



REQUEST FOR ACTION

Development Agreement with SCS Rochester LLC, for Savannah Rochester Subdivision

MEETING DATE:

May 4, 2026

ORIGINATING DEPT:

Public Works

AGENDA SECTION:

Consent Agenda

PRESENTER:

Dillon Dombrovski

Action Requested:

Authorizing a development agreement with SCS Rochester LLC, for a residential development to be known as Savannah Rochester Subdivision.

Report Narrative:

SCS Rochester LLC (Owner) owns real property consisting of approximately 30 acres lying east of 50th Ave NW and south of Badger Hills Dr NW. The owner has received separate permit approval for the Savannah Rochester Subdivision General Development Plan CD2024-003GDP and Major Land Subdivision CD2025-025PLAT. The Owner is also seeking separate approval for the development application CD2025-024SDP for a residential development. The Public Works team has coordinated with the Owner's representative to craft terms for a development agreement for the property that addresses items such as obligations related to construction of public infrastructure including public streets and utilities within the property, construction and maintenance of private storm water management facilities; terms for the dedication of public rights-of-way and other permanent and temporary easements; obligations related to pedestrian facilities; and terms for the payment of Public Works collected development-related charges. The Public Works team recommends approval of this agreement, which has been provided to the Owner for signing prior to execution and recording by the City.

Priorities & Foundational Principles:

Housing Access

Fiscal Responsibility and Sustainability

Policy Considerations & DEI Impact:

Execution of a development agreement will serve to memorialize the Owner's and the City's obligations related to the development of a property and will ensure the appropriateness of the development project within the greater framework of applicable City policies.

Prior Legislative Actions & Community Engagement:

September 8, 2025: Council Meeting - Major Land Subdivision No. CD2025-025PLAT approved

Fiscal & Resource Impact:

The Owner has paid a document preparation and recording fee for this agreement.

Alternative Action(s):

No alternative actions are suggested at this time.

Prepared By:

Mark Baker

Attachments:

[Cover Page](#)

[Development Agreement - SCS Rochester LLC for Savannah Rochester Subdivision](#)