



Item Number: 4

## City Council / Board of Directors

### Consent Calendar

Meeting of: March 21, 2023

**Submitted By:**

Brian Gengler, City Engineer

**Subject:**

Full Monumentation Security Release for Tract Map No. 16719

**Recommendation:**

That the Honorable City Council approve the full release of the Monumentation Faithful Performance Security for Tract Map No. 16719.

**Fiscal Impact:**

There is no fiscal impact resulting from this item.

**Strategic Plan Goal:**

This item aligns with Goal E., Strategy 1. in the Strategic Plan, "Invest in Infrastructure" and "Implement the City's Capital Improvement Program to meet community needs." Although this is not a Capital Improvement Project, we apply the same strategy to private development projects as they are essential in meeting the community's needs.

**Background:**

Tract Map No. 16719 (Tract 16719) was purchased by Richmond American Homes of Maryland, Inc., (Richmond) in 2020 from Mojave Onyx 46, LLC, a Delaware limited liability company (Mojave Onyx). Tract 16719 is an 80-lot residential subdivision located at the southwest corner of Mojave Drive and Onyx Road. The conditions of approval required the developer to install public improvements such as streets, landscaping, sewer, storm drain, and water systems.

**Discussion:**

Monumentation of a tract is the process of placing markers on a surveyed area of land to determine the boundaries of the tract. Monumentation also includes the points of street centerline and right-of-way intersections, the beginning and end of curves, and lot/parcel corners. Richmond has requested the release of the monumentation security for Tract 16719. The engineer of record for Tract 16719 has completed the required

monumentation and has received full payment from the developer. Therefore, it is recommended that the monumentation security be released in its entirety at this time.

Staff remains available to answer any questions Council may have.

**Attachments:**    A. Vicinity Map  
                             B. Securities Table  
                             C. Existing Security