

City Council

Agenda Item

Subject: Approval of the Resolution 25-18, Resolution of Acceptance for Subdivision Improvements for Prairie Haven Second Addition including Detention Outlot A Block 1 Prairie Haven Second Addition, installed by Duininck, Inc. Clausen & Sons Construction LLC, Timmons Construction, Glacial Lakes Erosion Control, LLC, LL & Sons Excavation, Inc., Prunty Construction on behalf of the developer, High Five Development LLC.

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 Prairie Haven Second Addition including Detention Outlot A Block 1 Prairie Haven Second Addition. 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

14,845 SY of 4" asphalt paving over 12" aggregate base course
6,991 LF of curb and gutter

Storm Sewer Improvements

27 storm drain inlets
302 LF of 15" storm sewer
592 LF of 18" storm sewer
1,324 LF of 24" storm sewer
364 LF of 36" storm sewer
Detention Pond in Outlot A

Sanitary Sewer Improvements

14 Sanitary Sewer Manholes
3,904 LF of Sanitary Sewer

Sidewalk Improvements

5,209 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 25-18, Resolution of Acceptance for Subdivision Improvements for Prairie Haven Second Addition including Detention Outlot A Block 1 Prairie Haven Second Addition, installed by Duininck, Inc. Clausen & Sons Construction LLC, Timmons Construction, Glacial Lakes Erosion Control, LLC, LL & Sons Excavation, Inc., Prunty Construction on behalf of the developer, High Five Development LLC.

ATTACHMENT(S):

[Acceptance Certificate-Prairie Haven 2nd Addition](#)

[Prairie Haven Second Map Map](#)

[Resolution of Acceptance 25-18 Prairie Haven Second](#)



ACCEPTANCE CERTIFICATE

Project: Prairie Haven Second Addition including Detention Outlot A Block 1 Prairie Haven Second Addition

City Project Number: N/A

Certificate of Completion Date: February 5th, 2024

Warranty End Date: February 5th, 2025

Developer High Five Development LLC

Address: 620 10th ST SW **City:** Watertown **State:** SD **Zip:** 57201

Contractor(s): Duininck, Inc. Clausen & Sons Construction LLC, Timmons Construction, Glacial Lakes Erosion Control, LLC, LL & Sons Excavation, Inc., Prunty Construction

Developer's Engineer: Aason Engineering Co Inc.

Address: 1022 6th 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 February 28th, 2025 by City Staff and Developer's Representative Engineer. 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

By: _____
City Manager

Justin Petersen
Printed Name

Alan Stager
Printed Name

Date: 7/17/25

Date: _____



LEGEND	
	26TH ST SW, 27TH ST SW, 1ST AVE SW, KEMP AVE W, 2ND AVE NW
	DETENTION OUTLOT A BLOCK 1

26TH ST SW, 27TH ST SW, 1ST AVE SW, KEMP AVE W, 2ND AVE NW	
MAP PRAIRIE HAVEN SECOND ADDITION	
DATE: 01/17/2024	SCALE: NONE
DRAWN BY: MLL	CHECKED BY: JP
PROJECT NO: NA	
SHEET 01	

RESOLUTION NO. 25-18

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

WHEREAS, the developer, High Five Development LLC, 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:

Prairie Haven 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 18th 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. 25-18 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