



MEMORANDUM

City of Venice

Engineering Department

TO: Edward Lavalley, City Manager

FROM: Kathleen Weeden, City Engineer

DATE: October 29, 2020

COUNCIL APPROVAL: Yes

MEETING DATE: November 17, 2020

STRATEGIC PLAN GOAL: Upgrade and Maintain City Infrastructure and Facilities

SUBJECT: Accept Utility Easement from Capri Isles Golf, Inc.

Background: The Sarasota County Public Hospital District (“Hospital”) is currently developing Phase I of a project within the City of Venice, to include a 90-bed acute care hospital and 60,000 square foot medical office building, located south of Laurel Road, east of Pinebrook Road, and west of Interstate 75 (the “Property”). Pursuant to the Pre-Annexation Agreement for the Property, the Hospital is obligated to construct and pay the cost of extending and sizing all offsite and onsite water and sewer utility lines adequate for the City to supply both water and sewer service to the Property, and to convey all such facilities lines to the City together with such easements as may be required for access to and maintenance of the utility lines. While there is an existing City water line physically proximate to the Property, there is not currently a City sewer force main that is proximate to the Property; however, the City has plans in the near future to construct a new 24-inch sewer force main under Interstate 75 that will provide redundancy and increase capacity for the system, and also provide a closer point for the Hospital to connect to the City’s sewer system.

On June 11, 2019, the City and the Hospital entered into a Developer’s Agreement, which generally outlined the parties’ respective obligations related to the sewer line extensions, lift station, appurtenances and other facilities required to accomplish the Hospital’s connection to the City sewer system. The Developer’s Agreement also specified that the Hospital would pay a proportionate share of the City’s cost of design, permitting, easement(s) acquisition and construction of the new force main.

On July 21, 2020, the City and the Hospital entered into the subsequent Utility and Cost-Sharing Agreement providing greater specificity as to their respective responsibilities and contributions going forward. Under the Utility and Cost-Sharing Agreement, the City is responsible for obtaining an easement across the Waterford Golf Course to allow for a connection from the Hospital’s property to the City’s new 24” force main via a 6” force main as outlined in the attached easement. The easement

describes the corridor for the 6" force main that the Hospital will construct and turn over to the City. The Hospital has already obtained approved Construction Plans and Florida Department of Environmental Protection permit for said sewer force main.

Requested Action: Authorize the Mayor to Sign Acceptance by Grantee for Utility Easement from Capri Isles Golf Course, Inc.

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: Originals provided to City Clerk's Office