



CITY OF VISALIA Disclosure Development Project

**INCOMPLETE OR LATE SUBMISSION OF DISCLOSURE STATEMENT COULD RESULT IN
CONTINUANCE OR DELAY OF YOUR PROJECT.**

SITE:

Address or APN(s): 077-070-048
Short Title or Name of proposed project: SYCAMORE HEIGHTS
Summary description of the proposed project: NEW RESIDENTIAL SUBDIVISION LOCATED AT AKERS
AND FERGUSON. TO INCLUDE THE CONSTRUCTION OF 91 SINGLE FAMILY LOTS

PROPERTY OWNER(S):

If more than two owners, please provide information and signature(s) on a separate sheet.

Name (print) PRESIDIO JJR MORGAN Name (print) _____
SYCAMORE RANCH 92, LLC
Mailing Address 5607 Avenida de los Robles Mailing Address _____
VISALIA, CA 93291
Phone (559)732-2660 Phone _____

Statement: I/We declare under penalty of perjury that I am/we are the legal owner(s) of the property involved in this application. I/We authorize the person named in this application as the Project Main Contact to act as my/our representative with City Staff regarding the processing of this application.

07/22/2024
Date

Joseph A. Leal
Property Owner Signature JOSEPH A. LEAL
MANAGING MEMBER
Print Name & Title

Date

Property Owner Signature

Print Name & Title

OTHER INVOLVED PARTIES:

Fill in all that apply.

It is planned that the property will be sold to _____
(Write "none" if property owner(s) do not plan to sell property.)

Developer/Builder _____
Mailing Address _____
Phone _____ Fax _____

**APPLICATION FOR THE FORMATION OF
LANDSCAPE AND LIGHTING ACT
ASSESSMENT DISTRICT NO. 24-03**

1. Name of Subdivision: SYCAMORE HEIGHTS
2. Name of Applicant: STEVEN MACIAS Phone: (559)786-0936
3. Address of Applicant: 5607 AVENIDA DE LOS ROBLES VISALIA, CA 93291
4. Name of Developer: PRESIDIO JJR MORGAN SYCAMORE RANCH 92, LLC
5. Applicant is the: Agent Owner of the property
6. Location of the Property: INTERSECTION OF AKERS AND FERGUSON
between AKERS ST. and NOYES ST.
7. Legal Description of Property : PARCEL NO. 4 OF PARCEL MAP NO. 995, PER MAP RECORDED IN BOOK
10 OF PARCEL MAPS
8. PLANS: Attach four copies of completed landscape plans. Plans shall include all details of irrigation, quantities and types of sod, shrub area, ground cover, trees, etc., wall structures and any other appurtenances that may pertain to the maintenance of the area. Plans must be prepared by a Registered Engineer, Architect, or Landscape Architect.
9. STATEMENT: The undersigned are the owners of the land described as follows: APN: 077-070-048
PARCEL NO. 4 OF PARCEL MAP NO. 995, PER MAP RECORDED IN BOOK 10 OF PARCEL MAPS

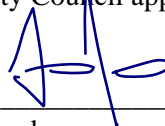
1. The undersigned hereby request and consent to the formation of a maintenance district pursuant to the Landscaping and Lighting Act of 1972 (Sections 22500 and following, California Streets and Highways Code) for the purpose of maintaining the following improvements:

LANDSCAPE, BLOCK WALL, LIGHTING.

2. The undersigned hereby consents: 1) to waive the notice of public hearing otherwise required by the Landscaping and Lighting Act of 1972 for the formation of the maintenance district; 2) to City Council adopting the first annual budget; and 3) to City Council approving the Engineer's Report for the formation.

8.28.24

Date



Signed

5607 AVENIDA DE LOS ROBLES

Address

VISALIA, CA 93291

City and Zip