

 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date: October 11, 2010
	Agenda Item No. 41C Roll Call No. <u>10-1687</u> Communication No. <u>10-601</u> Submitted by: Phil Delafield, Community Development Director

AGENDA HEADING:

Subdivision Improvement Bond Release for Sawyer’s Landing Plat 2.

SYNOPSIS:

Recommend Council approval for the release of the required surety for subdivision improvements for costs associated with the extension of Merced Drive and 30th Street in the Sawyer’s Landing Plat 2 development.

FISCAL IMPACT: NONE

Amount: N/A

Funding Source: N/A

ADDITIONAL INFORMATION:

On July 23, 2007, the City Council approved and accepted the original bond required for the restoration of temporary cul-de-sac bulbs, curb and gutter and adjacent residential driveways associated with the extension of Merced Drive and 30th Street.

This item is being presented to City Council in conjunction with a city-initiated request for the vacation of a dead end segment of Merced Drive and a dead end segment of 30th Street running south of Merced Drive. Both segments adjoin the property at 2996 Merced Drive and are determined to be right-of-way not necessary to maintain the developed cul-de-sac turnaround.

The requested vacation of right-of-way will not adversely impact the surrounding street network. Traffic and Transportation staff have indicated that the trip distribution from the Sawyer’s Landing development does not necessitate the connection of 30th Street to Valdez Drive. The excess portion of right-of-way is furthermore not required to maintain the existing cul-de-sac turnaround on Merced Drive.

The Sawyer’s Landing development is well under construction with only a 2 of the 103 single family home lots remaining for construction. The developer of the plat is Savannah Homes, Inc, Ted Grob, Principal, 1307 50th Street, West Des Moines, IA 50266.

PREVIOUS COUNCIL ACTION(S):

Date: September 16, 2010

Roll Call Number: 10-1451

Action: [Regarding](#) City Council initiated request for vacation of a dead end segment of Merced Drive and a dead end segment of 30th Street running south of Merced Drive, subject to conditions. Moved by Hensley to receive and file and refer to the Engineering Department, Real Estate Division. Motion Carried 7-0.

Date: July 27, 2009

Roll Call Number: 07-1397

Action: [Approving](#) Subdivision Improvement Bond reduction for Sawyer's Landing Plat 2 from \$51,679 to \$12,290 for satisfactory completion of remaining sidewalks. ([Council Communication No. 09-503](#)) Moved by Hensley to adopt. Motion Carried 7-0.

Date: July 23, 2007

Roll Call Number: 07-1397

Action: [Approving](#) Final Plat for Sawyer's Landing Plat 2 in the vicinity of Twana Drive and 29th Street. ([Council Communication No. 07-454](#)) Moved by Vlassis to adopt. Motion Carried 7-0.

Date: September 11, 2006

Roll Call Number: 06-563

Action: [Approving](#) "PUD" Restoration Bond for the Sawyer's Landing Development. ([Council Communication No. 06-563](#)) Moved by Vlassis to adopt. Motion Carried 6-0.

Date: April 20, 2006

Roll Call Number: 06-886

Action: [Regarding](#) request from Savannah Homes, Inc. for approval of preliminary subdivision plat for "Sawyer's Landing" on property east of the 3000 block of Bel Aire Road to allow division of the property into 103 single-family parcels, subject to conditions. Moved by Vlassis to receive and file. Motion Carried 5-1-1. Nays: Brooks. Absent: Coleman.

BOARD/COMMISSION ACTION(S): NONE

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Release of additional subdivision improvement bonds for Sawyer's Landing Plats 1 & 2.

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