

Recorded at the request of: **BOARD OF SUPERVISORS**

Return To: **PUBLIC WORKS DEPARTMENT, ENGINEERING SERVICES DIVISION**

**THE BOARD OF SUPERVISORS OF CONTRA COSTA COUNTY, CALIFORNIA  
and for Special Districts, Agencies and Authorities Governed by the Board**

Adopted this Resolution on 02/09/2016 by the following vote:

AYE:

NO:

ABSENT:

ABSTAIN:

RECUSE:

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Resolution No. 2016/70

IN THE MATTER OF approving the Final Map and Subdivision Agreement for subdivision SD14-09297, for a project being developed by Shapell Industries Inc., a Delaware Corporation, as recommended by the Public Works Director, San Ramon area (Dougherty Valley). (District II)

WHEREAS the following documents were presented for Board approval this date:

1. Map

The final map of subdivision SD14-09297, a property located in the San Ramon (Dougherty Valley) area, Supervisorial District II, said map having been certified by the proper officials.

2. Subdivision Agreement

A Subdivision Agreement with Shapell Industries, Inc., a Delaware Corporation, principal, whereby said principal agrees to complete all improvements as required in said subdivision agreement within 2 years from the date of said agreement. Accompanying said subdivision agreement is security guaranteeing completion of said improvements as follows:

A. Cash Bond

Performance amount: \$17,000

Auditor's Deposit Permit No. 702475 Date: January 14, 2016

Submitted by: Toll Brother Inc.

B. Surety Bond Bond Company: The Hanover Insurance Company

Bond Number: 1013945 Date: December 28, 2015

Performance Amount: \$1,670,000

Labor & Materials Amount: \$ 843,500

Principal: Shapell Industries Inc., a Delaware Corporation

3. Tax Letter

Letter from the County Tax collector stating that there are no unpaid County taxes heretofore levied on the property included in said map and that the 2015-2016 tax lien has been paid in full and the 2016-2017 tax lien, which became a lien on the first day of January, 2016, is estimated to be \$2,057,885.00, with security guaranteeing payment of said tax lien as follows:

A. Tax Surety Posted under Tract 9297

Bond Company: Arch Insurance Company

Bond Number: #SU1133215

Date: January 15, 2016

Amount: \$ 2,057,885

Principal: Shapell Industries Inc., a Delaware Corporation

NOW, THEREFORE, BE IT RESOLVED:

1. That said subdivision, together with the provisions for its design and improvement, is DETERMINED to be consistent with the County's general and specific plans.
2. That said Final Map is APPROVED and this Board does hereby REJECT on behalf of the public any streets, paths, or easements shown thereon as dedicated to public use.
3. That said subdivision agreement is also APPROVED.

All deposit permits are on file with the Public Works Department.

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

**ATTESTED: February 9, 2016**

David J. Twa, County Administrator and Clerk of the Board of Supervisors

**Contact: Jocelyn A. B. LaRocque, 925-313-2315**

By: , Deputy

**cc:** Design/Construction, Dept. of Development & Conservation - Planning, City of San Ramon - C. Low, Shapell Homes, , 6800 Koll Center Pkwy., Ste. 320, Pleasanton, CA 94566, Hanover Insur. Co. 8259 S. Monarch Rd., San Ramon, CA 94583, Arch Insur. Co. 3 Parkway, Ste. 1500, Philadelphia, PA 19102, First American Title Company 1355 Willow Way, #100 Concord, CA 94520, T - 12-9-2017