

# ANNUAL REVIEW FOR COMPLIANCE WITH DEVELOPMENT AGREEMENT – SONOMA LUXURY RESORT, LLC

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City Council

May 7, 2018

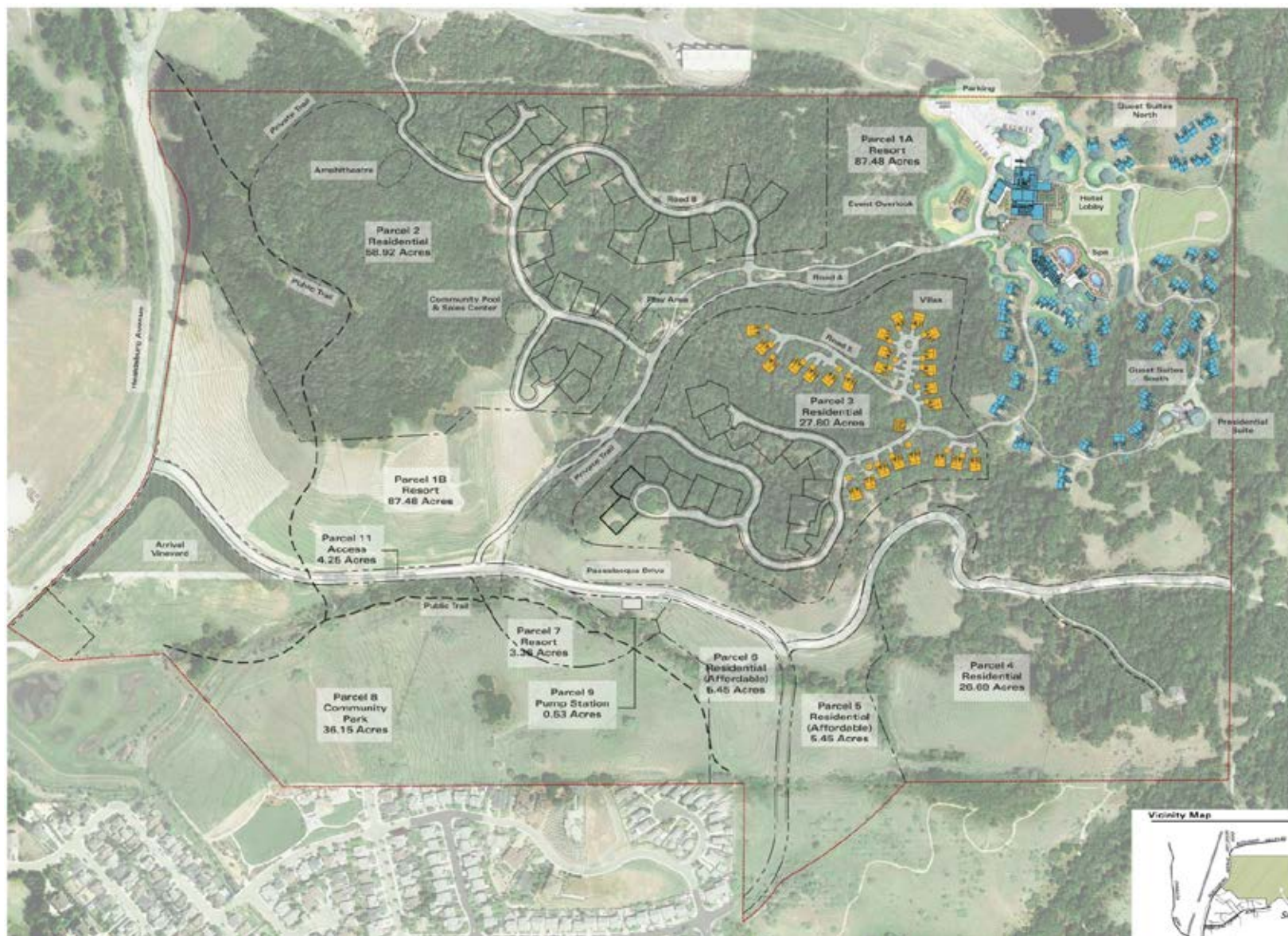




## RECOMMENDED ACTION

Adopt a Resolution Finding that Sonoma Luxury Resort, LLC is in Good Faith Compliance with the Terms and Conditions of the Development Agreement for the Saggio Hills Project

# APPROVED MONTAGE HEALDSBURG PROJECT (formerly known as Saggio Hills)



## PROGRESS IN PAST YEAR (April 2017 to present)

- Ø Developer completed construction of Road 4 providing all-weather access to the Resort site.



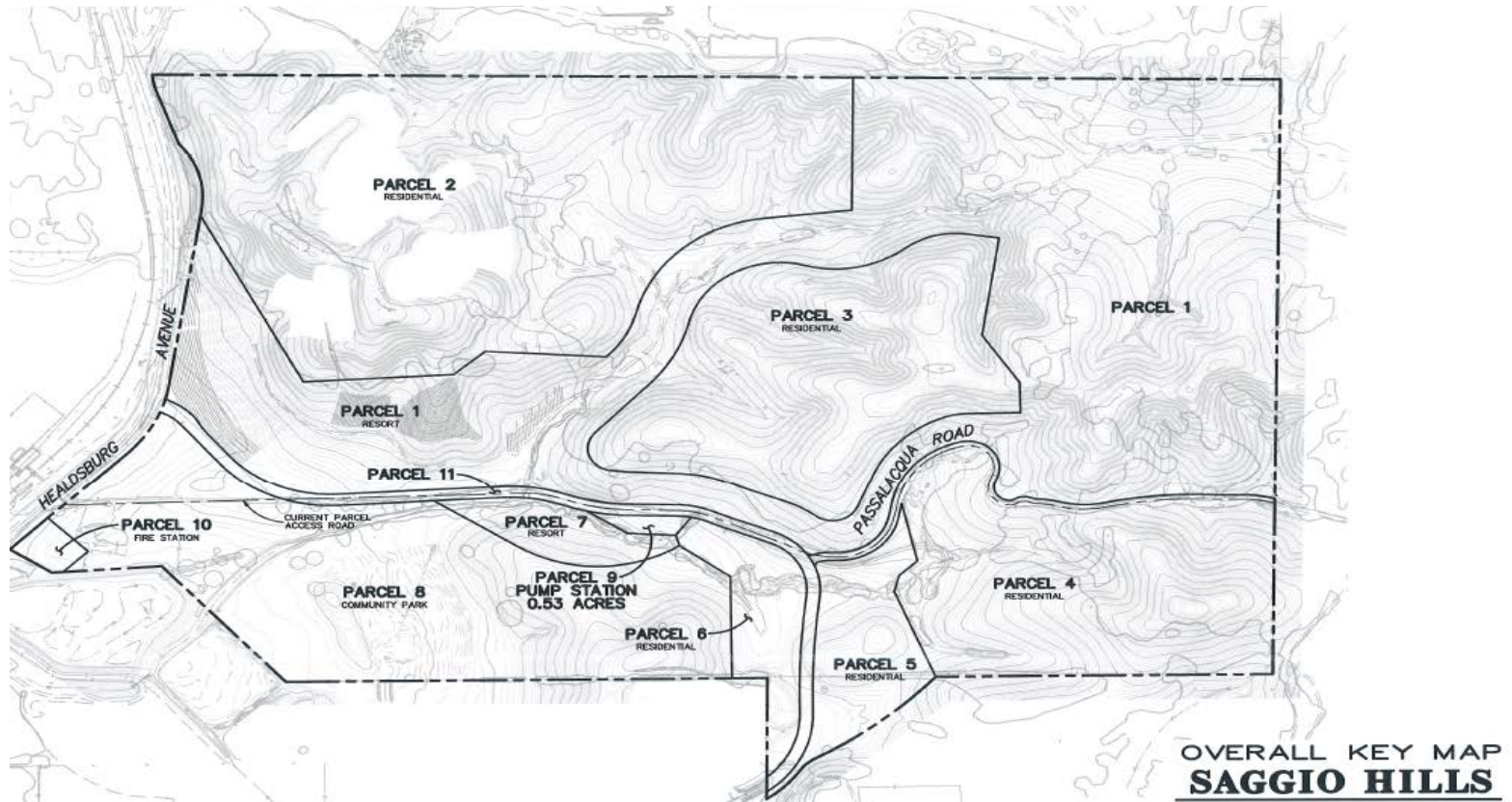
## PROGRESS IN PAST YEAR (April 2017 to present)

- Ø Developer completed conceptual design for Fire Substation and obtained Design Review approval from the Planning Commission.



## PROGRESS IN PAST YEAR (April 2017 to present)

- Ø Developer submitted bonds and insurance required for execution of Subdivision Improvement Agreement. The Agreement and the First Final Map which creates the first 11 “bulk parcels” (approved by the Council in 2016) have been submitted to the County Recorder’s Office.



## PROGRESS IN PAST YEAR (April 2017 to present)

- Ø This spring, Developer announced that Hotel will be operated by Montage International and has been renamed “Montage Healdsburg.” Funding is in place for construction to proceed. The Resort is expected to open in Spring of 2020.
  
- Ø Developer obtained encroachment permits for the following public improvements:
  - North Healdsburg Avenue improvements;
  - Passalacqua Road improvements;
  - Water Pump Station.
  
- Ø Developer obtained grading and building permits for Hotel buildings and Road 5.
  
- Ø Developer has executed contracts with Ghilotti Construction and Wright Construction for construction of the project. Ghilotti has mobilized and work has commenced on grading and infrastructure associated with the Project.



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QUESTIONS?