



County of El Dorado

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Legislation Text

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Transportation Department recommending the Board: 1) Accept as complete the Bass Lake Road Improvements (Sta 22+42.84 to Sta 83+70); and 2) adopt Resolution **187-2008** to accept the facilities and right of way into the County's maintained mileage system.

RECOMMENDED ACTION: Approve.

FUNDING: Developer advanced with future reimbursement from Traffic Impact Fees and CFD 2005-2 Funds.

BUDGET SUMMARY: N/A		
Total Estimated Cost		\$-0-
Funding		
Budgeted	\$	
New Funding	\$	
Savings	\$	
Other	\$	
Total Funding Available	\$	
Change To Net County Cost		\$-0-

Fiscal Impact/Change to Net County Cost: Long-term, there will be some financial impact to the County related to the ongoing maintenance of the accepted roadway facilities.

Background: On July 22, 2003, the Board of Supervisors approved the Final Subdivision Map and Subdivision Improvements Agreement (SIA) for Hollow Oak Subdivision (TM 94-1290F). Condition #9 of the SIA required the Owner to enter into a Road Improvements Agreement (RIA) with the County for all road improvements to be performed on County property.

On March 15, 2005, the Board of Supervisors approved the Assignment and Assumption for Hollow Oak Unit No. 1, from Hollow Oak LLC to Pulte Home Corporation. On the same agenda (Item #21) the Board approved the Road Improvements Agreement (RIA) between the County and Pulte Home Corporation. Performance Bond No. 024016828 with Surety Rider in the amount of \$8,410,095.55 and Laborer & Materialmens Bond No. 024016828 with Surety Rider in the amount of \$4,205,047.78 were accepted to secure both the Subdivision Improvements Agreement for Hollow Oak Unit No. 1 and the Road Improvements Agreement for Bass Lake Road (Station 22+42.84 to Station 83+70).

Reason for Recommendation: Department staff inspected the road improvements on April 28, 2008, and found them to be completed in accordance with the plans and specifications of the project Improvement Plans, and the conditions of the Road Improvement Agreement dated March 15, 2005,

and the requirements of the Bass Lake Hills Specific Plan Development Agreement.

The subdivision improvements remain to be completed, and because the accepted bonds secure both the road and subdivision improvements, no reduction of the bonds is recommended at this time.

Section 15 ACCEPTANCE of the RIA states the Board of Supervisors will accept certain road improvements on Bass Lake Road (between the Stations referenced earlier) for maintenance. The improvements eligible for acceptance by the County were roadway construction, roadway drainage facilities, bike trails, sidewalks and walking trails.

The recommended Resolution includes by reference Exhibit A, which is the Title Sheet of the Improvement Plans for the portion of Bass Lake Road within the project area, Exhibit B, which is the Right of Way Exhibit pages from the Improvement Plans, and Exhibit C, which lists the right of way offered by Irrevocable Offers of Dedication along this section of Bass Lake Road that has been accepted by adopted Board Resolutions on various dates.

Action to be taken following Board approval: The Board Chairman will sign the adopted Resolution.

Contact: Richard W. Shepard, P.E.
Director of Transportation

Concurrences: