

THE BOARD OF SUPERVISORS OF THE COUNTY OF STANISLAUS
ACTION AGENDA SUMMARY

DEPT: Public Works *AKA*

BOARD AGENDA # *C-1

Urgent

Routine

AGENDA DATE December 11, 2007

CEO Concur with Recommendation YES NO
(Information Attached)

4/5 Vote Required YES NO

SUBJECT:

Approval and Acceptance of the Subdivision Improvements for Suncrest Estates II Subdivision in Denair

STAFF RECOMMENDATIONS:

1. Find that all subdivision improvements required for the Suncrest Estates II Subdivision by the Subdivision Improvement Agreement, executed by Suncrest/Denair, LLC. and the Stanislaus County Board of Supervisors, on December 5, 2006 have been constructed to the satisfaction of Stanislaus County. Also find that said agreement was recorded on December 7 2006, as Document No. 2006-0178834-00, and filed with the Stanislaus County Clerk Recorders Office.
2. Accept all streets, avenues, and roads, and the drainage system within Suncrest Estates II Subdivision for maintenance by Stanislaus County.

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FISCAL IMPACT:

The ongoing maintenance costs of the storm drainage system will be funded by County Service Area No. 25. The maintenance of the public roads will be the fiscal responsibility of the Department of Public Works.

BOARD ACTION AS FOLLOWS:

No. 2007-959

On motion of Supervisor Monteith, Seconded by Supervisor DeMartini

and approved by the following vote,

Ayes: Supervisors: Grover, Monteith, DeMartini, and Chairman O'Brien

Noes: Supervisors: None

Excused or Absent: Supervisors: Mayfield

Abstaining: Supervisor: None

1) X Approved as recommended

2) _____ Denied

3) _____ Approved as amended

4) _____ Other:

MOTION:

Christine Ferraro

ATTEST: CHRISTINE FERRARO TALLMAN, Clerk

File No.

Approval and Acceptance of the Subdivision Improvements for Suncrest Estates II Subdivision in Denair

3. Pursuant to section 66499.7(a) of the Subdivision Map Act, authorize the release of Performance Bond No. 568725S, issued by INSCO Insurance Services, Inc. in the amount of \$264,869.00 for faithful performance of the Subdivision Improvement Agreement.
4. Pursuant to section 66499.7(b) of the Subdivision Map Act, upon receipt of a Mechanic's Lien Guarantee, authorize the release of Labor and Materials Bond No. 568725S, issued by INSCO Insurance Services, Inc. in the amount of \$132,434.50 for payment of labor and materials. The Mechanic's Lien Guarantee must be dated a minimum of 61 days after the filing of the appropriate Notice of Completion; be in the amount of \$132,434.50; be prepared by a title company; be to the benefit of Stanislaus County; and state that there are no liens of record.

DISCUSSION:

Suncrest Estates II is a 14-lot subdivision located on Tuolumne Road in Denair. The final map was approved and filed pursuant to Resolution No. 2006-958, approved by the Stanislaus County Board of Supervisors on December 5, 2006. All improvements required by the Subdivision Improvement Agreement have been installed to Stanislaus County standards. Because the improvements have been constructed, it is reasonable for the Board to authorize the release of the Performance Bond at this time and Labor and Materials Bond upon receipt of the Mechanic's Lien Guarantee.

POLICY ISSUES:

This action is consistent with the Board's policy of providing a safe, healthy community.

STAFFING IMPACT:

There is no staffing impact associated with this item.

AH:jg
(H:\Services\SUNCREST ESTATES II ACCEPTANCE.BOS.ah)