

**MEMORANDUM**  
**DEPARTMENT OF PLANNING & BUILDING**

**To:** Colusa County Planning Commissioners

**From:** Kent Johanns, Associate Planner

**Subject:** **Richter Group Tentative Subdivision Map (TSM #05-9-1)**

**Date:** May 6, 2015

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The Richter Group is requesting an extension of the approved TSM #05-9-1. The TSM was approved June 5, 2006. The Richter Group has one extension left as Per Section 66452.13 of the Subdivision Map Act, which will extend the TSM for 12 month period (see attached letters).

Staff recommends granting the extension to the Richter Group. This will result in the tentative subdivision map being valid through June 5, 2016.

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STEPHEN M. HACKNEY, AICP  
DIRECTOR

# COUNTY OF COLUSA

DEPARTMENT OF  
PLANNING AND BUILDING ADMINISTRATION

220 12th Street  
Colusa, California 95932  
TELEPHONE (530) 458-0480 FAX (530) 458-2035

April 17, 2013

Kathy Richter  
The Richter Group  
707 Main Street  
Colusa CA, 95932

**Re: Richter Group Tentative Subdivision Map (TSM #05-9-1) Revised Expiration Date.**

Dear Ms. Richter:

The purpose of this letter to update you on the status of TSM #09-5-1 in relation to recent legislation and the impact on the expiration date of the tentative map.

In July of 2011 the State of California approved an additional two year extension on all tentative maps, Section 66452.23 of the Subdivision Map Act, in addition to the previously approved extensions (see attached letter dated March 4, 2010).

As a result of this action TSM #05-9-1 will expire on June 5, 2015.

Please call me at (530) 458-0480 with any questions you may have.

Sincerely,

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Kent Johanns  
Associate Planner

File Copy



STEPHEN M. HACKNEY, AICP  
DIRECTOR

# COUNTY OF COLUSA

DEPARTMENT OF  
PLANNING AND BUILDING ADMINISTRATION

220 12th Street  
Colusa, California 95932  
TELEPHONE (530) 458-0480 FAX (530) 458-2035

March 4, 2010

Kathy Richter  
The Richter Group  
707 Main Street  
Colusa, CA 95932

**Re: Tentative Subdivision Map (TSM) Act – Expiration Date Extensions for TSM #05-9-1**

Dear Ms. Richter:

This purpose of this letter is to inform you of the effects of recent legislation on the expiration of TSM #05-9-1.

TSM #05-9-1 was approved on June 5, 2006, as per Section 66452.6 (a) of the Subdivision Map Act there was a two year period for Final Map approval.

In June 2008 you applied for, and received, a two year extension as per section 66452.11 (a) of the Subdivision Map Act resulting in and expiration date of June 5, 2010.

In July of 2008 the State of California approved an automatic one year extension under Senate Bill 1285 for all tentative maps.

In July of 2009 State of California approved an automatic two year extension under Assembly Bill 333 for all tentative maps.

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As a result of these actions TSM #05-9-1 will expire on June 5, 2013.

Section 66452.13 of the Subdivision Map Act allows for an additional one year extension if applied for and approved by the Planning Commission prior to June 5, 2013. This would be the final extension available for TSM #05-9-1 making the ultimate expiration date of the tentative map June 5, 2014.

The Subdivision Map Act allows for additional extensions provided that certain circumstances are present. Staff has determined that these additional extensions do not apply to TSM #05-9-1. I have attached the various code sections from the Subdivision Map Act related to tentative map extensions for your review.

Please call me at (530) 458-0480 with any questions you may have.

Sincerely,

A handwritten signature in black ink, appearing to read "Kent Johanns", with a long horizontal flourish extending to the right.

Kent Johanns  
Associate Planner

COUNTY OF COLUSA  
DEPARTMENT OF PLANNING & BUILDING ADMINISTRATION  
220 - 12<sup>th</sup> Street  
Colusa, CA 95932  
Telephone: (530) 458-0480

**REQUEST FOR EXTENSION OF:**

MAR 26 2015

- USE PERMIT  
 SUBDIVISION  
 TENTATIVE PARCEL MAP

Extension Fee: \$475.00 for Tentative Parcel Map or Tentative Subdivision Map  
\$175.00 for Use Permit or Minor Use Permit

1. ED # and UP/MUP# or TPM/TSM # ED#05-93 TSM#05-9-1
2. Approval date of Planning Commission: June 5, 2005
3. Name & Address of Permittee / Applicant: The Richter Group, LLC  
707 Main Street  
Colusa, CA 95932  
013-130-003, 013-130-004
4. Location of Property: A.P. # 013-130-005, 013-130-006
5. Reason for Extension: See attached  
(Attach additional pages if necessary.)
6. Any Change in Project: None

  
Signature

3/9/15  
Date

Reason for Extension:

An extension of the expiration date for the Tentative Subdivision Map #05-9-1 is being requested to allow enough time to complete the required improvements and conditions of approval that were stipulated in the Planning Commission approval letter dated June 14, 2006.