



Staff Report

TO: City Council
FROM: Robert Vestal, Public Works Director
DATE: February 20, 2024
SUBJECT: Improvement Agreement and Security

Description Subdivision Improvement Agreement and Security for Plot Plan 2019-0253 for Public Street Improvements – Beyond Beaumont

Background and Analysis:

The City requires all developers to provide security for public improvements consisting of, but not limited to, sewer, street, storm drain, utility, and survey monuments per City of Beaumont Municipal Code 16.56.010.

PLOT PLAN 2019-0253 Beyond Beaumont

On Jan 12, 2021, Planning Commission approved Conditional Use Permit 2019-0042, 0043 (Project). The Project proposed a gas station with eight (8) fuel pumps with 16 dispensers, a 4,310 square foot canopy, 5,185 square foot convenience store with an off-sale general license (type12) for the sale of beer, wine and distilled spirits and attached 1,404 square foot drive-thru car wash on a 1.39-acre project site. The project is located at 1189 E Sixth Street (APN 418-122-028). Refer to Figure 1 for vicinity map.

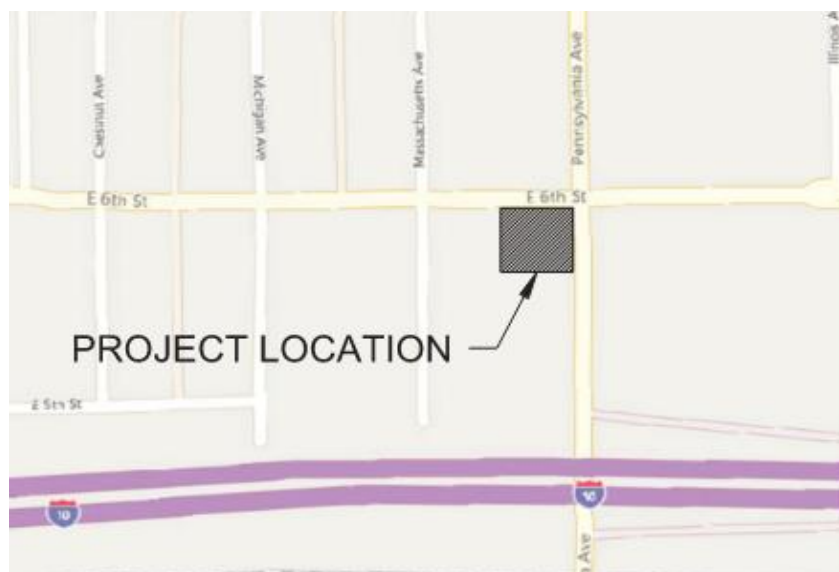


Figure 1- Vicinity Map

The principal, 1151 EAST 6TH STREET, LLC. is proposing to construct all street improvement work associated with the following improvements:

- Public Works No. 2021-0623, as shown on City File No. 3481, under cash with Receipt No. R01544008 for CUP 2019-0042,0043.

1151 EAST 6TH STREET LLC. has provided a security agreement and security in the form of a bond for the public improvements. The agreement has been reviewed by staff and found to be consistent with the Beaumont Municipal Code. The following table is a summary of the security.

Table 1

| Receipt # | Security Type | Type of Improvement | Principal |
|------------------|----------------------|----------------------------|------------------|
| R01544008 | CASH | Street | BEYOND BEAUMONT |

City staff recommends that City Council accept the Security Agreement and securities listed in Table 1.

Fiscal Impact:

The cost of preparing the staff report is estimated to be \$350. The developer maintains all associated improvements during construction and maintenance period. The City is not liable for public improvement maintenance until the public improvements are accepted into the City's publicly maintained system.

Recommended Action:

Approve Subdivision Improvement Agreement and Accept Security for Plot Plan 2019-0253 for Street Improvements.

Attachments:

- A. PP2019-0253 - Improvement Agreement Package