



**CITY OF LODI
COUNCIL COMMUNICATION**

AGENDA TITLE: Adopt Resolution Accepting Improvements in Woodhaven Park, Unit No. 3, Tract 3187

MEETING DATE: November 16, 2005

PREPARED BY: Public Works Director

RECOMMENDED ACTION: That the City Council adopt a resolution accepting the development improvements for Woodhaven Park, Unit No. 3, Tract No. 3187.

BACKGROUND INFORMATION: Improvements at Woodhaven Park, Unit No. 3, Tract No. 3187, have been completed in substantial conformance with the requirements of the Improvement Agreement between the City of Lodi and Fletcher Organization, Inc., as approved by the City Council on

August 20, 2003, and as shown on Drawings No. 002D008 through 002D013, and 002D141. The subdivision improvements include the installation of an on-site public water main and street frontage improvements in Lilac Street along the subdivision frontage, as well as the adjacent parcels to the south.

No public streets were dedicated on the final map for this development.

FISCAL IMPACT: There will be a slight increase in long-term maintenance costs for the public utilities and street improvements that were installed with this development.

FUNDING: Not applicable.

Richard C. Prima, Jr.
Public Works Director

Prepared by Wesley Fujitani, Senior Civil Engineer

RCP/WKF/pmf

- cc: City Attorney
- Senior Civil Engineer - Development Services
- Associate Traffic Engineer
- Street Superintendent (w/attachment)
- Engineering Technician Supervisor
- Chief Building Inspector

APPROVED:
Blair King, City Manager

RESOLUTION NO. 2005-240

A RESOLUTION OF THE LODI CITY COUNCIL
ACCEPTING THE DEVELOPMENT IMPROVEMENTS
INCLUDED IN THE IMPROVEMENT AGREEMENT FOR
WOODHAVEN PARK, UNIT NO. 3, TRACT 3187

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The City Council of the City of Lodi finds:

1. That all requirements of the Improvement Agreement between the City of Lodi and Fletcher Organization, Inc., for the improvements in Woodhaven Park, Unit No. 3, Tract 3187, have been substantially complied with. The improvements are shown on Drawing Nos. 002D008 through 002D013 and 002D141, on file in the Public Works Department and as specifically set forth in the plans and specifications approved by the City Council on August 20, 2003.
2. No public streets were dedicated on the final map for this development.

Dated: November 16, 2005

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I hereby certify that Resolution No. 2005-240 was passed and adopted by the City Council of the City of Lodi in a regular meeting held November 16, 2005, by the following vote:

AYES: COUNCIL MEMBERS – Hansen, Hitchcock, Johnson, Mounce, and Mayor Beckman

NOES: COUNCIL MEMBERS – None

ABSENT: COUNCIL MEMBERS – None

ABSTAIN: COUNCIL MEMBERS – None



SUSAN J. BLACKSTON
City Clerk

CITY COUNCIL

JOHN BECKMAN, Mayor
SUSAN HITCHCOCK
Mayor Pro Tempore
LARRY D. HANSEN
BOB JOHNSON
JOANNE L. MOUNCE

CITY OF LODI
PUBLIC WORKS DEPARTMENT

CITY HALL, 221 WEST PINE STREET
P.O. BOX 3006
LODI, CALIFORNIA 95241-1910
(209) 333-6706
FAX (209) 333-6710
EMAIL pwdept@lodi.gov
<http://www.lodi.gov>

November 17, 2005

BLAIR KING
City Manager
SUSAN J. BLACKSTON
City Clerk
D. STEPHEN SCHWABAUER
City Attorney
RICHARD C. PRIMA, JR.
Public Works Director

Fletcher Organization, Inc.
P.O. Box 1070
Woodbridge, CA 95258

SUBJECT: Woodhaven Park, Unit No. 3

The City Council of the City of Lodi, at its meeting on November 16, 2005, accepted the public improvements that were made in the subject project.

Enclosed for your files is a copy of the resolution accepting the public improvements. From the date of the resolution, the City of Lodi will maintain the street and other public improvements installed within rights-of-way and public utility easements as shown on the approved plans.

A copy of this letter will be sent to your bonding agency in order that the bond covering faithful performance can be exonerated. The bond covering labor and materials will have to remain in effect for a period of ninety days from the date of the resolution in conformance with State law.

If you have any questions, please contact Rebecca Areida, Management Analyst, at (209) 333-6800, ext. 2658, or me at (209) 333-6709.



F. Wally Sandelin
City Engineer

FWS/pmf

Enclosures

cc: Electric Utility Department
Water/Wastewater Division
Street Division
City Clerk
Management Analyst
Peerless Insurance Company

CITY COUNCIL

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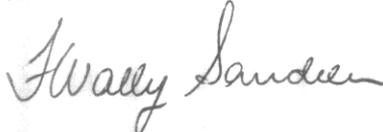
Peerless Insurance Company
Mark J. Gentry, Attorney-in-Fact
Contractors Bond Brokerage, Inc.
1120 Second Street, Ste. 114
Brentwood, CA 94513

SUBJECT: Woodhaven Park, Unit No. 3

The City Council of the City of Lodi, at its meeting on November 16, 2005, accepted the public improvements in the subject project. A copy of the resolution is enclosed.

This letter is your authorization to exonerate the bond covering faithful performance. The bond covering labor and materials must remain in effect until February 14, 2006, in conformance with the requirements of State law. You will receive no further correspondence regarding the release of the bond for labor and materials unless a claim is filed.

If you have any questions, please contact Rebecca Areida, Management Analyst, at (209) 333-6800, ext. 2658, or me at (209) 333-6709.



F. Wally Sandelin
City Engineer

FWS/RA/pmf

Enclosures

cc: Fletcher Organization, Inc.
City Clerk
Management Analyst