

RESOLUTION NO. 2021-03

A RESOLUTION OF THE CITY OF VENICE, FLORIDA, ACCEPTING UTILITIES AND IMPROVEMENTS INSTALLED BY ARCTA DEL SOL, LLC, AND ACCEPTING A ONE YEAR DEVELOPERS CASH MAINTENANCE BOND AND BILL OF SALE, AND PROVIDING AN EFFECTIVE DATE (ARCATA DEL SOL)

WHEREAS, Arcata del Sol, LLC, hereinafter referred to as "Developer", has installed potable water distribution lines, reclaimed water distribution lines and necessary appurtenances for the rendering of water services to the following described property: Arcata del Sol; generally located on East Venice Avenue between Country Club Way and Home Park Road; and

WHEREAS, Developer, in accordance with the City of Venice Resolution No. 853-84 is desirous of turning over said improvements to the City of Venice; and

WHEREAS, the construction and installation of said improvements complies with the rules and regulations of the City of Venice; and

WHEREAS, Developer has submitted the documentation required by City of Venice Resolution No. 853-84, including a one-year cash maintenance bond and said documentation is acceptable.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VENICE, FLORIDA, as follows:

SECTION 1. The above Whereas clauses are ratified and confirmed as true and correct.

SECTION 2. The potable water distribution lines, reclaimed water distribution lines and necessary appurtenances, in the area above described, are hereby accepted as part of the water system of the City of Venice, Florida.

SECTION 3. The Bill of Sale attached hereto as Exhibit "1", is hereby accepted by the City of Venice, Florida.

SECTION 4. The one-year developer's cash maintenance bond attached hereto as Exhibit "2", is hereby accepted by the City of Venice, Florida.

SECTION 5. This Resolution shall take effect immediately upon its approval and adoption as required by law.

ADOPTED BY THE CITY COUNCIL OF THE CITY OF VENICE, FLORIDA, AT A MEETING HELD ON THE 27TH DAY OF APRIL 2021.

Ron Feinsod, Mayor, City of Venice

ATTEST:

Lori Stelzer, MMC, City Clerk

I, Lori Stelzer, MMC, City Clerk of the City of Venice, Florida, a municipal corporation in Sarasota County, Florida, do hereby certify that the foregoing is a full and complete, true and correct copy of a Resolution duly adopted by the City Council of the City of Venice, Florida, at a meeting thereof duly convened and held on the 27th day of April 2021, a quorum being present.

WITNESS my hand and official seal of said City this 27th day of April 2021.

Lori Stelzer, MMC, City Clerk

(S E A L)

Approved as to form:

Kelly Fernandez, City Attorney

BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, that ARCATA DEL SOL, LLC, PARTY OF THE FIRST PART, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, to it paid by the CITY OF VENICE, PARTY OF THE SECOND PART, the receipt of which is hereby acknowledged, by these presents does grant, bargain, sell, transfer, and deliver unto the party of the second part, its successors and assigns, all those certain goods and chattels located in the County of Sarasota and the State of Florida, more particularly described as follows:

All pipelines, pipes, tees, ells, manholes, connections, cut-offs, fire hydrants, valves, and all other equipment used for, useful for, and/or in connection with, the water distribution and reclaim distribution systems constructed and installed by the party of the first part in the subdivision and lands described as follows:

Water and reclaimed water distribution lines to serve Arcata del Sol

It is the purpose and intent of the party of the first part to convey to the party of the second part, by this Bill of Sale, all property comprising said water distribution and reclaim collection systems to and within the above described property, together with all of the rights of the party of the first part arising out of any and all guarantees, performance bonds, contracts and agreements of the party of the first part in connection with said water distribution and reclaim collection systems.

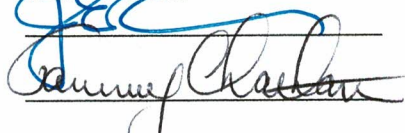
TOGETHER with every right, privilege, permit and easement of every kind and nature of the party of the first part, in and to and in connection with, the aforesaid water distribution and reclaim collection systems, reserving however, similar non-exclusive easement rights in party of the first part for other utility purposes.

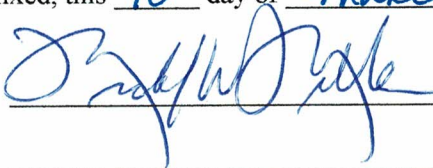
TO HAVE AND TO HOLD the same unto the party of the second part, its successors and assigns, forever.

AND THE PARTY OF THE FIRST PART does for itself and its successors covenant to and with the party of the second part, its successors and assigns, that it is the lawful owner of the above described goods and chattels and that the said property is free and clear of all liens, encumbrances, and charges whatsoever; that it has good right and lawful authority to sell the same as aforesaid, and that it does warrant to defend the title and the sale of the said properties hereby made, unto the said party of the second part, its successors and assigns, against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be signed and its name by its proper officers and its corporate seal to be affixed, this 10 day of March, 2024.

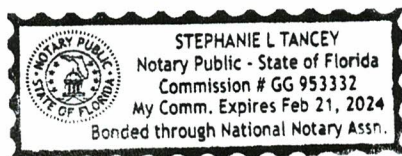
WITNESSES:


Michael W Miller


Michael W Miller

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 10 day of March, 2024, by Michael W Miller, as Manager of Arcata del Sol, LLC, by means of ☒ physical presence or ☐ online notarization, who is personally known to me or who produced _____ as identification.




Notary Public
Print Name: _____
My Commission Expires: _____

DEVELOPERS CASH MAINTENANCE BOND

KNOW ALL MEN BY THESE PRESENTS, that Arcata del Sol, LLC, herein called "Developer", is held and firmly bound unto the City of Venice, a municipal corporation, herein called "City", in the full and just sum of Twenty Two Thousand Thirteen Dollars and Seventy Four Cents (\$22,013.74) Dollars, lawful money of the United States of America, to the payment of which sum, well and truly to be made, the Developer binds itself, its heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Developer, to secure this obligation, has deposited with the City, the sum of \$22,013.74, which sum shall be held in a special account at a local bank or savings and loan association until this obligation is satisfied.

WHEREAS, the Developer has developed a Subdivision in Venice, Florida, known and identified as Arcata del Sol, and in connection therewith has installed, with the approval of the City Engineer, certain improvements identified on EXHIBIT A attached hereto.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS, that if the Developer shall promptly maintain, repair or replace said improvements as required by the City should said improvements, for whatever causes, require repair or replacement for a period of one year from the date of formal acceptance of said improvements by the City, and further that if the Developer shall pay any and all costs or expenses incidental to the performance of all work required to be performed hereunder, then this obligation shall be void and the cash deposit returned to the Developer, otherwise it shall remain in full force and effect.

In the event the Developer fails to satisfactorily perform any repair or maintenance work required herein within fifteen (15) days of a written request from the City, then the Developer shall be in default and the City shall have, in addition to all other rights, the immediate right to make or cause to be made, any such repairs and pay all costs, both direct and incidental, from the proceeds of this bond.

The City shall be entitled to its reasonable attorney's fees and costs in any action at law or equity, including appellate court actions, to enforce the City's rights under this bond.

IN WITNESS WHEREOF, the Developer has caused these presents to be duly executed on the 10 day of March, 2021.

ATTEST:

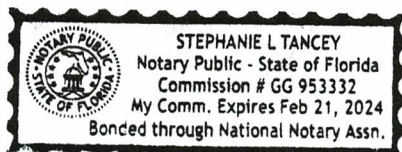
[Signature]
Witness

DEVELOPER: Arcata del Sol, LLC

[Signature]
Manager

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 10 day of March, 2021, by Michael W Miller, as Manager of Arcata del Sol, LLC, by means of ☒ physical presence or ☐ online notarization, who is personally known to me or who produced _____ as identification.



[Signature]
Notary Public
Print Name: _____
My Commission Expires: _____



Professional Engineering Resources, Inc.

Engineering, Planning, Permitting

February 3, 2021

Ms. Kathleen Weeden, P.E.
City Engineer
Engineering Department
City of Venice
401 West Venice Avenue
Venice, FL 34285

RE: Arcata del Sol
PEER Job No.: 17-2288

Dear Ms. Weeden:

This letter is to certify that the final costs of the installation of the water distribution system and reclaim system serving the Arcata del Sol Place project that are to be turned over to the City of Venice are:

Water Distribution System Cost = \$ 140,387.00

Reclaim Distribution System Cost = \$ 6,371.25

Total = \$ 146,758.25

Attached as Exhibit A is a cost breakdown.

The letter of credit maintenance bond amount is \$ 22,013.74.

Thank you for your expeditious attention and cooperation.

Sincerely,

Paul V. Sherma, P.E.

cc: Mr. Mike Miller

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ARCATA DEL SOL
WATER AND RECLAIM COSTS

NO.	ITEM	QUANTY	UNITS	UNIT PRICE	COST
<u>DOMESTIC WATER</u>					
1.	6" DIRECTIONAL BORE	120	LF	\$80.00	\$9,600.00
2.	6" WATER MAIN W/ FITTINGS, MEGALUGS AND VALVE BOXES	1,348	LF	\$30.00	\$40,440.00
3.	6" X 6" WATER MAIN CUT-IN TEE WITH VALVE	1	EA	\$3,250.00	\$3,250.00
4.	8" X 6" TAPPING SLEEVE & VALVE	1	EA	\$3,800.00	\$3,800.00
5.	6" X 1" TAPPING SADDLES W/ CORP	40	EA	\$425.00	\$17,000.00
6.	1" WATER SERVICE	526	LF	\$9.50	\$4,997.00
7.	1" CURB STOP	40	EA	\$325.00	\$13,000.00
8.	1 RP BACKFLOW PREVENTOR	20	EA	\$925.00	\$18,500.00
9.	1" DBL CHECK BACKFLOW PREVENTOR	20	EA	\$850.00	\$17,000.00
10.	JUMBO METER BOXES	20	EA	\$105.00	\$2,100.00
11.	FIRE HYDRANT ASSEMBLIES	1	EA	\$5,600.00	\$5,600.00
12.	SAMPLE POINTS	2	EA	\$750.00	\$1,500.00
13.	4" x 2" SADDLE	1	EA	\$1,100.00	\$1,100.00
14.	WATER MAIN TESTING	1	LS	\$2,500.00	<u>\$2,500.00</u>
				SUBTOTAL	\$140,387.00
<u>RECLAIM</u>					
1.	18" X 2" TAPPING SADDLE	1	EA	\$2,450.00	\$2,450.00
2.	2" CORP STOP W/ VALVE BOX	1	EA	\$650.00	\$650.00
3.	1.5" METER ASSEMBLY	1	EA	\$1,850.00	\$1,850.00
4.	1.5" BRASS 90	2	EA	\$175.00	\$350.00
5.	1.5" POLY	15	LF	\$14.75	\$221.25
6.	ROW & SWALE RESTORATION W/ SOD	1	LS	\$850.00	<u>\$850.00</u>
				SUBTOTAL	\$6,371.25
				TOTAL	\$146,758.25

EXHIBIT A

