



Legislation Details (With Text)

File #: 43531 **Version:** 1 **Name:** Approving plans & specs for public improvements required to serve Phase 2 of the Subdivision known as The Willows II & authorizing construction to be undertaken by the Developer & Rescinding RES-16-00374, File #42644, Private Contract No. 7733.

Type: Resolution **Status:** Passed

File created: 6/28/2016 **In control:** BOARD OF PUBLIC WORKS

On agenda: 7/19/2016 **Final action:** 7/19/2016

Enactment date: 7/22/2016 **Enactment #:** RES-16-00545

Title: Approving plans and specifications for public improvements required to serve Phase 2 of the Subdivision known as The Willows II and authorizing construction to be undertaken by the Developer, and Rescinding Resolution RES-16-00374, File Number 42644. Private Contract No. 7733. (9th AD)

Sponsors: BOARD OF PUBLIC WORKS

Indexes:

Code sections:

Attachments: 1. The Willows II - Phase Map rev 6-28-16.pdf

Date	Ver.	Action By	Action	Result
7/19/2016	1	COMMON COUNCIL	Adopt Under Suspension of Rules 2.04, 2.05, 2.24, and 2.25	Pass
7/6/2016	1	BOARD OF PUBLIC WORKS	RECOMMEND TO COUNCIL TO ADOPT UNDER SUSPENSION OF RULES 2.04, 2.05, 2.24, & 2.25 - REPORT OF OFFICER	
6/28/2016	1	Engineering Division	Refer	

Fiscal Note

In the adopted 2016 capital budget Engineering - Major Streets division has budgeted \$4 million for the reconstruction of streets with substandard pavement in the Rural to Urban Streets program (MUNIS 10204). The minor project under this program for park frontage improvements to private development projects has \$300,000 budgeted for work in 2016. Funding is provided by GO Borrowing.

The proposed resolution approves plan documents at an estimated cost not to exceed \$25,000.

MUNIS:

11125-402-170: 54410 (96339)

Title

Approving plans and specifications for public improvements required to serve Phase 2 of the Subdivision known as The Willows II and authorizing construction to be undertaken by the Developer, and Rescinding Resolution RES-16-00374, File Number 42644. Private Contract No. 7733. (9th AD)

Body

WHEREAS, the developer, TRMcKenzie, Inc., has received the City of Madison's conditional approval to create the subdivision known as The Willows II; and,

WHEREAS, Section 16.23(9) of the Madison General Ordinances requires the developer to install the public improvements necessary to serve the subdivision; and,

WHEREAS, Section 16.23(9) of the Madison General Ordinances allows the developer to install the improvements in construction phases provided that a Declaration of Conditions, Covenants, and Restrictions is executed for those lots included in future construction phases until such time as surety is provided to the City to guarantee the installation of the public improvements to serve said lots; and,

WHEREAS, the developer received approval for the project on May 17, 2016 by Resolution RES-16-00374, File Number 42644; and,

WHEREAS, the developer has requested a decrease in the size of the plat phase that was approved for the project on May 17, 2016 by Resolution RES-16-00374, File Number 42644; and,

WHEREAS, the developer proposes to provide public improvements to serve Lots 12-20, and 34-42 as Phase 2.

NOW, THEREFORE, BE IT RESOLVED:

1. That the Mayor and City Clerk are hereby authorized and directed to execute a Contract For the Construction of Public Improvements That Will be Accepted by the City of Madison For The Willows II - Phase 2, with TRMcKenzie, Inc.
2. That the plans and specifications for the public improvements necessary to serve this phase of the subdivision are hereby approved.
3. That the developer is authorized to construct the public improvements in accordance with the terms of the Contract For the Construction of Public Improvements That Will be Accepted by the City of Madison at the sole cost of the developer, except as follows: Reimbursement not to exceed the statutory limit for the cost of street improvements that benefit the City and abut lands owned by the City, in accordance with Section 16.23(9)(d)(6)(d).
4. That the Mayor and City Clerk are hereby authorized to sign and grant easements or right-of-way release or procurement documents, maintenance agreements or encroachment agreements, as necessary and grant or accept dedication of lands and/or easements from/to the Developer/Owner for public improvements located outside of existing public fee title or easement right-of-ways.
5. The Common Council is approved to accept ownership of the improvements in the Maintenance Area if a maintenance agreement is executed and recorded as a condition of this contract.
6. That Resolution RES-16-00374, File Number 42644 is hereby rescinded.