



County of El Dorado

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Legislation Text

File #: 21-1488, **Version:** 1

Department of Transportation recommending the Board approve and authorize the Chair to sign Road Improvement Agreement 22-55001 for the Saratoga Way Medical Office Building (MOB), WO 61762, between the County and the Developer, KFG & Four C's, LLC.

FUNDING: Developer Funded.

DISCUSSION / BACKGROUND

The Design Review (DR20-0002) for the Saratoga Medical Office Building was approved by the Planning and Building Department Director on June 23, 2021. Department of Transportation (Transportation) is recommending the Board approve and authorize the Chair to sign the Saratoga Way Medical Office Building (MOB), WO 61762, Road Improvement Agreement 22-55001 (Agreement), between the County, and KFG & Four C's, LLC (Developer).

In accordance with the Conditions of Approval approved by the Planning and Building Department Director on June 23, 2021, the Developer shall improve the frontage along the north side of Saratoga Way by constructing a six-foot wide asphalt concrete sidewalk from the project driveway to the western property boundary, paving and restriping the roadway, and extending the underground utility services along Saratoga Way. On February 1, 2021 (Item 17, Legistar 22-0172), the Developer made and the Board accepted an Irrevocable Offer of Dedication for a Pedestrian Easement, as required by the Conditions of Approval for the construction of the new sidewalk.

The work described in the Agreement is anticipated to start in Summer 2022 in conjunction with onsite improvements. No full closures of any roadways are expected; however, construction-related traffic delays may occur.

Section 12.08.155(A)(3) of the El Dorado County Ordinance Code requires that any party constructing an improvement in the County right-of-way with an estimated cost exceeding \$100,000 enter into a road improvement agreement with the County. Approval of this Agreement will allow the Developer to make improvements to Saratoga Way as necessary to complete the project.

ALTERNATIVES

This Agreement is necessary for the Developer to construct the Saratoga Way Offsite Improvements. If the Agreement is not approved, the Developer would not be able to construct the necessary improvements.

PRIOR BOARD ACTION

N/A

OTHER DEPARTMENT / AGENCY INVOLVEMENT

County Counsel

CAO RECOMMENDATION / COMMENTS

Approve as recommended.

FINANCIAL IMPACT

The requested Board action has no associated fiscal impact or change to Net County Cost. The Developer will bear the cost of constructing the improvements in the proposed Agreement. The Developer has provided County satisfactory security in the form of Performance Bond and Laborers and Materialmens Bonds.

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 Agreement to Department of Transportation, attn: Lindsay Tallman, for final processing.

STRATEGIC PLAN COMPONENT

Infrastructure

CONTACT

Rafael Martinez, Director
Department of Transportation