

**ACTION ITEM  
BOARD OF SUPERVISORS**

**DATE:** December 16, 2008

**TO:** Board of Supervisors

**FROM:** Fulton deLamorton  
Transportation Administrator  
Office of Transportation



**ISSUE:** Petition VDOT to Include Whirlaway Drive, Chriswood Lane and Citation Court Within Christy Farms Subdivision, Section 2 Into the Secondary System of State Highways

**STAFF RECOMMENDATION:** Approval

**BUDGET IMPACT:** N/A

**ATTACHMENTS:** (2)

[1] Background Report

[2] Reso/Ord/Proc # R08-554

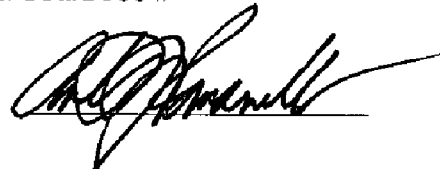
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[ ] Reso/Ord/Proc #

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[ ] Reso/Ord/Proc #

**REVIEW:** [X] County Administrator's Office



[ ] Legal

[X] **Consent Agenda**  
[ ] **Discussion Item**  
[ ] **New Business**

[ ] **Other Business**  
[ ] **Presentation**

[ ] **Public Hearing**  
[ ] **Unfinished Business**

**PRESENTATION BY:** N/A

**ELECTION DISTRICT:** Hartwood

## **BACKGROUND REPORT**

The following is the procedure for streets to be accepted into the Secondary System of State Highways

A developer contracts an engineering firm to design a subdivision. The subdivision layout has land dedicated for street right-of-way (ROW). This land is platted and deeded to Stafford County for public use. During the dedication process, an engineer's sealed cost estimate for all subdivision construction (not including homes) is submitted to the County's Planning & Zoning Department's Review Planner. The planner distributes the engineer's cost estimate to each of the appropriate departments. Departments include Utilities for water and sewer, Code Administration for control of stormwater and soil sediment runoff, Planning & Zoning for landscaping and survey monumentation and Office of Transportation for all road and roadway drainage construction.

Estimates are reviewed, costs of items adjusted and securities posted at 25% above the estimated cost to cover the construction. These securities are surety for the County to administer the construction if the developer defaults in completing the project. All securities are posted with the County's Code Administration Department's Securities Division in the form of cash, escrow account, or irrevocable letter of credit.

With approved construction plans, the land is cleared and graded for roads and drainage construction. Following the road design, layer(s) of stone are installed and rolled to make a roadbed. After an established roadbed, home lots are cleared and home construction is started. As per approved design, drainage structures are installed followed by the base asphalt spread and rolled into place. Street signs are typically installed at this time. During street construction, a trained certified VDOT inspector conducts periodic inspections.

Near the end of the home construction, repairs and corrections to streets, shoulders and drainage systems are made by the developer. This is in preparation for the final asphalt surface course and VDOT street acceptance inspection.

VDOT's Land Development Manager, Land Development Specialist and Street Inspector perform final street acceptance inspections. Typically, small discrepancies are found requiring adjustments and streets are not accepted with the first inspection. When requirements meet VDOT satisfaction, the streets are approved for acceptance into the Secondary System of State Highways for street maintenance.

The developer is required to submit to VDOT performance surety to guarantee the satisfactory performance of the street for a period of one year and a maintenance fee of \$150 per 1/10<sup>th</sup> mile of accepted road.

The County is notified of the approved inspection and Staff prepares a resolution to present to the Board of Supervisors requesting VDOT to accept the streets into the Secondary System of State Highways. When the Board adopts the street acceptance resolution, VDOT is

notified and continues the process. The developer submits all their bonds and fee obligations to VDOT and the street package is forwarded to VDOT's Central Office in Richmond for approval. When approved by Central Office, the streets are officially accepted into the Secondary System of State Highways and will be maintained by the State.

Christy Farms Subdivision, Section 2 is situated on the easterly side of Poplar Road approximately 2.20 miles south from Mountain View Road.

The acceptance of Whirlaway Drive, Chriswood Lane and Citation Court within Christy Farms Subdivision, Section 2 into the Secondary System of State Highways will allow the developer to be released of their obligation to the Road and Drainage Securities held by the County.

Staff recommends approval of proposed Resolution R08-554.

PROPOSED

BOARD OF SUPERVISORS  
COUNTY OF STAFFORD  
STAFFORD, VIRGINIA

RESOLUTION

At a regular meeting of the Stafford County Board of Supervisors (the Board) held in the Board Chambers, Stafford County Administration Center, Stafford, Virginia, on the 16<sup>th</sup> day of December 2008

MEMBERS

George H. Schwartz, Chairman  
M. S. "Joe" Brito, Vice Chairman  
Harry E. Crisp II  
Mark Dudenhefer  
Paul V. Milde III  
Cord A. Sterling  
Robert "Bob" Woodson

VOTE

On motion of , seconded by , which carried by a vote of , the following was adopted

A RESOLUTION, WHICH PETITIONS THE VIRGINIA DEPARTMENT OF TRANSPORTATION TO INCLUDE WHIRLAWAY DRIVE, CHRISWOOD LANE AND CITATION COURT WITHIN CHRISTY FARMS SUBDIVISION, SECTION 2 INTO THE SECONDARY SYSTEM OF STATE HIGHWAYS

WHEREAS, the Board, pursuant to Section 33-1-229 of the Code of Virginia (1950), as amended, desires to add Whirlaway Drive, Chriswood Lane and Citation Court within Christy Farms Subdivision, Section 2 into the Secondary System of State Highways, and

WHEREAS, the Virginia Department of Transportation (VDOT) has inspected these streets and found them acceptable,

NOW, THEREFORE, BE IT RESOLVED by the Stafford County Board of Supervisors on this the 16<sup>th</sup> day of December 2008, that the Virginia Department of Transportation (VDOT) be and it hereby is petitioned to include the following streets within Christy Farms Subdivision, Section 2 into the Secondary System of State Highways

<u>Street</u>	<u>Station</u>	<u>Length</u>
Whirlaway Dr (SR-1896)	From Inter Affirmed Dr (SR-1893) To Inter Chriswood Ln (SR-1897)	0.30 Mi 50' ROW
Chriswood Ln (SR-1897)	From Inter Poplar Rd (SR-616) To Inter Whirlaway Dr (SR-1896)	0.29 Mi 50' ROW
Chriswood Ln (SR-1897)	From Inter Whirlaway Dr (SR-1896) To Inter Citation Ct (SR-1898)	0.44 Mi 50' ROW
Chriswood Ln (SR-1897)	From Inter Citation Ct (SR-1898) To Inter 0.05 Mi SE Inter Citation Ct (SR-1898)	0.05 Mi 50' ROW
Citation Ct (SR-1898)	From Inter Chriswood Ln (SR-1897) To 0.15 Mi E Inter Chriswood Ln (SR-1897)	0.15 Mi 50' ROW

An unrestricted right-of-way (ROW), as indicated above, for each street with necessary easements for cuts, fills and drainage is guaranteed, as evidenced by Plat of Record entitled Christy Farms Subdivision, Section 2, LR 010026293, Plat 010000243, recorded November 21, 2001, and

BE IT FURTHER RESOLVED that a copy of this resolution be forwarded to the Developer and the Residency Administrator of VDOT

AJR.OFD toc tbm