



# County of El Dorado

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## Legislation Text

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**File #:** 18-0901, **Version:** 1

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Community Development Services, Department of Transportation, recommending the Board approve and authorize the Chair to sign the Offsite Road Improvement Agreement for Sienna Ridge Retail Center (Serrano Commercial Village J5), Road Improvement Agreement 18-54870, between the County and the Developers, Donahue Schriber Realty Group, L.P. and Safeway, Inc.

**FUNDING:** Developer Funded.

### **DEPARTMENT RECOMMENDATION**

Community Development Services, Department of Transportation (Transportation), recommending the Board approve and authorize the Chair to sign the Offsite Road Improvement Agreement for Sienna Ridge Retail Center (Serrano Commercial Village J5), Road Improvement Agreement 18-54870 (Agreement), between the County and the Developers, Donahue Schriber Realty Group, L.P. and Safeway, Inc. (Developers).

### **DISCUSSION / BACKGROUND**

The Development Plan (PD07-0008) for the Serrano Village J5 Commercial Center was approved by the Planning Commission on August 14, 2008 (Item 8). A revision to the Development Plan (PD07-0008-R) was approved by the Planning Commission on December 10, 2009 (Item 8). On March 11, 2010 (Item 9), the Planning Commission approved the Serrano Village J5 Commercial Center Phase II Parcel Map, allowing the development of four commercial parcels.

In accordance with the Conditions of Approval approved by the Planning Commission on December 10, 2009 (Item 8), the Developers shall improve the frontage along the east side of Bass Lake Road including constructing two access encroachments, a multiuse path, and a left turn pocket / refuge lane on southbound Bass Lake Road at the southerly access encroachment. The southerly access encroachment onto Bass Lake Road will allow full access including left turns in and out, while the northerly access encroachment will be restricted to right-in and right-out turning movements only.

Approval of this Agreement will allow the Developers to make improvements to Bass Lake Road, as necessary to complete the project.

### **ALTERNATIVES**

This Agreement is necessary for the Developers to construct the Sienna Ridge Retail Center. If the Agreement is not approved, the Developers would not be able to construct the necessary improvements and the development project could not proceed.

### **OTHER DEPARTMENT / AGENCY INVOLVEMENT**

County Counsel

### **CAO RECOMMENDATION / COMMENTS**

It is recommended that the Board approve this item.

### **FINANCIAL IMPACT**

The requested Board action has no associated fiscal impact or change to Net County Cost. The Developers will bear the cost of constructing the improvements in the proposed Agreement.

### **CLERK OF THE BOARD FOLLOW UP ACTIONS**

- 1) The Clerk of the Board will obtain the Chair's signature on two (2) originals of the Agreement.
- 2) The Clerk of the Board will return one (1) fully executed original of the Agreement to Community Development Services, Administration and Finance Division, Contracts and Procurement Unit, for further processing.

### **STRATEGIC PLAN COMPONENT**

Infrastructure, economic development

### **CONTACT**

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