

**RESOLUTION 2020-46**

**A RESOLUTION OF THE FRUITA CITY COUNCIL APPROVING THE FINAL RELEASE OF THE DEVELOPMENT IMPROVEMENTS AGREEMENT FOR THE ADOBE FALLS FILING 2 SUBDIVISION.**

**WHEREAS**, the developer of Adobe Falls Filing 2 Subdivision entered into a Development Improvements Agreement (DIA) recorded in the records of the Mesa County Clerk and Recorder at Reception # 2843358 to guarantee that required improvements would be completed within a certain time period, and

**WHEREAS**, the City Council approved the 1<sup>st</sup> Release of the DIA by Resolution 2018-47 which started the two-year warranty period for the Development improvements, and

**WHEREAS**, the warranty period has expired and the developer has requested the Final Release of the SIA, and

**WHEREAS**, improvements required by the Development Improvements Agreement for the Adobe Falls Filing 2 Subdivision have been inspected and have been sufficiently completed to allow the Final Release of the DIA, and

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FRUITA, COLORADO:**

**THAT** the required Development improvements for the Adobe Falls Filing 2 Subdivision are approved for the Final Release of the Subdivision Improvements Agreement and the 10% of the total cost of improvements for the performance guarantee is hereby released.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF FRUITA, COLORADO THIS 17<sup>TH</sup> DAY OF NOVEMBER 2020.**

ATTEST:

City of Fruita

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Margaret Sell, City Clerk

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Joel Kincaid, Mayor