

Attachment 1

Extension Request (Racetrack Subdivision)

Ryan Bradford & Eric Nuttall
Equity Smart Investments LP
5701 Lonetree Blvd, Suite 102
Rocklin, CA 95765

Date 2/4/2020

City Of Rocklin
Attn: Jennifer Schlaht
3970 Rocklin Rd.
Rocklin Ca 95677



RE: Racetrack Subdivision Rocklin, CA (SD-2014-0006)

Dear Jennifer Manzke

YRE2015-0005

We received your letter dated January 31, 2020 and are hereby requesting an extension for Equity Smart Investments LP. Please consider this letter as a formal request for a 2 year extension.

This project has taken longer than anticipated and we have been delayed due to working with PCWA and SPMUD to complete changes they requested we were not expecting and running across unexpected delays during construction with unmarked utilities. For example, we have come across a water line that was not on any recorded map and PCWA did not know existed. Dealing with it caused significant delays as we worked with PCWA to figure out what it was for, bypassing and recording it. Weather over the last couple months has set us back also. We had some delays working with the property owner, at the end of Racetrack, regarding some lot line adjustments that needed to be made.

We have completed the replacement of the sewer line and the laterals for each lot. The upgrading of the water line to 12" is under way and will be completed within 3 weeks. Please see our proposed timeline for finalization of construction below.

February 25, 2020 – Completion of all water line and underground utilities

March 1, 2020 – Finish paving and improvement work completed

Respectively,

A handwritten signature in blue ink, appearing to read 'Ryan Bradford'.

Ryan Bradford
Equity Smart Investments LP
(916) 230-5325