



## CITY OF BANNING STAFF REPORT

**TO:** CITY COUNCIL

**FROM:** Robert Fisher, Acting City Manager

**PREPARED BY:** Nate Smith, Deputy Director of Public Works/City Engineer  
Art Vela, Director of Public Works

**MEETING DATE:** May 13, 2025

**SUBJECT:** Consideration of Resolution 2025-58, Approving the Street Name Changes Within Tract 33540 (KB Homes - Vista Robles)

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### **RECOMMENDATION:**

Adopt Resolution 2025-58.

### **BACKGROUND:**

The Final Map for Tract 33540 was authorized by City Council for recordation with Resolution 2023-193, and was subsequently recorded with the County of Riverside on December 21st, 2023 as Map Book 493 Pages 92 through 110.

After the map recordation and while addresses were being assigned, the Riverside County Sherriff's Department and the United States Postal Service requested 2 street name changes, as similar street names and similar sounding street names exist within the City and region. As such, KB Home submitted alternative street names that were reviewed by City Staff as well as the Sherriff's Department and the Postal Service. The changes are identified below:

CHANGE Coyote Drive to Flicker Drive  
CHANGE Deer Lane to Doe Lane

With acceptance of this resolution, the Public Works Department will process a Certificate of Correction on the recorded Final Map, and the Community Development Department will issue new addresses. At the time of publishing this staff report, there are no residents that have closed purchases on either of these streets. As residents do move into the neighborhood, all services will be established with the new street names.

### **JUSTIFICATION:**

This change in street names is required to comply with public safety policies from the Riverside County Sherriff's Department, as well as addressing policy from the United States Postal Service.

Moving forward, the Community Development Department will verify street names on future final maps with these agencies prior to map recordation. Incidental cases may arise as maps from various jurisdictions within the County may record with the County ahead of maps that the City of Banning processes, leading to duplicate names in disparate jurisdictions in limited instances.

**FISCAL IMPACT:**

None

**ALTERNATIVES:**

Do not approve Resolution 2025-58 and provide alternate direction to staff.

**BUDGETED?:**

No

**CONTRACT/AGREEMENT:**

No

**ATTACHMENTS:**

1. [Resolution 2025-58, KB Homes Street Names.docx](#)
2. [Resolution 2025-58 Exhibit A - Street Name Changes.pdf](#)
3. [Att 1 - Recorded TR33540 Final Map MB493 092-110.pdf](#)