

RESOLUTION 2019-085

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CALISTOGA,
COUNTY OF NAPA, STATE OF CALIFORNIA, APPROVING A ONE-YEAR
EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT BETWEEN
SILVER ROSE PROPERTY OWNER, L.P. AND THE CITY OF CALISTOGA**

WHEREAS, on September 27, 2016, the City of Calistoga entered into a Subdivision Improvement Agreement (“Agreement”) with the Silver Rose Property Owner, L.P. to guarantee satisfactory completion of both on and off-site improvements (e.g. roads, utilities, grading, drainage, stabilization, private roads and utilities, etc.) and to ensure developer completes all improvements as specified in the conditions of approval within three-years; and

WHEREAS, on August 23, 2019, the owners authorized representative requested a one-year extension pursuant to Calistoga Municipal Code Section 16.18.080.C citing compelling reasons including continued labor shortages associated with the 2017 Napa/Sonoma wildfires and heavy rainfall this past winter; and

WHEREAS, the Agreement requires the owner to post securities that included performance, labor and material bonds, and warranty bonds to ensure satisfactory completion of, and to warrantee, on-site private improvements, off-site public improvements, and monumentation of property corners; and

WHEREAS, the extension of the Agreement is not intended to reduce the bond securities already required by the Agreement; and

WHEREAS, the status of improvements has been periodically inspected and found to be in conformance with the approved plans and any approved amendments and to date are satisfactory to City Engineer.

NOW, THEREFORE BE IT RESOLVED that the Agreement is hereby extend for a period of 12-months to September 27, 2020 and the Public Works Department is authorized to record appropriate documents with the Napa County Recorder’s Office to provide constructive notice of said extension of the original Agreement.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Calistoga at a regular meeting held this **17th day of September 2019**, by the following vote:

AYES: Councilmembers Kraus, Lopez-Ortega, and Williams,
Vice Mayor Dunsford and Mayor Canning
NOES: None
ABSTAIN: None
ABSENT: None



CHRIS CANNING, Mayor

ATTEST:



IRENE CAMACHO-WERBY, City Clerk