

# City Council

## Agenda Item

**Subject:** Approval of the Resolution 25-19, Resolution of Acceptance for Subdivision Improvements for Harmony Hill 2nd Addition, installed by Clausen & Sons Construction LLC, A.P. & Sons Construction, Crestone Companies, Inc., Timmons Construction, Duininck, Inc., and Skyview Construction, Co. on behalf of the developers, Benedictine Sisters/ Mother of God Monastery.

**Meeting:** City Council - Aug 18 2025

**From:** Alan Stager, City Manager

---

### **BACKGROUND INFORMATION:**

This project installed storm sewer, water main and services, curb and gutter, and roadway improvements to support the current development within the Harmony Hill Second Addition (ie Challenger Way and Prairie Park Trail SE). After inspection, staff found necessary improvements in order to be in compliance with today's Engineering Design Standards. The City has already certified the completion of the public improvements, staff have administered a one-year warranty, and now proposing to formally accept the infrastructure for City ownership and maintenance. The following improvements are being proposed for acceptance:

#### **Street Improvements**

17,355 SY of 4" asphalt paving over 12" aggregate base course  
8,493 LF of curb and gutter

#### **Storm Sewer Improvements**

34 storm drain inlets  
150 LF of 12" storm sewer  
132 LF of 15" storm sewer  
292 LF of 18" storm sewer  
350 LF of 24" storm sewer  
972 LF of 30" storm sewer

#### **Sanitary Sewer Improvements**

7 Sanitary Sewer Manholes  
1,612 LF of Sanitary Sewer

#### **Sidewalk Improvements**

3,726 SF 4" Sidewalk

---

### **FINANCIAL CONSIDERATIONS:**

N/A

---

**OVERSIGHT / PROJECT RESPONSIBILITY:**

Justin Petersen, City Engineer

Marci Lewno, Senior Project Manager

---

**STAFF RECOMMENDATION / SUGGESTED MOTION:**

Staff recommends approval of the Resolution of Acceptance through the following motion:

I move to accept the Resolution 25-19, Resolution of Acceptance for Subdivision Improvements for Harmony Hill 2nd Addition, installed by Clausen & Sons Construction LLC, A.P. & Sons Construction, Crestone Companies, Inc., Timmons Construction, Duininck, Inc., and Skyview Construction, Co. on behalf of the developers, Benedictine Sisters/ Mother of God Monastery.

---

**ATTACHMENT(S):**

[Acceptance Certificate Harmony Hills Second Signed Engineering](#)

[Map Harmony Hill 2nd Addition](#)

[25-19 Resolution of Acceptance - Harmony Hill Second Addition](#)



## ACCEPTANCE CERTIFICATE

Project: Harmony Hill Second Addition  
City Project Number: N/A

Certificate of Completion Date: February 5<sup>th</sup>, 2024 Warranty End Date: February 5<sup>th</sup>, 2025

Developer Benedictine Sisters/ Mother of God Monastery

Address: 110 28<sup>th</sup> Ave SE City: Watertown State: SD Zip: 57201

Contractor(s): Duininck, Inc. Clausen & Sons Construction LLC, A.P. & Sons Construction, Crestone Companies, Inc., Timmons Construction, Skyview Construction

Developer's Engineer: Aason Engineering Co Inc.

Address: 1022 6<sup>th</sup> St SE City: Watertown State: SD Zip: 57201

Developer's Engineer Phone Number: (605) 882-2371

Through the issuance of this Acceptance Certificate, the Developer is hereby notified that a one-year warranty inspection of the above referenced project(s) was carried out on August 11<sup>th</sup>, 2025 by City Staff. All work on this Contract has been completed and is compliant with the terms and conditions of the Development Agreement, Contract, Subdivision Regulations, and Specifications.

The City of Watertown hereby certifies the development improvements to be accepted for Ownership and Maintenance. Exceptions noted: Yes ☒ No ☐

By:   
City Engineer

Justin Petersen  
Printed Name

Date: 8/11/25

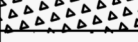
By: \_\_\_\_\_  
City Manager

Alan Stager  
Printed Name

Date: \_\_\_\_\_





| LEGEND  |  |
|---|--|
|  | Challenger Way and Prairie Park Trail SE |

|             |            |
|-------------|------------|
| DATE:       | 01/12/2024 |
| SCALE:      | NONE       |
| DRAWN BY:   | MLL        |
| CHECKED BY: | JP         |
| PROJECT NO: | NA         |



**RESOLUTION NO. 25-19**

**A Resolution for confirmation of the Acceptance Certificate for Harmony Hill Second Addition by the City of Watertown, Codington County, South Dakota**

**WHEREAS**, the developer, Benedictine Sisters / Mother of God Monastery, has deemed that all the street and utility improvements have been completed, the final lift of asphalt has been placed and a Certificate of Completion has been issued by the City for the following improvements to public Right of Way:

*Harmony Hill Second Addition, City of Watertown, Codington County, South Dakota.*

and,

**WHEREAS**, the sanitary sewer, storm sewer, curb, gutter and asphalt pavement have achieved a warranty period in excess of one year; and

**WHEREAS**, the City Engineer has reported that a designee has inspected the improvements and recommends their acceptance by the City.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council, City of Watertown, Codington County, South Dakota, that the Acceptance Certificate is confirmed and the developer's responsibility for the improvements ends.

Dated at Watertown, South Dakota this 18<sup>th</sup> day of August, 2025.

The above and foregoing Resolution was moved for adoption by Alderperson \_\_\_\_\_, seconded by Alderperson \_\_\_\_\_, and upon roll call all voted aye whereupon the Mayor declared the resolution to be duly passed and adopted.

I hereby certify that Resolution No. 25-19 was published in the Watertown Public Opinion, the official newspaper of said City, on the \_\_\_\_\_ day of \_\_\_\_\_, 202\_\_.

Attest:

City of Watertown

---

Kristen Bobzien  
Chief Finance Officer

---

Ried Holien  
Mayor