When recorded, return to:
Clerk of the Board
P.O. Box 827
Florence AZ 85132

RESOLUTION NO. _____

A RESOLUTION OF THE PINAL COUNTY, ARIZONA, BOARD OF SUPERVISORS ACCEPTING INTO THE PINAL COUNTY HIGHWAY MAINTENANCE SYSTEM THE STREETS ASSOCIATED WITH BORGATA UNIT 1B, LOCATED IN SECTION 3 & 10, TOWNSHIP 3 SOUTH, RANGE 7 EAST, SUPERVISORY DISTRICT 1, RELEASING THE CURRENT FINANCIAL ASSURANCE(S), AND ACCEPTING MAINTENANCE BOND NO. TIC03005M.

WHEREAS, pursuant to A.R.S. § 11-822, Pinal County has authority to accept subdivision streets into the Pinal County Highway Maintenance System; and,

WHEREAS, this matter has been brought before the Pinal County Board of Supervisors (the "**Board**") by a request by the subdivision developer (the "**Developer**") and recommended by the Director of Public Works; and,

WHEREAS, the Pinal County Department of Public Works (the "**Department**") has found as follows:

1. All required subdivision improvements have been completed in accordance with Pinal County standards of design and construction (the "**Subdivision Improvements**");

2. Street and drainage design is in accordance with Pinal County standards for design and construction;

3. Construction of the Subdivision Improvements has been monitored by the Department of Public Works;

4. Certified as-built Mylars have been submitted by the Developer and accepted by the Department;

5. The required pavement finishing fee has been accepted by the Department;

6. Street rights-of-way have been duly dedicated; and

WHEREAS, provision has been made by law and ordinance whereby the Developer shall provide security to guarantee against damage to the Subdivision Improvements by on-site construction for a period of one year after acceptance of the Subdivision Improvements by the Board.

RESOLUTION NO. _____

NOW, THEREFORE, BE IT RESOLVED by the Pinal County Board of Supervisors that the Subdivision Improvements are hereby accepted by the Board; and,

BE IT FURTHER RESOLVED, that the streets identified and dedicated to the public in the Final Plat for Borgata Unit 1B, located in Section 3 & 10 Township 3 South, Range 7 East, Pinal County, Arizona are hereby accepted into the Pinal County Highway Maintenance System; and,

BE IT FURTHER RESOLVED, that Borgata Unit 1B is hereby released from the Subdivision Improvement Performance Bond for Construction of Subdivision Improvements (No. TIC03005); and,

BE IT FURTHER RESOLVED, that Maintenance Guarantee Bond No. TIC03005M in the amount of Three Hundred Twenty Nine Thousand Nine Hundred Sixty Three and 08/100 ($329,963.08) issued by Trisura Insurance Company is accepted by the Pinal County Board of Supervisors upon execution of this Resolution; and,

BE IT FURTHER RESOLVED, that this Resolution shall become effective upon recording of said Resolution with the Office of the County Recorder, Pinal County, Arizona.

PASSED AND ADOPTED this _____ day of _____, 2024, by the PINAL COUNTY BOARD OF SUPERVISORS.

_____
Chair of the Board

ATTEST:

_____
Clerk/Deputy Clerk of the Board

APPROVED AS TO FORM:

_____
Deputy County Attorney

Trisura Insurance Company
Surety's Name

MAINTENANCE BOND
Bond No. TIC03005M

KNOW ALL MEN BY THESE PRESENT, That we, Shea Homes Limited Partnership, a California Limited Partnership (Principle's Name) 8800 N. Gainey Center Drive, Suite 350 (Principal's Address), hereinafter called Principal, and Trisura Insurance Company (Surety's Name), 2 Stamford Plaza, Suite 1504, 281 Tresser Blvd., Stamford, CT 06901, (Surety's Address) hereinafter called Surety, are held and firmly bound unto Pinal County (Obligee's Name) 85 N. Florence Street, Florence, AZ 85132 (Obligee's Address), hereinafter called Obligee, in the full and just sum of Three Hundred Twenty-Nine Thousand Nine Hundred Sixty-Three and 08/100 Dollars ($ 329,963.08), lawful money of the United States, for the payment of which we bind ourselves, our heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, said Obligee has entered into a certain agreement with Pinal County (Owner's Name) a portion of which requires a one (1) year(s) maintenance bond covering workmanship and materials for the List of Improvements covered, hereinafter called Improvements, at Borgata Unit 1B (Project Name), West of N Thompson Road and W Mountain Vista Road intersection (Project Address), which Improvements have been or are about to be completed and accepted.

NOW, THEREFORE, if said improvements shall be free from defects of workmanship and materials, general wear and tear excepted, for a period of one (1) year(s) from the date of acceptance of said improvements, then this obligation shall be null and void; otherwise to remain in full force and effect.

Signed, sealed and dated this 2nd day of January, 2024.

Shea Homes Limited Partnership, a California Limited Partnership
Principal's Name

By: *See attached signature block

Witness as to Principal

Trisura Insurance Company
Surety's Name

By: Edward C. Spector, Attorney-in-Fact

Witness as to Surety
Tom Branigan

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of Los Angeles)

On JAN 02 2024 before me, Marina Tapia, Notary Public

Date *Here Insert Name and Title of the Officer*

Personally appeared Edward C. Spector

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

MARINA TAPIA
COMM. # 2333302
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My Comm. Expires Oct 7, 2024

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____

Signature of Notary Public

Place Notary Seal Above

---------- ***OPTIONAL*** ----------

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document _____ Document Date _____

Number of Pages _____ Signer(s) Other Than Named Above _____

Capacity(ies) Claimed by Signer(s)

Signer's Name _____	Signer's Name _____
☐ Corporate Officer—Title(s) _____	☐ Corporate Officer—Title(s) _____
☐ Partner ☐ Limited ☐ General	☐ Partner ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator
☐ Other _____	☐ Other _____
Signer Is Representing _____	Signer Is Representing _____

2 Stamford Plaza
Suite 1504, 281 Tresser Boulevard
Stamford, Connecticut 06901
us.surety@trisura.com

POWER OF ATTORNEY

Bond Number: TIC03005M
Bond issuance date: January 2, 2024

KNOW ALL MEN BY THESE PRESENTS: That **TRISURA INSURANCE COMPANY**, a corporation organized and existing under the laws of the State of Oklahoma, authorized to conduct a surety business, and having its principal place of business at 2 Stamford Plaza, Suite 1504, Tresser Boulevard, Stamford, Connecticut 06901, does hereby constitute and appoint:

Timothy J Noonan, Charles R Teter III, Janina Monroe, Laura L Plaisant, Jeffrey Prevost, Jennifer G Ochs, Martha Barreras, Michelle Haase, Edward C. Spector, D. Garcia, Marina Tapia, Ethan Spector, KD Wapato, B. Aleman, Simone Gerhard, Erin Brown, Rachel A. Mullen, Sarah Campbell, Jaren A. Marx, Sandra Corona

their true and lawful attorney(s)-in-fact to execute, seal and deliver for and on its behalf as surety, any and all bonds and undertakings, contracts of indemnity and other writings obligatory in the nature thereof, which are or may be allowed, required or permitted by law, statute, rule, regulation, contract or otherwise, and the execution of such instrument(s) in pursuance of these presents, shall be as binding upon the said **TRISURA INSURANCE COMPANY**, as fully and amply, to all intents and purposes, as if the same had been duly executed and acknowledged by their regularly elected officers at their principal offices.

This Power of Attorney is executed, and may be revoked, pursuant to and by authority of the By-Laws of **TRISURA INSURANCE COMPANY** and is granted under and by authority of the following resolution adopted by the Board of Directors of **TRISURA INSURANCE COMPANY** at a meeting duly held on the **11th** day of **December, 2020.**

"**RESOLVED**, that (1) the Chief Executive Officer, President, Executive Vice President, Senior Vice President, Vice President, or Secretary of the Corporation shall have the power to appoint, and to revoke the appointments of, Attorneys-in-Fact or agents with power and authority as defined or limited in their respective powers of attorney, and to execute on behalf of the Corporation and affix the Corporation's seal thereto, bonds, undertakings, recognizances, contracts of indemnity and other written obligations in the nature thereof or related thereto; and (2) any such Officers of the Corporation may appoint and revoke the appointments of joint-control custodians, agents for acceptance of process, and Attorneys-in-fact with authority to execute waivers and consents on behalf of the Corporation; and (3) the signature of any such Officer of the Corporation and the Corporation's seal may be affixed by facsimile to any power of attorney or certification given for the execution of any bond, undertaking, recognizance, contract of indemnity or other written obligation in the nature thereof or related thereto, such signature and seals when so used whether heretofore or hereafter, being hereby adopted by the Corporation as the original signature of such officer and the original seal of the Corporation, to be valid and binding upon the Corporation with the same force and effect as though manually affixed."

IN WITNESS WHEREOF, **TRISURA INSURANCE COMPANY** have each executed and attested these presents

on this 25th day of February, 2022.

STATE OF Connecticut
County of Fairfield

George James, Chief Underwriting Officer, Surety

Trisura Insurance Company CORPORATE SEAL

On this **25th** day of **February, 2022**, before me came the individual who executed the preceding instrument, to me personally known, and, being by me duly sworn, said he is the therein described and authorized officer of **TRISURA INSURANCE COMPANY**; that the seals affixed to said instrument are the Corporate Seals of said Companies; that the said Corporate Seals and his signature were duly affixed by order of the Boards of Directors of said Companies.

IN TESTIMONY WHEREOF, I have hereunto set my hand affixed my Official Seal, at Fairfield, Connecticut the day and year first above written.

SERENA I. SZEKELY
Notary Public, State of Connecticut
My Commission Expires 10/31/2026

Serena I Szekely seal

, a Notary Public of Connecticut
My Commission Expires: **10/31/2026**

CERTIFICATION

I, the undersigned officer of **TRISURA INSURANCE COMPANY** do hereby certify that I have compared the foregoing copy of the Power of Attorney and affidavit, and the copy of the Sections of the By-Laws of said Companies as set forth in said Power of Attorney, with the originals on file in the home office of said companies, and that the same are correct transcripts thereof, and of the whole of the said originals, and that the said Power of Attorney has not been revoked and is now in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand on this day, JAN 02 2024

Richard Grant

Richard Grant, Vice President, U.S. Surety

TO CONFIRM AUTHENTICITY OF THIS BOND OR DOCUMENT EMAIL: us.surety@trisura.com

Bond Number: TIC03005M

SHEA HOMES LIMITED PARTNERSHIP,
a California limited partnership

By: _____
Name: David Garcia
Title: Assistant Secretary

By: _____
Name: Brian Murphy
Title: Assistant Secretary

Bond # TIC0300SM
Project Name: Borgata Unit 1B
Obligee: Pinal County

STATE OF ARIZONA)
) ss.
County of Maricopa)

On January 30th, 20 24, before me, the undersigned Notary Public, personally appeared DAVID GARCIA and BRIAN MURPHY, known to me to be the persons whose names are subscribed on the within instrument and acknowledged that they are Assistant Secretary and Assistant Secretary of SHEA HOMES LIMITED PARTNERSHIP, a California limited partnership, and that they, having authority to do so, executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

Desi Hillsten
Notary Public

My Commission Expires:

08-07-2027

DESIREE HILLSTEN
Notary Public - Arizona
Maricopa County
Commission # 652723
My Comm. Expires Aug 7, 2027