



## ITEM REPORT CITY COUNCIL

Agenda Date: 7/16/2024  
Agenda Section: Consent Agenda

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**Department Origination:** Public Works

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**Agenda Item:** Accept Municipal Portion of Gracewin Living Cooperative Development Agreement and Begin the One-Year Warranty Period

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**Approval Required:** Simple Majority Vote

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### **BACKGROUND**

In November of 2021, the City of Baxter entered into a Development Agreement with Gracewin Living Cooperative for sanitary sewer, water main, and stormwater improvements for a senior living cooperative on Glory Road. The development has completed the punch list items and submitted asbuilt drawings to close out their obligations associated with the agreement. According to the Development Agreement, the developer is required to include surety for a one-year warranty period after acceptance of the "Municipal Improvements" as outlined in the agreement. All of the utilities are in operation and have passed all inspections and testing. By accepting the Municipal Portion of the privately installed improvements the one-year warranty period begins.

### **FINANCIAL IMPLICATIONS**

None.

### **STAFF RECOMMENDATIONS**

Staff recommends accepting the municipal portion of the privately installed improvements to begin the one-year warranty period, the Developer has completed their obligated work and installed the improvements per city requirements.

### **COUNCIL ACTION REQUESTED**

MOTION to accept Municipal Portion of Gracewin Living Cooperative Development Agreement and begin the one-year warranty period.