND THE
SUBDIVISION IMPROVEMENT AGREEMENT**

WHEREAS, the vesting tentative map for 303 Baldwin Avenue was approved by the Planning Commission on January 8, 2019 in accordance with Municipal Code Section 26.52.090; and

WHEREAS, the vesting tentative map shows a single lot for condominium purposes consisting of sixty-four (64) residential units, one (1) commercial unit, one (1) office unit, and three (3) garage units;

WHEREAS, in accordance with Municipal Code Section 26.52.010, the subdivider submitted a final map for review; and;

WHEREAS, the subdivider has not yet completed the required public improvements; and

WHEREAS, the subdivider is entering into a subdivision improvement agreement to guarantee completion of the public improvements; and

WHEREAS, the final subdivision map conforms to the conditions of the tentative map and is technically correct; and

WHEREAS, all conditions of approval related to approval of the subdivision map have been met with the exception of the recordation of the Covenants, Conditions & Restrictions (CC&Rs) , which will be recorded prior to final occupancy; and

WHEREAS, in accordance with CEQA Guidelines Section 15268, acceptance of the subdivision map is a ministerial act and falls within the scope of the project approvals and CEQA findings previously made by the City Council. The environmental impacts of the proposed public improvements were analyzed in the mitigated negative declaration that was prepared for 303 Baldwin Avenue;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAN MATEO, CALIFORNIA, RESOLVES that:

1. These findings are consistent with PA 17-085 303 Baldwin Avenue approved by the Planning Commission on January 8, 2019.
2. The City Council approves the Final Subdivision Map entitled "303 BALDWIN AVENUE" in accordance with Municipal Code Section 26.52.090, and authorizes recordation of the map and CC&Rs with the County Recorder.
3. The City Council accepts the dedicated easements as shown on the final map.
4. The City Council approves the subdivision improvement agreement and authorizes its execution by the Public Works Director.