RESOLUTION NO. 2773-11

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WINDSOR APPROVING THE FINAL MAP FOR MANZANITA SELF-HELP HOUSING (9950 LOS AMIGOS ROAD) AND AUTHORIZING THE TOWN MANAGER TO EXECUTE A SUBDIVISION IMPROVEMENT AGREEMENT AND A LANDSCAPE AND LIGHTING ASSESSMENT DISTRICT AND WINDSOR 1982 ACT BENEFIT ASSESSMENT DISTRICT AGREEMENT, AND ACCEPTING CERTAIN OFFERS OF DEDICATION AND MAKING FINDINGS IN ACCORDANCE WITH THE SUBDIVISION MAP ACT

WHEREAS, a final map of that certain subdivision entitled "Manzanita Self-Help Housing" has been presented to the Town Council for approval and acceptance; and

WHEREAS, said map conforms to the requirements of the State Subdivision Map Act and the Town of Windsor Subdivision Ordinance; and

WHEREAS, said map shows and names as offered for dedication Blasi Drive and Manzanita Drive for public use, and public utility easements; and

WHEREAS, the subdivider has executed a Subdivision Improvement Agreement, and a Landscape and Lighting Assessment District and Windsor 1982 Act Benefit Assessment District Agreement; and

WHEREAS, said final map has been duly acknowledged and executed, and is ready for approval and recordation; and

WHEREAS, the installation of the required public improvements have not been completed to the satisfaction of the Town Engineer; and

WHEREAS, the developer has provided Surety bonds in the following amounts:

Subdivision Performance Bond	$818,205
Labor and Material Bond	$818,205
Monumentation Bond	$ 81,821

to guarantee the completion of the required improvements within the subdivision.

BE IT NOW, THEREFORE RESOLVED, that said final map entitled "Manzanita Self-Help Housing" is hereby approved and accepted; and

BE IT FURTHER RESOLVED, said map shows and names as offered for dedication Blasi Drive, Manzanita Drive, and public utility easements for public use thereon, are hereby approved and accepted for public use subject to improvements; and

BE IT FURTHER RESOLVED, that the Subdivision Improvement Agreement and Landscape and Lighting Assessment District and Windsor 1982 Act Benefit Assessment District Agreement are hereby approved and accepted and the Town Council authorizes the Town Manager to execute said agreements; and

BE IT FURTHER RESOLVED, that the Town Council directs the Town Clerk to take the necessary steps to assure that said map and agreements are recorded with the County Recorder.

PASSED, APPROVED AND ADOPTED this 2nd day of March 2011, by the following vote:

AYES: **COUNCILMEMBERS FUDGE, GOBLE, SALMON, SCHOLAR AND MAYOR ALLEN**
NOES: **NONE**
ABSTAIN: **NONE**
ABSENT: **NONE**

STEVE ALLEN, MAYOR

ATTEST:

MARIA DE LA O, TOWN CLERK