

**RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
COUNTY OF ORANGE, CALIFORNIA**

August 25, 2026

WHEREAS, Vesting Tentative Tract Map 19149, approved by the Subdivision Committee on January 19, 2022, provides for the development of a 9.095-acre site into 73 legal lots consisting of 37 numbered lots for planned concept two-family duplex dwellings, 15 numbered lots for planned concept single-family detached dwellings, six lettered lots for usable project open space, 13 lettered lots for private alleys and two lettered lots for landscaped slopes and open space areas.

WHEREAS, on September 27, 2022, the Board of Supervisors approved Final Tract Map 19149 and Subdivision Improvement Agreement S22-050999 with Lennar Homes of California, LLC, a California Limited Liability Company which required certain improvements to be made with respect to the subdivision;

WHEREAS, security in the form of bonds was provided by Lennar Homes of California, LLC, a California Limited Liability Company, to guarantee the completion of the required streets, streetlights, sewer, water, storm drain and monumentation;

WHEREAS, the monumentation required for Final Tract Map 19149 has been certified as complete and the certifier has acknowledged payment for monumentation work;

WHEREAS, the streets, streetlights, sewer, water, storm drain and monumentation have been completed;

WHEREAS, the improvements are constructed in accordance with County of Orange approved plans;

WHEREAS, the public improvements required under Subdivision Improvement Agreement S22-050999 can now be certified for completion and accepted pursuant to Government Code Section 66499.7 of the Subdivision Map Act and the securities guaranteeing performance may now be released;

WHEREAS, the Director of OC Public Works, has requested certification of completion and release of securities for the improvements and monumentation required of Tract Map 19149, located in south Orange County;

NOW, THEREFORE, BE IT RESOLVED that this Board hereby:

1. Certifies and accepts completion of streets, streetlights, sewer, water, storm drain and monumentation for Tract Map 19149, as required under Agreement No. S22-050999.
2. Accepts by Resolution, easement for street purposes of Sunrise Road, as dedicated pursuant to Tract Map 19149.
3. Find that Sunrise Road is necessary to public convenience and accept the street into the County Road System pursuant to California Streets & Highway Code Section 941.

Resolution No. _____, Item No. _____

Certifying Completion of Improvements and Release of Security – Tract 19149

4. Directs the Clerk of the Board to cause a certified copy of the Resolution to be recorded without acknowledgement or further proof in the office of the Clerk-Recorder of the County of Orange.
5. Authorizes the release of bond securities furnished by Lennar Homes of California, LLC, a California Limited Liability Company, for the streets, street lights, sewer, water, storm drain and monumentation required for Tract Map 19149, pursuant to Subdivision Improvement Agreement S22-050999.