



CITY OF CORONADO

**DEPARTMENT OF COMMUNITY DEVELOPMENT
PLANNING DIVISION
1825 STRAND WAY, CORONADO, CA 92118
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COMMDEV@CORONADO.CA.US**

HANDOUT 707 FEB 2016	TENTATIVE PARCEL/SUBDIVISION MAP
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PURPOSE: To request a Tentative Parcel or Subdivision Map through the City of Coronado Subdivision Ordinance and the Subdivision Map Act process.

AUTHORITY: Coronado Municipal Code Title 82 and California Government Code Section 66473-66474.10.

- NOTES:**
1. Application packages for a Tentative Subdivision Map shall be filed with the City of Coronado Community Development Department. Faxed applications will not be accepted.
 2. Application packages must be submitted inclusive of all attachments and submittal requirements. Incomplete applications will not be accepted.
 3. An application filing fee is required in accordance with the Development Fee Schedule adopted by the City Council.
 4. The Planning Commission considers a request for a Tentative Subdivision Map and makes a recommendation to the City Council who is the agency authorized to approve the Tentative Subdivision Map.
 5. In order to be scheduled for a hearing before the Planning Commission, applications must be deemed complete.
 6. Planning Commission hearings are held the second and fourth Tuesday of each month and City Council hearings are held on the first and third Tuesday of each month in the Council Chambers of City Hall. The Planning Commission recommendation to the City Council will be heard at the next available, publicly noticed meeting.

APPLICANT DATA:

Address of Property: _____ Assessor Parcel No.: _____
Owner: _____ Applicant: _____
Mailing Address: _____ Mailing Address: _____
Phone #: _____ Phone #: _____
Email: _____ E-Mail: _____
Signature: _____ Signature: _____

- SUBMITTAL REQUIREMENTS:**
1. Completed Application Form and Filing Fee.
 2. Two (2) sets of stamped envelopes addressed to all property owners within 300' radius of property (including name, address, and APN numbers). Please also include a separate listing of these names, addresses and APN numbers and APN maps showing 300' radius.
 3. Copy of deed and Preliminary Title Report identifying easements or restrictions placed on property.
 4. Seventeen (17) copies of Tentative Subdivision Maps to include information described on supplemental form.
 5. One (1) digital set of Tentative Subdivision Map.

STAFF USE: File #: _____ Date Received: _____ Fee: _____ Receipt No. _____



CITY OF CORONADO
TENTATIVE PARCEL MAP AND TENTATIVE SUBDIVISION MAP SUPPLEMENTAL FORM
MAP AND SUBMITTAL REQUIREMENTS (See Coronado Municipal Code Title 82)

The plans submitted with either a Tentative Parcel Map application or Tentative Subdivision Map Application shall include the following information:

1. Name and address of the owner whose property is proposed to be subdivided and the name and address of the subdivider.
2. Name and address of registered civil engineer, or licensed surveyor, who prepared the map;
3. North Arrow.
4. Scale.
5. Date of preparation.
6. The location, width and proposed names of all streets within the boundaries of the proposed subdivision and approximate grades thereof.
7. Locations and width of alleys.
8. Names, location and width of adjacent streets.
9. Lot lines and approximate dimensions and numbers of each lot.
10. Approximate location and width of watercourses or areas subject to inundation from floods, and location of structures, irrigation ditches and other permanent features.
11. Approximate contours at two-foot intervals.
12. Approximate location of existing buildings and permanent structures.
13. Location of all major vegetation showing size and type.
14. Legal description of the exterior boundaries of the subdivisions.
15. Width and location of all existing or proposed public or private easements.
16. Classification of lots as to be intended residential, commercial, industrial or otherwise.
17. Location of railroads and rights-of-way.
18. Approximate radii of curves.
19. Any proposed phasing by units.
20. Number of units to be constructed when a condominium or community apartment project is involved.

Additional information required with Tentative Map Shown on Proposed Tentative Map or Accompanying Documents:

1. Source of water supply.
 2. Type of street improvement and utilities which the subdivider proposes to install
 3. Proposed method of sewage disposal including location of facilities
 4. Proposed stormwater sewer or other means of drainage, including the location of such facilities
 5. Protective covenants to be recorded.
 6. Proposed tree plantings
 7. Grading Plan showing proposed grading, topographical contours, earthwork volumes of proposed excavation and filling. If no grading is proposed, a statement to that effect shall be filed with the tentative map.
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