

COUNCIL COMMUNICATION

	Number:	20-292	Meeting:	June 22, 2020
	Agenda Item:	14	Roll Call:	20-0983
	Submitted by:	Chris Johansen, Community Development Director		

AGENDA HEADING:

Subdivision improvement bond reduction for Summersfield Plat 4.

SYNOPSIS:

Recommend Council approve the reduction of the surety for subdivision improvements in the amount of \$12,790 for the Summersfield Plat 4 subdivision, since partial completion of the required improvements have been completed.

FISCAL IMPACT: NONE

ADDITIONAL INFORMATION:

- On October 8, 2008, the City Council approved and accepted a subdivision improvement bond required for infrastructure in the amount of \$25,580 from Merchants Bonding Company for the Summersfield Plat 4 Subdivision. The developer has requested a reduction in the required surety since much of the subdivision improvement work has been completed. The installation of 559 lineal feet of a 5-foot public sidewalk is still remaining and will still require surety in the amount of \$12,790 to make certain that the remaining improvements will be in place when the development of the plat is completed.
- The plat consists of a total of 7.38-acres of land, including one (1) 6,006-square-foot outlot for a fire access road, and one (1) lot for road right-of-way, all zoned Planned Unit Development (PUD). The proposed development will consist of 21 single-family dwellings and will comply with the zoning conditions per the PUD Concept Plan.

**PREVIOUS COUNCIL ACTION(S):**

Date: October 8, 2018

Roll Call Number: [18-1699](#) and [18-1702](#)

Action: [On](#) vacation of a portion of NE 47th Court and approval of land exchange agreement with Hubbell Realty Company in conjunction with the Des Moines River Trail – Phase 2 Project. Moved by Westergaard to adopt. Motion Carried 7-0.

- (C) [Conditionally](#) approving final subdivision plat “Summersfield Plat 4” located east of E. 46th Street and southeast of Hubbell Avenue. ([Council Communication No. 18-509](#)) Moved by Westergaard to adopt. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S):

Board: Plan and Zoning Commission

Date: January 19, 2006

Resolution Number: N/A

Action: Plan and Zoning Commission approved Preliminary Plat for Summersfield Plat 1, subject to conditions. Mike Simonson moved to approve staff recommendation. Motion passed 11-0.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Reduction or release of subdivision improvement bond upon project completion and full build-out of the subdivision.

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