

COUNTY OF PLACER
Community Development/Resource Agency

Michael Johnson, AICP
Agency Director

**ENGINEERING AND
SURVEYING DIVISION**

Richard Eiri, Deputy Director

MEMORANDUM

TO: Honorable Board of Supervisors

FROM: Michael Johnson, AICP 
Agency Director

By: Matt Bartholomew, Senior Civil Engineer

DATE: February 24, 2015

SUBJECT: Hidden Crossing, Project No. DPN-8527, Tract No. 977

ACTION REQUESTED

The following actions are requested for Hidden Crossing Subdivision, located along PFE and Walerga Roads in western Placer County:

1. Accept the improvements as complete.
2. Authorize the Faithful Performance and Labor and Materials sureties to be set at:
 - a) Faithful Performance 25 percent of the value of any otherwise unsecured public improvements immediately upon your Board's approval.
 - b) Labor and Material 50 percent or the total of all claims per Government Code Section 66499.7, whichever is higher.
3. Adopt a Resolution accepting roads constructed by Hidden Crossing into the County Maintained Mileage System.

There is no net County cost associated with these actions.

BACKGROUND

The Hidden Crossing Planned Development (previously Silver Creek) is located northeast of the intersection of PFE Road and Walerga Road, approximately 1,000 feet north of the Placer / Sacramento County line, as shown on the attached Exhibit 'A'. Hidden Crossing Planned Development was approved to create 78 single-family residential lots and four common area landscape lots on 28.6 acres. The residential lots have an average size of 11,678 square feet as shown on the attached Exhibit 'B'.

The subdivision improvements have been satisfactorily completed and consist of County road construction, public subdivision streets, sewer, drainage, and utility infrastructure, survey monuments and miscellaneous items. Streets within this project are public, with maintenance to be provided by County Service Area No. 28, Zone of Benefit No. 216.

The following roadways will be added to the County Maintained Roadway System:

<u>New Road</u>	<u>Road Number</u>	<u>New Mileage</u>	<u>Location</u>
Seabiscuit Drive	B0035	0.18	Walerga Road to Sword Dancer Drive
Derby Way	B0036	0.09	End to Sword Dancer Drive
Derby Court	B0037	0.03	Sword Dancer Drive to End
Sword Dancer Drive	B0038	0.40	Derby Way to PFE Road
Whirlaway Court	B0039	0.04	Sword Dancer Drive to End
Majestic Prince Way	B0040	0.03	Sword Dancer Drive to End
Sir Barton Court	B0041	0.03	Sword Dancer Drive to End
Secretariat Way	B0042	0.03	Sword Dancer Drive to End
Home Stretch Court	B0043	0.04	Sword Dancer Drive to End

ENVIRONMENTAL CLEARANCE

A Final Environmental Impact Report (EIR) for Hidden Crossing has been found adequate to satisfy the requirements of the California Environmental Quality Act (CEQA). The Final EIR was certified by the Planning Commission on June 22, 2006. Mitigation measures have been addressed by the Conditions of Approval for this subdivision.

FISCAL IMPACT

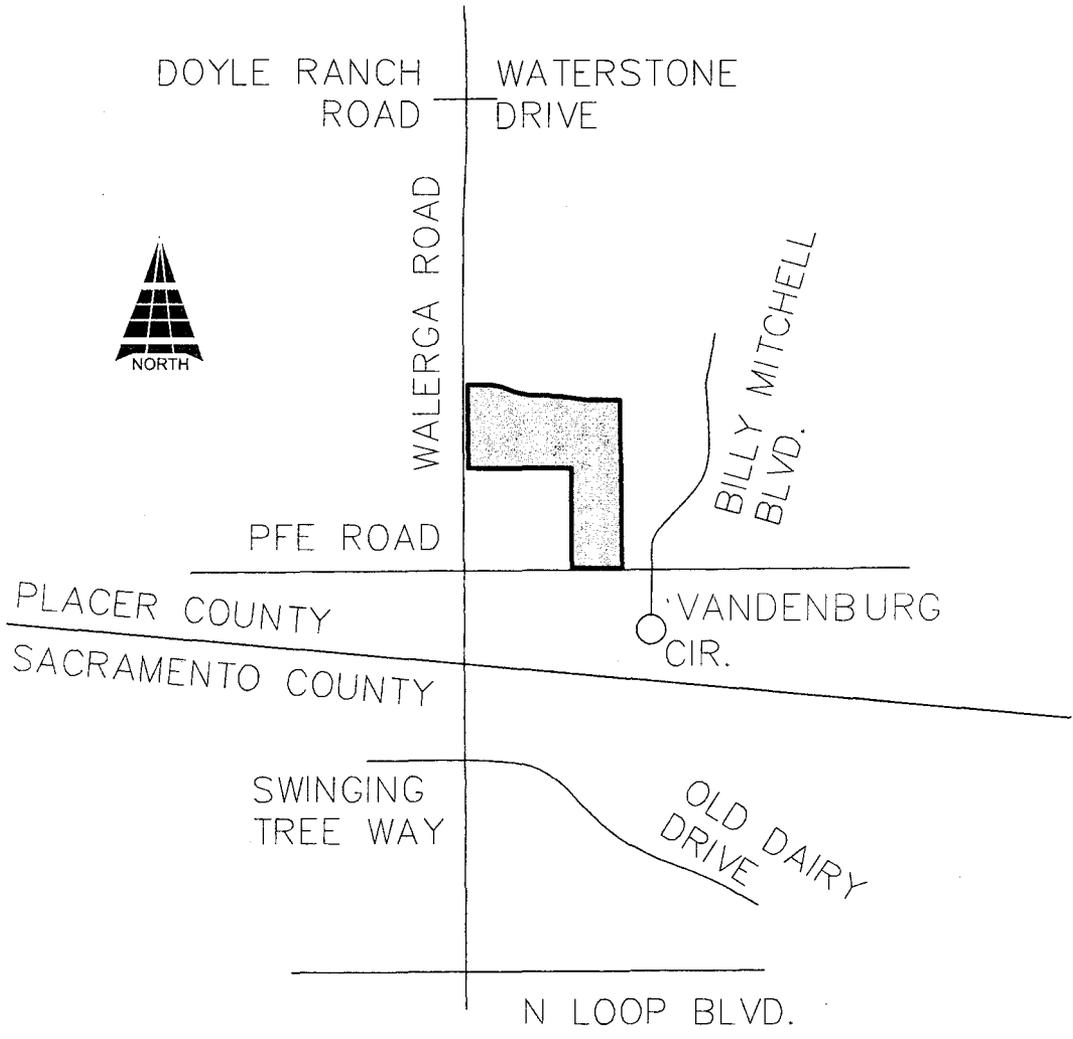
None. Funding for road maintenance is provided by County Service Area No. 28, Zone of Benefit No. 216.

ATTACHMENTS

- Exhibit A: Vicinity Map
- Exhibit B: Map of Subdivision
- Exhibit C: Resolution Road Acceptance

EXHIBIT A

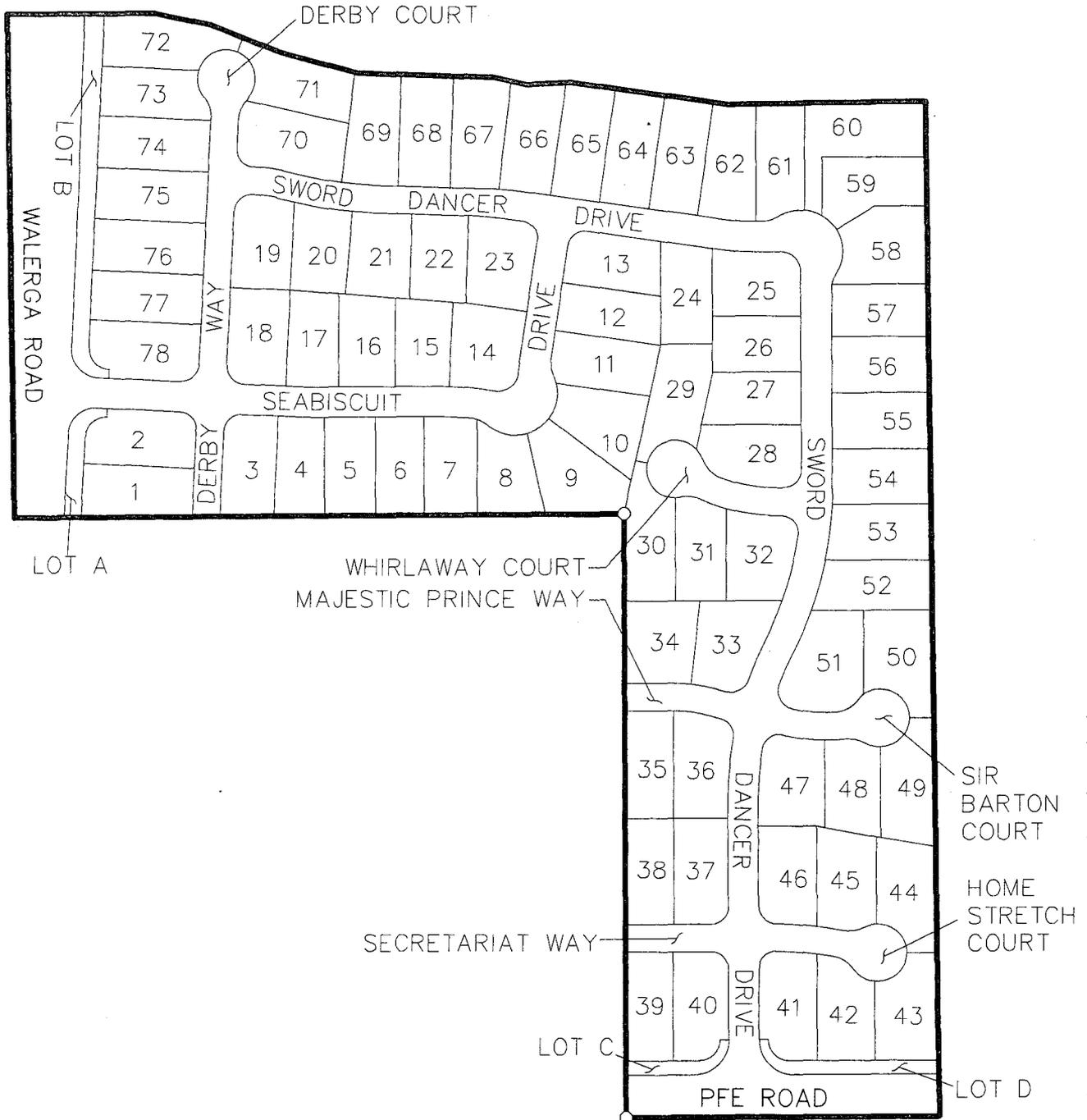
VICINITY MAP



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EXHIBIT B

HIDDEN CROSSING PLANNED DEVELOPMENT



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EXHIBIT C

**Before the Board of Supervisors
County of Placer, State of California**

In the matter of:
A RESOLUTION ACCEPTING ROADS
CONSTRUCTED BY HIDDEN CROSSING
INTO THE COUNTY MAINTAINED MILEAGE
SYSTEM

Resolution No.: _____

The following Resolution was duly passed by the Board of Supervisors of the County of Placer at a regular meeting held _____, by the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Attest:
Clerk of said Board

Chair, Board of Supervisors

Clerk of the Board Signature

Chair Signature

BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE COUNTY OF PLACER, STATE OF CALIFORNIA, AS FOLLOWS:

WHEREAS, the following roads have been constructed to full County standards through the land development process, and

WHEREAS, the County has agreed to accept these roads into the Maintained Mileage System for the purpose of providing routine maintenance on said roads.

NOW, THEREFORE, BE IT RESOLVED, that the Board of Supervisors, County of Placer, State of California, pursuant to the Streets and Highways Code Section 941,

hereby accepts these roads as shown below into the County Maintained Mileage System:

<u>New Road</u>	<u>Road Number</u>	<u>New Mileage</u>	<u>Location</u>
Seabiscuit Drive	B0035	0.18	Walerga Road to Sword Dancer Drive
Derby Way	B0036	0.09	End to Sword Dancer Drive
Derby Court	B0037	0.03	Sword Dancer Drive to End
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