

RESOLUTION NO. 2021-

RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF ROCKLIN ACCEPTING THE IRREVOCABLE OFFER OF
DEDICATION IN FEE FOR WHITNEY RANCH OPEN SPACE LOT 35, LOT 36A AND LOT 36B, AND
AUTHORIZING THE EXECUTION AND RECORDATION OF SAID NOTICE ON BEHALF OF THE CITY
(SUNSET RANCHOS INVESTORS, LLC)

The City Council of the City of Rocklin does resolve as follows:

WHEREAS, as a condition of approval of the tentative map for Whitney Ranch Large Lot Subdivision (SD-2003-02), the subdivider, Sunset Ranchos Investors, LLC, a Delaware limited liability company, irrevocably offered to dedicate Open Space Lot 35, Lot 36A and Lot 36B to the City of Rocklin for public purposes located within the Whitney Ranch subdivision; and

WHEREAS, on September 14, 2004, by adoption of Resolution 2004-294, the City Council consented to the recordation of the Whitney Ranch Large Lot Subdivision Map, but rejected at that time, on behalf of the public, the dedication of Lot 35, Lot 36A and Lot 36B, for open space purposes, reserving the right to accept said open space lots at a later date; and

WHEREAS, the Large Lot map was recorded on October 6, 2004, in the office of the Placer County Recorder in Book Z of Maps, Page 94; and

WHEREAS, the subdivider has completed all necessary improvements in full compliance with the approved Whitney Ranch Phase 2 – Drainage Crossings Grading Plans, a Notice of Completion was approved by the City Council for those improvements, and subdivider now desires the City of Rocklin to acquire Lot 35, Lot 36A and Lot 36B as dedicated.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Rocklin as follows:

Section 1. The City Council of the City of Rocklin accepts the dedication in fee, made with the Large Lot map recorded in Book Z of Maps, Page 94, in the Office of the Placer County Recorder for Open Space Lot 35, Lot 36A and Lot 36B, dedicated by Sunset Ranchos Investors, LLC, as set forth in Exhibit “A” attached hereto and by this reference incorporated herein.

Section 2. The City Manager is authorized to execute the Acceptance of Dedication in substantially the form attached hereto as Exhibit “A,” and upon execution, the City Clerk is authorized to record or have recorded the Acceptance in the Office of the Placer County Recorder.

PASSED AND ADOPTED this 27th day of July, 2021, by the following vote:

AYES: Councilmembers:

NOES: Councilmembers:

ABSENT: Councilmembers:

ABSTAIN: Councilmembers:

Jill Gayaldo, Mayor

ATTEST:

Hope Ithurburn, City Clerk

EXHIBIT A

RECORDING requested by and
when recorded, please return to:

No Fee Per Gov't Code § 27383

City Clerk
City of Rocklin
3970 Rocklin Road
Rocklin, CA 95677

No Documentary Transfer Tax
Per REV & Tax CODE 11922

Space above this line for Recorder's use

ACCEPTANCE OF DEDICATION
IN FEE WHITNEY RANCH LOT 35, LOT 36A AND LOT 36B FOR OPEN SPACE PURPOSES
(SD-2003-02)

WHEREAS, as a condition of approval of the tentative map for Whitney Ranch Large Lot Subdivision (SD-2003-02), the subdivider, Sunset Ranchos Investors, LLC, a Delaware limited liability company, irrevocably offered to dedicate Open Space Lot 35, Lot 36A and Lot 36B to the City of Rocklin for open space purposes, located within the Whitney Ranch subdivision, depicted on the map attached hereto as Exhibit "1";

WHEREAS, on September 14, 2004, by adoption of Resolution 2004-294, the City Council of the City of Rocklin consented to the recordation of the Whitney Ranch Large Lot Subdivision Map, but rejected at that time, on behalf of the public, the dedication of Lot 35, Lot 36A and Lot 36B, for open space purposes, reserving the right to accept said open space lots at a later date;

WHEREAS, the Large Lot map was recorded on October 6, 2004, in the Office of the Placer County Recorder in Book Z of Maps, Page 94; and

WHEREAS, the subdivider has completed all necessary improvements in full compliance with the approved Whitney Ranch Phase 2 – Drainage Crossings Grading Plans, a Notice of Completion was approved by the City Council of the City of Rocklin for those improvements, and subdivider now desires the City of Rocklin to acquire Lot 35, Lot 36A and Lot 36B as dedicated.

NOW THEREFORE, the City of Rocklin, located at 3970 Rocklin Road, Rocklin, State of California, hereby accepts the dedication in fee, made with the Whitney Ranch Large Lot Subdivision Map recorded in Book Z of Maps, Page 94, in the Office of the Placer County Recorder, of Lot 35 (APN: 017-182-004-000), Lot 36A (APN: 017-174-012-000) and Lot 36B (APN: 017-181-002-000) for open space purposes, dedicated by Sunset Ranchos Investors, LLC.

Dated Aly Zimmermann, City Manager