



MEMORANDUM

City of Venice

Engineering Department

TO: Edward Lavalley, City Manager

FROM: Kathleen Weeden, City Engineer

DATE: June 25, 2021

COUNCIL APPROVAL: Yes

MEETING DATE: July 13, 2021

STRATEGIC PLAN GOAL: Encourage and Support a Growing, Diverse Economy

SUBJECT: Fiore Final Plat, Declaration of Maintenance Responsibility and Developers Completion and Payment Bond from Neal Communities of Southwest Florida, LLC

Background: Neal Communities of Southwest Florida, LLC, has provided a Final Plat for Fiore, including a Declaration of Maintenance Responsibility, Developers Completion and Payment Bond for \$3,950,958.98 to guarantee completion of the common area improvements. The bond amount is based on the submitted signed & sealed engineer's cost estimate. The Supplemental Declaration of Covenants, Conditions, and Restrictions for Fiore have been executed and will be recorded by the City Clerk's Office with the Final Plat upon approval.

Requested Action: Accept the Declaration of Maintenance Responsibility, Developers Completion and Payment Bond in the Amount of \$3,950,958.98 from Neal Communities of Southwest Florida, LLC, and Authorize the Mayor, City Attorney and City Engineer to Sign Fiore Final Plat.

If for an agenda item, this document and any associated backup created by City of Venice staff has been reviewed for ADA compliance: Yes

City Attorney Review/Approved: Yes

Risk Management Review: N/A

Finance Department Review/Approved: N/A

Funds Availability (account number): N/A

ORIGINAL(S) ATTACHED: Provided to City Clerk's Office