



Legislation Text

File #: 24-0713, **Version:** 1

Department of Transportation recommending the Board consider the following:

- 1) Accept the road improvements for Beatty Drive, TM 08-1477, as complete;
- 2) Reduce Performance Bond PB02497501355 from \$1,290,239.01 to \$129,023.90, which is ten percent of the total cost of the road improvements. This amount guarantees against any defective work, labor done, or defective materials furnished, which is to be released after one year if no claims are made;
- 3) Hold Laborers & Materialmens Bond PB02497501355 in the amount of \$1,290,239.01 for six months to guarantee payments to persons furnishing labor, materials, or equipment;
and
- 4) Authorize the Clerk of the Board to release the respective Bonds after the required time periods upon written request by Transportation. (District 1)

FUNDING: Developer Funded.

DISCUSSION / BACKGROUND

On June 14, 2022 (Item 36, Legistar 22-0694), the Board approved Onsite Road Improvement Agreement (RIA) for Beatty Drive (Project), Agreement #22-55016, with The New Home Company Northern California LLC (Developer). The improvements were required as part of the Ridgeview Village Unit 9, TM 08-1477, project. The RIA defined the obligations of the Developer for the performance of the work within the County Right of Way. The RIA set forth the terms and conditions for the construction of the onsite improvements and allowed the Developer to improve Beatty Drive in accordance with approved plans.

The road improvements for the Project have been inspected by the Department of Transportation (Transportation) and were found to be complete in accordance with the approved plans, specifications and requirements of the RIA.

ALTERNATIVES

None; when the Owner/Developer completes all improvements and the County inspects and approves those improvements, the County is then obligated to approve reduction of the Bonds, if necessary, and initiate the warranty period.

PRIOR BOARD ACTION

Outlined in the Discussion / Background section above.

OTHER DEPARTMENT / AGENCY INVOLVEMENT

N/A

CAO RECOMMENDATION / COMMENTS

Approve as recommended.

FINANCIAL IMPACT

The requested Board action has no associated fiscal impact or change to Net County Cost.

CLERK OF THE BOARD FOLLOW UP ACTIONS

- 1) The Clerk of the Board will reduce Performance Bond PB02497501355 from \$1,290,239.01 to \$129,023.90 and advise Transportation (attn.: Lindsay Tallman) and the Owner, The New Home Company Northern California LLC, 1508 Eureka Road, Suite 290, Roseville, CA 95661, it has been reduced.
- 2) The Clerk of the Board will hold Laborers & Materialmens Bond PB02497501355 in the amount of \$1,290,239.01 for six (6) months. If no claims have been filed, Transportation will request in writing that the Clerk of the Board release said Bond.

STRATEGIC PLAN COMPONENT

Priority: N/A

Action Item: N/A

CONTACT

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Department of Transportation