

RESOLUTION NO. 2025-103

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING LOT LINE ADJUSTMENT LLA2-2023 BETWEEN THE PROPERTIES LOCATED AT 1400 AND 1444 W. MCKINLEY AVENUE, POMONA CA, ASSESSOR PARCEL NUMBERS 8360-030-029 AND 8360-030-028

WHEREAS, the City of Pomona Public Works Engineering Division has received a request for Lot Line Adjustment LLA2-2023 for the adjoining of the real properties located at 1400 and 1444 W. McKinley Avenue, Pomona, CA, Assessor Parcel Numbers 8360-030-029 and 8360-030-028, to facilitate the adjustment of the lot line between the aforementioned McKinley Avenue real properties in relation to future upgrades of both residential parcels;

WHEREAS, Gary Andreasen with Andreasen Engineering, Inc., applicant on behalf of Thomas Joris Lee and Roxanne Vaniman, landowners, has submitted all required documents for review by the City Engineer, in accordance with Section 66412 (d) of the California Government Code (Subdivision Map Act); and

WHEREAS, the City Engineer has reviewed the completed applications for the proposed lot line adjustment for compliance with the Subdivision Map Act and applicable City Codes; and

WHEREAS, the Planning Division has reviewed the completed application for the proposed lot line adjustment for compliance with the City's Zoning and Redevelopment Code and Article 19 Categorical Exemptions, Section 15305 of the California Environmental Quality Act (CEQA), Title 14. Section 15305 includes Class 5 projects, consisting of "minor alterations in land use limitations in areas with an average slope of less than 20%, which do not result in any changes in land use or density"; and

WHEREAS, pursuant to Subdivision Map Act Section 66412 (d), lot line adjustments shall be reviewed and approved by the local agency or advisory agency. Subsequently, lot line adjustments requested by the owner of contiguous parcels that have not been previously considered by the Planning Commission or the Zoning Administrator, shall be submitted to the City Council for approval.

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

SECTION 1. The foregoing recitals are true and correct.

SECTION 2. The City Council hereby finds, based on the evidence submitted, that the Notice of Lot Line Adjustment LLA2-2023 attached hereto as EXHIBIT 1 is hereby

approved as depicted by Legal Description LLA2-2023 (Exhibit A) and Map LLA2-2023 (Exhibit B) attached hereto and by reference made a part thereof, and determined to be in compliance with California Government Code Section 66412(d).

SECTION 3. The City Council hereby authorizes the City Engineer to sign the Notice of Lot Line Adjustment LLA2-2023 on behalf of the City.

SECTION 4. The City Clerk shall attest and certify to the passage and adoption of this Resolution, and it shall become effective immediately upon its approval.

PASSED, APPROVED AND ADOPTED THIS 8TH DAY OF SEPTEMBER 2025.

CITY OF POMONA:

Tim Sandoval
Mayor

APPROVED AS TO FORM:

ATTEST:

Sonia Carvalho
City Attorney

Rosalia A. Butler, MMC
City Clerk

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
CITY OF POMONA

I HEREBY CERTIFY that the foregoing Resolution was duly adopted by the City Council of the City of Pomona at a regular meeting thereof held on the 8th day of September 2025, by the following vote of the Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Rosalia A. Butler, MMC
City Clerk