

**COUNTY OF PLACER**  
**Community Development Resource Agency**

John Marin, Agency Director

**ENGINEERING  
&  
SURVEYING**

Wes Zicker  
Director of Engineering & Surveying

**MEMORANDUM**

**TO:** Honorable Board of Supervisors  
**FROM:** Wes Zicker, Director *WZB*  
Department of Engineering and Surveying, Community Development Resource Agency  
**DATE:** April 17, 2007  
**SUBJECT:** WALNUT ORCHARD SUBDIVISION, TRACT NO. 952 / PROJECT NO. FF 1232

**ACTION REQUESTED:**

Walnut Orchard Subdivision is located north of Todd Valley and westerly of the town of Foresthill. This department has inspected the construction of all improvements within the subject subdivision and find the work to be in accordance with the approved standards. Therefore it is requested the Board:

1. Accept the improvements as complete.
2. Authorize the Faithful Performance and Labor and Materials sureties to be set at:
  - a) Faithful Performance 25% immediately upon your Board's approval.
  - b) Labor and Material 50% or the total of all claims per G.C.66499.7, whichever is higher, for six months or longer if claims exist.

**BACKGROUND:**

Walnut Orchard Subdivision was approved to divide 39 acres of land into fifteen residential lots with a 10.6 acre open space, as shown on attached Exhibit 'A'. This subdivision is located north of Todd Valley, off of Foresthill Road, just westerly of the town of Foresthill.

This department has inspected the construction of all improvements within the subject subdivision, and we find the work to be in accordance with the approved standards. The streets within this project are private with maintenance provided by the homeowners association.

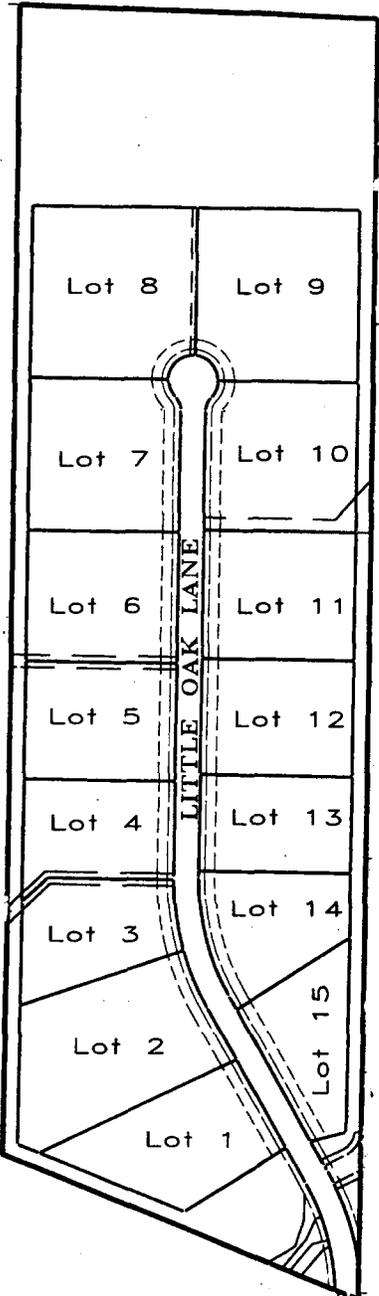
**FISCAL IMPACT:**

None.

Attachment: Exhibit "A" - Map of Subdivision

**THE WALNUT ORCHARD  
A PLANNED DEVELOPMENT**

Exhibit "A"



TODD VALLEY ROAD

FORESTHILL ROAD