



**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: Leslie Amsberry, County Surveyor   
**DATE:** February 25, 2014  
**SUBJECT:** **THE GROVE AT GRANITE BAY, TRACT NO. 936, PROJECT NO. DPN 8375**

**ACTION REQUESTED:**

The following actions are requested for The Grove at Granite Bay Subdivision, Tract No. 936, located along Olive Ranch Road in Granite Bay:

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 The Grove At Granite Bay into the County Maintained Mileage System.

There is no net County cost associated with this action.

**BACKGROUND**

The Grove at Granite Bay Planned Development was approved to create a total of 32 single-family residential lots and six common area lots on 32 acres. The residential lots have an average size of 22,078 square feet as shown on the attached Exhibit A. The Grove at Granite Bay Planned Development is located along the south side of Olive Ranch Road, and the west side of Berg Street in Granite Bay as shown on the attached Exhibit B.

The subdivision improvements have been satisfactorily completed and consist of County road reconstruction, public subdivision streets, 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. 198.

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

<u>Existing Road</u>	<u>Road Number</u>	<u>Added Mileage</u>	<u>Location</u>
Waterford Drive	D0143	.03	End to Woodland Grove Place

<u>New Road</u>	<u>Road Number</u>	<u>New Mileage</u>	<u>Location</u>
Woodland Grove Place	D0145	.30	End to End
Pine Grove Place	D0146	.07	Woodland Grove Place to End
Granite Grove Way	D0147	.10	Woodland Grove Place to Berg Street

**ENVIRONMENTAL CLEARANCE:**

A Mitigated Negative Declaration for the Grove at Granite Bay has been found adequate to satisfy the requirements of the California Environmental Quality Act (CEQA). The Mitigated Negative Declaration was adopted by the Board of Supervisors on June 14, 2005. Mitigation measures have been addressed by the Conditions of Approval for this Planned Development.

**FISCAL IMPACT**

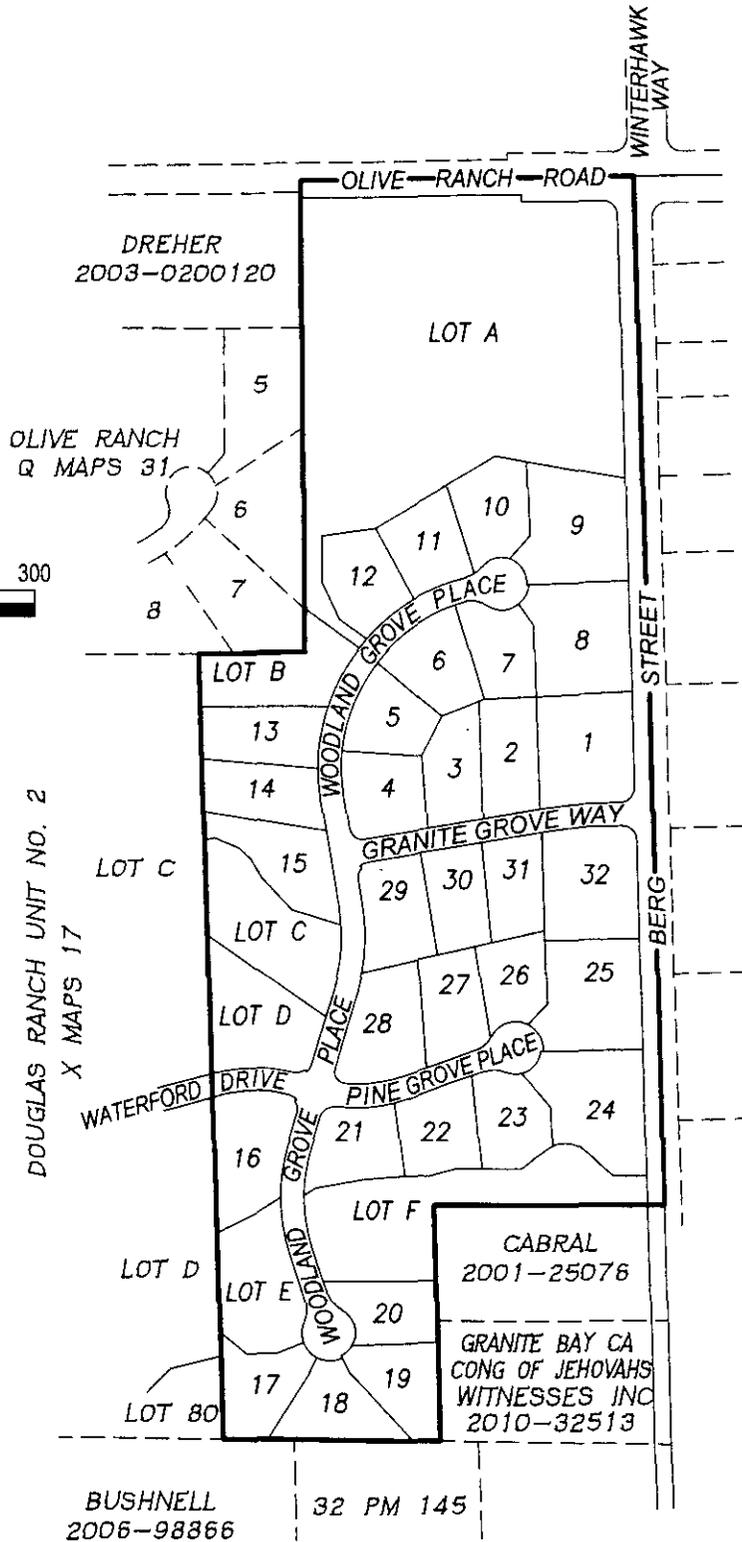
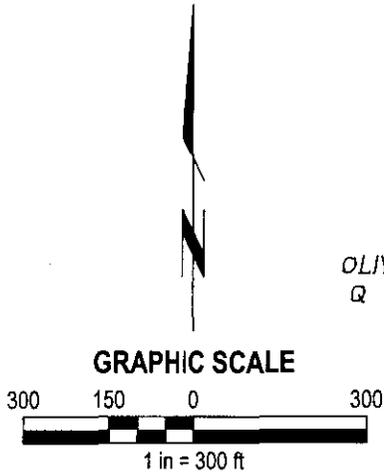
None, funding for road maintenance provided by County Service Area No. 28, Zone of Benefit No. 198

**Attachments**

- Exhibit A – Subdivision Map
- Exhibit B – Vicinity Map
- Exhibit C – Resolution Road Acceptance

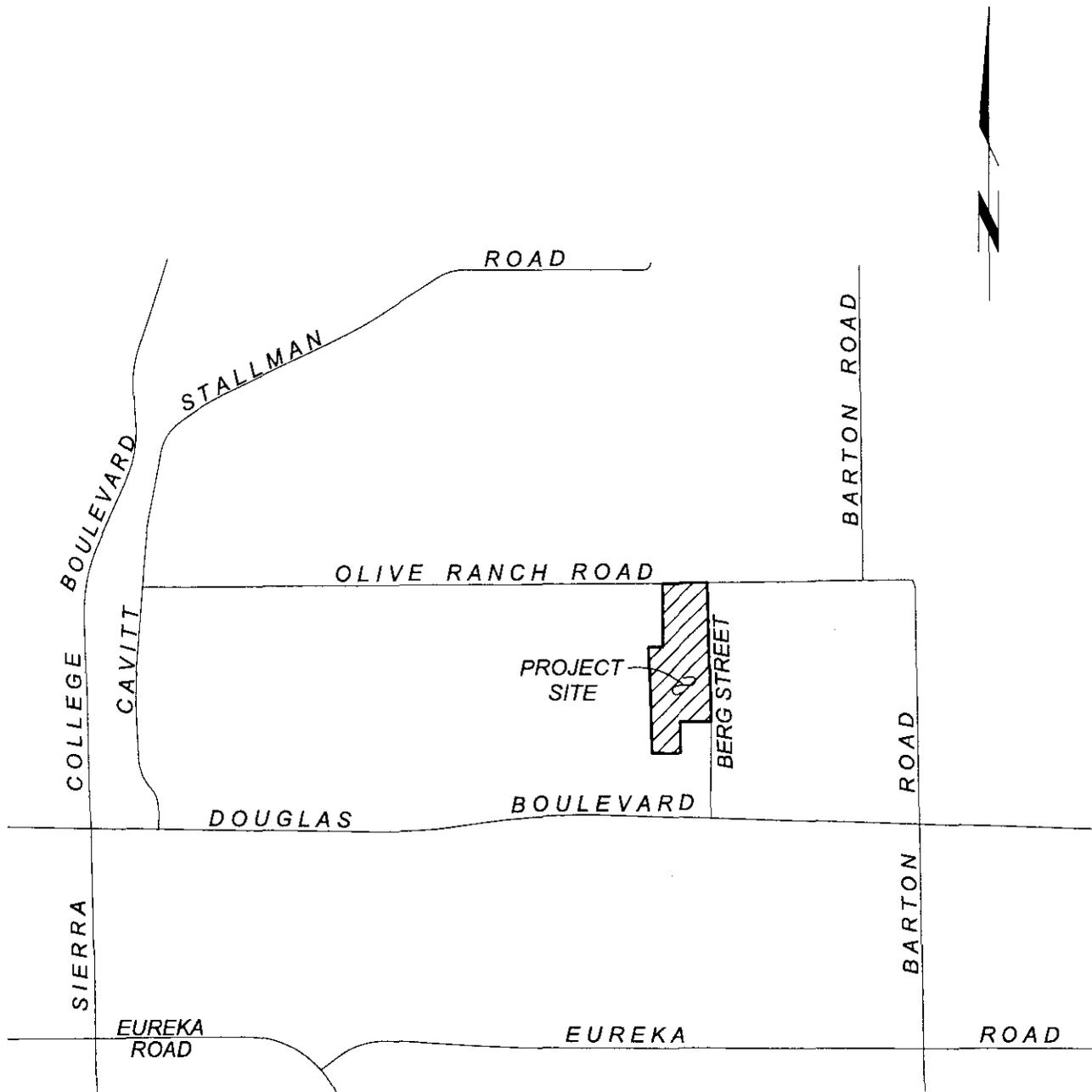
# EXHIBIT "A"

## THE GROVE AT GRANITE BAY



Dwg: X:200404-0027-005DINGISRVY040027-S1-EX01.DWG | Saved: 05-08-13 10:47am MCHHARA | Plotted: 05-08-13 10:53am MCHHARA

**EXHIBIT "B"**  
**THE GROVE AT GRANITE BAY**  
**VICINITY MAP**



Dwg: X:\2004\04-0027-00\DWG\SRV\FINAL MAP\04\027-S1-EX-B.DWG | Saved: 05-09-13 10:16am MCHIARA | Plotted: 05-10-13 11:19am MCHIARA

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

In the matter of: A RESOLUTION ACCEPTING  
ROADS CONSTRUCTED BY THE GROVE AT  
GRANITE BAY INTO THE COUNTY  
MAINTAINED MILEAGE SYSTEM

Resol. No: .....

Ord. No: .....

First Reading: .....

The following RESOLUTION was duly passed by the Board of Supervisors of the  
County of Placer at a regular meeting held February 25, 2014 by  
the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

\_\_\_\_\_  
Chairman, Board of Supervisors

Attest:  
Clerk of said Board

\_\_\_\_\_

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.

**Existing Road – Added Mileage:**

<u>Road Name</u>	<u>Road Number</u>	<u>Mileage</u>	<u>Location</u>
Waterford Drive	D0143	.03	End to Woodland Grove Place

**New Roads:**

<u>Road Name</u>	<u>Road Number</u>	<u>Mileage</u>	<u>Location</u>
Woodland Grove Place	D0145	.30	End to End
Pine Grove Place	D0146	.07	Woodland Grove Place to End
Granite Grove Way	D0147	.10	Woodland Grove Place to Berg Street

