



**Council
Communication**
Office of the City Manager

Date September 11, 2006

Agenda Item No. 17
Roll Call No. 06-
Communication No. 06-563
Submitted by: Larry Hulse, Community
Development Department

AGENDA HEADING:

Approving Acceptance of the Planned Unit Development (PUD) Restoration Bond for Sawyer's Landing Phase 1.

SYNOPSIS:

Recommend approval of a restoration bond in the amount of \$104,331 for Sawyer's Landing Phase I. The restoration bond must be approved by the City Council, pursuant to Section 134-706 of the City Code, before grading on the plat can commence. The purpose of the restoration bond is to assure that the required grading and ground surface restoration in the plat are completed on time. Sawyer's Landing is generally located west of Martin Luther King Jr. Parkway extended, north of the existing City Limits, south of I-80/35 and east of Lyndale Drive.

FISCAL IMPACT: NONE

Amount:

Funding Source:

ADDITIONAL INFORMATION:

When a plat is zoned PUD, a PUD restoration bond must be approved by City Council before grading begins. This is done to ensure that the required grading and ground surface restoration are timely completed. The Engineering Department has determined that a restoration bond in the amount of \$104,331 is required for this project for grading, intake filters, socks/silt fence, seeding, mulching, rip rap, silt basin outlets and Engineering Department administrative and inspection costs. This bond will be released once the grading and ground surface restoration of the plat is completed.

The developer of the project is Savannah Homes, Inc, LC, Ted Grob, Principal, 1309 50th St, West Des Moines, Iowa 50266, 515-221-2333.

The PUD restoration bond (IAC-67113) has been issued to Eco-Tech Construction, LLC, who will be performing the work on the site.

PREVIOUS COUNCIL ACTION(S):

Date: January 9, 2006

Roll Call Number: 06-77

Action: Resolution closing hearing and approving rezoning of land from “A-1” (Agricultural) to “PUD” (Planned Unit Development) and approving “PUD” Conceptual Plan for single-family residential development, (Sawyer’s Landing). Moved by Coleman to adopt, subject to final passage of the rezoning ordinance, and subject to the annexation of the property into the City of Des Moines, Iowa. Motion Carried 5-1. Nays: Brooks. Council Member Vlassis declares a conflict of interest and abstains from voting.

BOARD/COMMISSION ACTION(S):

Date: April 20, 2006

Roll Call Number: Plan and Zoning Commission

Action: Approved the Preliminary Plat for Sawyer’s Landing

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Other final plats for Sawyer’s Landing area will be presented for City Council approval at a later time.