

**CITY MANAGER'S REPORT
FEBRUARY 11, 2019 CITY COUNCIL REGULAR MEETING**

ITEM: **ACCEPT LANDSCAPE IMPROVEMENTS FROM
RICHLAND COMMUNITIES FOR LAND APPLICATION
SITE NUMBER 3 (LAS-3)**

RECOMMENDATION: **Adopt a Resolution Accepting Landscape
Improvements from Richland Communities for LAS-
3 and Authorize the Release of the Performance
Bond**

SUMMARY:

Richland Communities (Richland), the developer for the Crossroads Commerce Center, has completed the conversion of Land Application Site No. 3 (LAS-3) to a percolation basin. The percolation basin is required for the land disposal of recycled water generated by treatment of wastewater from the Crossroads and the South Lathrop Specific Plan (SLSP) development areas. As part of the Land Application site, frontage landscape improvements were required. The construction of LAS-3 percolation basin was accepted on April 9, 2018 along with the GASB 34 report. The required landscape portion of the project has now been completed to the satisfaction of the Public Works Director. Staff is requesting Council to accept the landscape improvements and release the performance bond of \$70,000.

BACKGROUND:

The Crossroads Wastewater Treatment Plant (WWTP) Decommissioning project WW 15-20 was created in May 2015, to decommission the Crossroads WWTP and consolidate the facility with the Lathrop Consolidated Treatment Facility.

Richland, the developer for the Crossroads Commerce Center, completed construction of the conversion of LAS-3 to a percolation basin for the land disposal of recycled water generated by the Crossroads users and the SLSP development area. The construction of LAS-3 percolation basin was accepted on April 9, 2018 along with the GASB 34 Report. The required landscape portion of the project has now been completed to the satisfaction of the Public Works Director. Staff has received an unconditional lien release from the developer for this project.

RECOMMENDATION:

Staff is requesting City Council adopt a resolution accepting the Landscape Improvements from Richland for the LAS-3 percolation basin.

Richland has completed the frontage landscape improvements for the LAS-3 percolation basin and was inspected by City staff for conformance with contract plans and specifications and meet the satisfaction of the Public Works Director.

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FOR LAS-3 AND RELEASE THE PERFORMANCE BOND

With the acceptance of these improvements staff requests Council authorize the release of the performance bond filed for the project in the amount of \$70,000.

CITY COUNCIL GOALS ADVANCED BY THIS AGENDA ITEM:

This agenda item promotes Economic Growth in the Crossroads Commerce Center by providing a visually appealing project.

FISCAL IMPACT:

The Developer, Richland built and funded the LAS-3 conversion to a percolation basin, the City of Lathrop reimbursed Richland for a portion of the construction costs from the Crossroads Series B Bond funds. The frontage landscape improvements was a condition of the project and Richland funded the improvements with no additional reimbursements from the City.

ATTACHMENTS:

- A. Resolution Accepting Landscape Improvements from Richland Communities for LAS-3 and Authorize the Release of the Performance Bond.

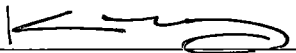
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FOR THE LAS-3 AND RELEASE THE PERFORMANCE BOND

APPROVALS:




Ken Reed
Senior Construction Manager

2-6-2019
Date




Michael King
Assistant Public Works Director

2-5-19
Date



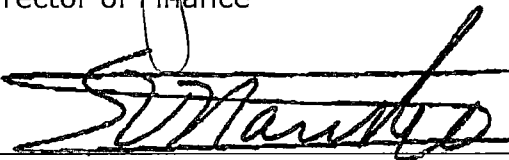
Glenn Gebhardt
City Engineer

2-6-19
Date



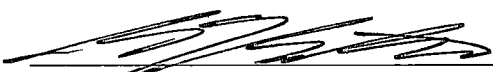
Cari James
Director of Finance

2/6/19
Date



Salvador Navarrete
City Attorney

2-6-19
Date



Stephen J. Salvatore
City Manager

2-7-19
Date

RESOLUTION NO. 19-

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LATHROP BY
ACCEPTING LANDSCAPE IMPROVEMENTS FROM RICHLAND COMMUNITIES
FOR THE LAS-3 CONVERSION AND AUTHORIZE THE RELEASE OF THE
PERFORMANCE BOND**

WHEREAS, Wastewater Treatment Plant (WWTP) Decommissioning project WW 15-20 was created in May 2015, to decommission the Crossroads WWTP and consolidate the facility with the Lathrop Consolidated Treatment Facility; and

WHEREAS, a percolation basin for the land disposal of recycled water generated by the Crossroads users and the South Lathrop Specific Plan development area was needed; and

WHEREAS, Richland Communities (Richland), completed the frontage landscape improvements as required and staff has received an unconditional lien release from the developer for this project; and

WHEREAS, Richland Communities (Richland), the developer for the Crossroads Commerce Center has completed the Landscape improvements; and

WHEREAS, the work has been completed pursuant the plans and specifications, inspected by City staff and meets the satisfaction of the Department of Public Works; and

WHEREAS, staff is recommending Council accept the landscape improvements for public use and release the performance bond held by the City to guarantee this construction;

NOW, THEREFORE, BE IT RESOLVED, Richland has completed the frontage landscape improvements for the LAS-3 percolation basin and these improvements were inspected by City staff for conformance with contract plans and specifications and meet the satisfaction of the City Engineer. The City Council authorizes staff to release the performance bond for the amount \$70,000 that guaranteed the completion of the landscape improvements.

The foregoing resolution was passed and adopted this 11th day of February 2019, by the following vote of the City Council, to wit:

AYES:

NOES:

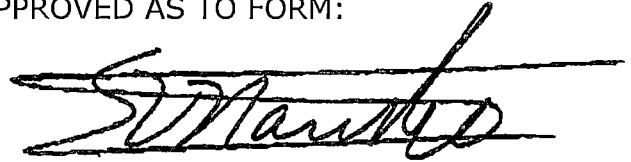
ABSTAIN:

ABSENT:

Sonny Dhaliwal, Mayor

ATTEST:

APPROVED AS TO FORM:

A handwritten signature in black ink, appearing to read 'S. Navarrete', is written over a horizontal line. The signature is stylized and cursive.

Teresa Vargas, City Clerk

Salvador Navarrete, City Attorney

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