

RESOLUTION

A RESOLUTION OF THE CITY OF NORTH BEND, WASHINGTON, ACCEPTING WATER, SEWER, STORM DRAINAGE, AND STREET IMPROVEMENTS FROM JOHN DAY HOMES, INC. RELATING TO CEDAR FALLS SOUTH, A 30-LOT SUBDIVISION

WHEREAS, on December 7, 2015, a Preliminary Plat was issued for the Cedar Falls South 30-lot subdivision located in the City of North Bend (“City”); and

WHEREAS, on December 5, 2017, Final Plat Approval was issued by the North Bend City Council; and

WHEREAS, on October 18, 2016, the City and John Day Homes, Inc. (“Developer”) executed a Developer Extension Agreement for the Cedar Falls South water, sewer, storm drainage, and street improvements; and

WHEREAS, the Developer constructed certain water, sewer, storm drainage, and street improvements for the Cedar Falls South subdivision (“Improvements”); and

WHEREAS, the City has inspected the Improvements, received mylar as-builts, and a GIS disk as required by North Bend Municipal Code (“NBMC”); and

WHEREAS, the NBMC requires certain improvements of the subdivision to be dedicated to the City for future ownership, operation and maintenance; and

WHEREAS, the Developer has provided the City with the market value for the Improvements to be dedicated to the City, and a related Bill of Sale; and

WHEREAS, the City Council of the City of North Bend finds that the Improvements meet the standards of the City, and that the value assigned by Developer for said Improvements reflects a fair market value;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF NORTH BEND, WASHINGTON, DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. The City Council of the City of North Bend hereby accepts the water, sewer, storm drainage, and street improvements built for the Cedar Falls South subdivision as depicted in the attached **Exhibit A** to this Resolution (“Improvements”), which is incorporated herein by reference.

Section 2. The Mayor is authorized to execute the Bill of Sale accepting the Improvements on behalf of the City of North Bend, in the form attached hereto as **Exhibit B** or in a substantially similar form, in a final form acceptable to the City Attorney.

PASSED BY THE CITY COUNCIL OF THE CITY OF NORTH BEND, WASHINGTON, AT A REGULAR MEETING THEREOF, THIS 5TH DAY OF OCTOBER, 2021.

CITY OF NORTH BEND:

APPROVED AS TO FORM:

Rob McFarland, Mayor

Michael R. Kenyon, City Attorney

ATTEST/AUTHENTICATED:

Effective:
Posted:

Susie Oppedal, City Clerk