



STAFF REPORT

MEETING DATE: September 13, 2023

PRESENTER: Jerry Jones, City Engineer

SUBJECT: Resolution Accepting Improvements and Authorizing Filing of the Notice of Completion for Tract No. 6236 Neighborhood Park (JJ)

RECOMMENDATION: Council by motion adopt resolution accepting improvements for Tract No. 6236 Neighborhood Park and authorizing the City Engineer to record the Notice of Completion.

EXECUTIVE SUMMARY:

Tract No. 6236 is located in the northwest quadrant of the City, at the northeast corner of Siskiyou Avenue and Whitesbridge Road. The Tract consists of 144 single family residential lots, a 1.25-acre neighborhood park, and two outlots reserved for future commercial and multi-family residential use. The City Council approved the Final Map for Tract No. 6236 on September 8, 2021 and with it entered into a subdivision agreement with the Developer, Joseph Crown, for the completion of the required public improvements, including the development of the park. As a condition of the Subdivision Agreement for the Tract, the City must accept the improvements, once satisfactorily completed, and the Developer must post a one-year warranty security.

At this time, the Developer has not completed the entirety of the improvements required by the Subdivision Agreement for the Tract. However, the Developer has completed the development of the park. Since the entirety of the improvements have not been accepted by the City, the park has remained fenced off, much to the disappointment of the residents who have moved into the neighborhood. As such, Staff recommends that Council accept the park improvements only at this time so that it can be opened for resident's use. The City's Public Works Inspector has inspected the required park improvements and determined that the improvements have been satisfactorily completed. The Developer has posted the required one-year warranty security, for the park improvements only at this time. The one-year warranty security is in an amount equal to 10 percent of the cost of the improvements, in compliance with the Subdivision Agreement.

FISCAL IMPACT:

None.

ATTACHMENTS:

A. Resolution