



City of Morgan Hill

Legislation Details (With Text)

File #: 17-005 **Version:** 1 **Name:**
Type: Staff Report **Status:** Consent Calendar
File created: 1/4/2017 **In control:** City Council
On agenda: 1/18/2017 **Final action:**
Title: ACCEPTANCE OF SUBDIVISION PUBLIC IMPROVEMENTS FOR WALNUT GROVE - TRACT NO. 10134
Sponsors:
Indexes:
Code sections:
Attachments: 1. Site Map, 2. Resolution Acceptance, 3. Resolution Exhibit A

Date	Ver.	Action By	Action	Result
1/18/2017	1	City Council	approved	Pass

CITY COUNCIL STAFF REPORT MEETING DATE: JANUARY 18, 2017

PREPARED BY: Charlie Ha, Associate Engineer/Development Services - Engineering
APPROVED BY: City Manager

ACCEPTANCE OF SUBDIVISION PUBLIC IMPROVEMENTS FOR WALNUT GROVE - TRACT NO. 10134

RECOMMENDATION(S)

Adopt resolution:

1. Accepting the subdivision public improvements for Walnut Grove - Tract No. 10134; and
2. Directing the City Clerk to file a Notice of Completion with the Recorder of Santa Clara County.

COUNCIL PRIORITIES, GOALS & STRATEGIES:

Ongoing Priorities

Maintaining fiscal responsibility

2017 Focus Areas

Planning Our Community

Developing Our Community

REPORT NARRATIVE:

Walnut Grove - Tract No. 10134 is a 49 lot subdivision located on the northwest corner of San Pedro Avenue and Walnut Grove Drive (see attached site map). The subdivision improvements have been completed in accordance with the requirements of the Subdivision Improvements Agreement

between the City of Morgan Hill and Taylor Morrison of California, LLC dated September 4, 2013 and as specifically set forth in the plans and specifications approved by the City.

The total length of streets previously accepted by the City is 126.89 miles.

No new streets are to be accepted as part of the development. However, with the full improvement of San Pedro Avenue across the project frontage the value of the public improvements being accepted is \$758,035.

COMMUNITY ENGAGEMENT: **Not Applicable**

ALTERNATIVE ACTIONS:

Not Applicable

PRIOR CITY COUNCIL AND COMMISSION ACTIONS:

The City Council approved the Final Map and Subdivision Improvements Agreement for Walnut Grove - Tract 10134 on July 17, 2013.

FISCAL AND RESOURCE IMPACT:

Staff time for this project was paid by the developer's land development fees.

CEQA (California Environmental Quality Act):

Mitigated Negative Declaration was adopted on June 6, 2012.

LINKS/ATTACHMENTS:

Site Map

Resolution

Resolution Exhibit A - Notice of Completion