

**STAFF REPORT**  
**City of Lancaster**

CC 13
07/28/09
MVB

Date: July 28, 2009  
To: Mayor Parris and City Council Members  
From: James R. Williams, Director of Public Works  
Subject: **Acceptance of Improvements (Streets)**

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**Recommendation:**

Approve the developer constructed streets on the following projects. In addition, accept the streets for maintenance by the City and for public use.

<u>Project</u>	<u>Location/Owner</u>
Tract No. 53297	Southwest corner of Avenue K and 20 <sup>th</sup> Street East Owner: K. Hovnanian Forecast Homes, Inc.
Tract No. 54369, Phase 1 (Lots 2-4 , 8-25)	Southwest corner of 70 <sup>th</sup> Street West and Avenue L Owner: Richmond American Homes of CA, Inc.
Tract No. 54370, Phase 1 (Lots 1-22, 42-50)	Southwest corner of 71 <sup>st</sup> Street West and Avenue L-2 Owner: Richmond American Homes of CA, Inc.
Tract No. 060943, Phase 1 (Lots 1-29, 34-39)	Southwest corner of Avenue K-8 and Carol Drive Owner: Richmond American Homes of CA, Inc.
Tract No. 061033	Southwest corner of 30 <sup>th</sup> Street West and Avenue M Owner: Pinnacle Quartz Hill I, LLC
Tract No. 061538	Southwest corner of 35 <sup>th</sup> Street West and Avenue L-4 Owner: Pinnacle Quartz Hill II, LLC

**Fiscal Impact:**

\$369,837. The estimated annual cost for maintenance is \$18,850 per lane mile. 19.62 lane miles are being accepted at this time.

**Background:**

The streets have been constructed and completed by the developers according to the approved plans and specifications. The work has been inspected and found to be satisfactory to the Director of Public Works.

GA:lcs

**Attachments:**

Maps