

**TO:** James L. App, City Manger  
**FROM:** Ronald Whisenand, Community Development Director  
**SUBJECT:** Acceptance of Public Improvements – Tract 2609 (Harrod)  
**DATE:** September 19, 2006

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**Needs:** That the City Council authorize the acceptance of public improvements resulting from the development of Tract 2609 into the City's maintenance system.

**Facts:**

1. On November 23, 2004, the City Council approved Tract 2609 for recordation.
2. This subdivision is located along Meadowlark Road between Beechwood Drive and Oriole Way (see attached Vicinity Map).
3. The public improvements in Tract 2609 have been constructed to the satisfaction of City staff.
4. The Subdivider has constructed the following streets in Tract 2609 in accordance with the Subdivision Improvement Agreement and in compliance with the improvement plans and all applicable City standards:

<u>STREET NAME</u>	<u>FROM</u>	<u>TO</u>	<u>MILES</u>
Cool Valley Road	Beechwood Drive	Oriole Way	0.24

**Analysis  
and**

**Conclusion:** The public improvements, which the developer was required to install for this subdivision, have been completed. Further, the City will, at a minimum, retain a Maintenance Bond for a period of one year as warranty for the improvements installed.

**Policy**

**Reference:** Paso Robles Municipal Code, Section 22, Subdivision Map Act

**Fiscal**

**Impact:** The Contractor is obligated to maintain all public improvements for a one-year period following acceptance by the City Council. Once the one-year period has been completed, and the Contractor has completed all correction items, the City will assume additional street, sewer and drainage maintenance costs.

Parkway landscaping and street lighting costs will be financed by the benefiting property owners through the Landscape and Lighting District.

**Options:** Based upon completion of construction of all required public improvements to the satisfaction of the City:

- a. Adopt Resolution No. 06-xxx accepting the public improvements of Tract 2609 into the City's maintenance system.
- b. Amend, modify or reject the above option.

Attachments: (2)

1. Vicinity Map
2. Resolution



RESOLUTION NO. 06-xxx

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PASO ROBLES  
ACCEPTING PUBLIC IMPROVEMENTS FOR TRACT 2609  
(HARROD) CONSTRUCTED PURSUANT TO THE  
SUBDIVISION IMPROVEMENT AGREEMENT

WHEREAS, Tract 2609 was approved September 19, 2006, for recordation, and a Subdivision Improvement Agreement was entered into; and

WHEREAS, all public improvements required as Conditions of Approval for Tract 2609 have been constructed in compliance with the improvement plans and all applicable City Standards, and the City Engineer has certified to the Council the completion of such public improvements; and

WHEREAS, the Subdivider has constructed, installed or completed the following streets in Tract 2609 in accordance with the Subdivision Improvement Agreement, the improvement plans and all applicable City Standards:

STREET NAME	FROM	TO	MILES
Cool Valley Road	Beechwood Drive	Oriole Way	0.24

WHEREAS, Subdivider has requested that the City accept said public improvements in Tract 2609.

THEREFORE, BE IT RESOLVED AS FOLLOWS:

SECTION 1. Upon completion of all public improvements to the satisfaction of the City Engineer, that the public improvements constructed as required for Tract 2609 be accepted into the City's maintenance system, approximately 0.24 miles in length, and the City shall then assume responsibility for their future maintenance and repair. The Subdivider shall be obligated for maintenance of all public improvements for a period of at least one year from date of acceptance by the City Council. After one year, maintenance securities, posted in the amount of \$100,000 may be released by the City Engineer upon completion of all correction items to the satisfaction of City staff.

PASSED AND ADOPTED by the City Council of the City of Paso Robles this 19<sup>th</sup> day of September 2006 by the following vote:

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

\_\_\_\_\_  
Frank R. Mecham, Mayor

ATTEST:

\_\_\_\_\_  
Deborah D. Robinson, Deputy City Clerk