RESOLUTION NO. 2018-954

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A FINAL RELEASE OF LIEN, WARRANTY, AND BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH WATER LINES SERVING VANCO FARMS INDUSTRIAL COOLER LOCATED OFF E ST. JOHNS AVENUE AND STATE ROAD 207.

RECITALS

WHEREAS, Allsite Contracting, Inc., a Florida corporation, has executed and presented to the County a Final Release of Lien, and a Warranty, attached hereto as Exhibits “A,” and “B,” incorporated by reference and made a part hereof, for work performed at Vanco Farms Industrial Cooler located off E St. Johns Avenue and State Road 207; and

WHEREAS, Vanco Farms USA, LLC has executed and presented to the County a Bill of Sale and Schedule of Values, attached hereto as Exhibit “C,” incorporated by reference and made a part hereof, conveying all personal property associated with the water lines serving Vanco Farms Industrial Cooler located off E St. Johns Avenue and State Road 207; and

WHEREAS, the water lines have been installed within public right-of-way therefore no utility easement is needed; and

WHEREAS, St. Johns County Utility Department has reviewed and approved the documents mentioned above, as stated in a memo attached hereto as Exhibit “D,” incorporated by reference and made a part hereof.

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, as follows:

Section 1. The above recitals are incorporated by reference into the body of this Resolution and such recitals are adopted as findings of fact.

Section 2. The above described Final Release of Lien, Warranty, and Bill of Sale and Schedule of Values attached and incorporated hereto, are hereby accepted by the Board of County Commissioners.
Section 3. To the extent that there are typographical, scriveners or administrative errors that do not change the tone, tenor, or concept of this Resolution, then this Resolution may be revised without subsequent approval by the Board of County Commissioners.

Section 4. The Clerk of Court is instructed to record the Final Release of Lien and file the Warranty and Bill of Sale and Schedule of Values in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED this 31st day of August, 2018.

BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA

By: Henry Dean, Chair

ATTEST: Hunter S. Conrad, Clerk

By: Deputy Clerk

RENDITION DATE 8/24/18
EXHIBIT "A" TO RESOLUTION

FINAL RELEASE OF LIEN

UTILITY IMPROVEMENTS

The undersigned lienor, in consideration of the sum seventeen thousand three hundred ninety hereby waives and releases its lien and right to claim a lien for Water and Sewer labor, services or materials furnished through 4/16/2018 to Vanco Farms USA INC. to the following described property:

"SEE EXHIBIT A SCHEDULE OF VALUES FOR Vanco Farms Industrial Cooler"

The waiver and release does not cover any retention or labor, services, or materials furnished after the date specified.

IN WITNESS WHEREOF, the Lienor has caused this instrument to be duly executed and delivered by its duly authorized office on this 16th of April, 2018.

WITNESS:  

Sheila Lester  
Witness Signature

Print Witness Name

OWNER:  

Steven B. Bell  
Lienor’s Signature

Print Lienor’s Name

State of Florida  
County of Duval

The foregoing instrument was acknowledged before me this 16th day of April, 2018, by Steven Bell who is personally known to me or has produced as identification.

Notary Public

STEPHEN KIRKLAND  
State of Florida-Notary Public  
Commission # 1G 190318  
My Commission Expires  
February 26, 2022
## Water Mains (Size, Type & Pipe Class)

<table>
<thead>
<tr>
<th>Item</th>
<th>Unit</th>
<th>Quantity</th>
<th>Unit Cost</th>
<th>Total Cost</th>
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</thead>
<tbody>
<tr>
<td>6&quot; PVC DR-18</td>
<td>LF</td>
<td>230</td>
<td>$</td>
<td>$9,840.00</td>
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<tr>
<td>Water Valves (Size and Type)</td>
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<tr>
<td>8&quot; Gate Valve</td>
<td>Ea</td>
<td>3</td>
<td>$1,600.00</td>
<td>$4,800.00</td>
</tr>
<tr>
<td>2 1/2&quot; Flushing Hydrant Assembly</td>
<td>Ea</td>
<td>1</td>
<td>$</td>
<td>$1,900.00</td>
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<td></td>
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## Services (Size and Type)

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<tbody>
<tr>
<td>8&quot; Fire Service (16 if ~8&quot; PVC DR-18)</td>
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<td>1</td>
<td>$</td>
<td>$850.00</td>
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**Total Water System Cost:** $17,390.00
EXHIBIT "B" TO RESOLUTION

WARRANTY
UTILITY IMPROVEMENTS

Date: (4/4/2018)

Project Title: (Vanco Farms Industrial Cooler)
               St. Johns County, Florida

FROM: (Allsite Contracting Inc)
      (P.O. Box 331268)
      (Jacksonville Beach, FL 32233)

TO:    St. Johns County Utility Department
       Post Office Box 3006
       St. Augustine, Florida 32085

The undersigned warrants all its work performed in connection with the above project to be free from all defects in material and workmanship for a period of (1) year from the date of acceptance of the project by St. Johns County and agrees to remedy all defects arising with that period at its expense.

The term defects shall not be construed as embracing damage arising from misuse, negligence, Acts of God, normal wear and tear or failure to follow operating instructions.

Contractor:

[Signature]
Contractor’s Signature

[Signature]
Print Contractor’s Name

State of Florida
County of Duval

The foregoing instrument was acknowledged before me this 16th day of April 2018, by Steven Bell, who is personally known to me or has produced identification.

[Signature]
Notary Public

STEPHEN KIRKLAND
State of Florida-Notary Public
Commission # GG 180319
My Commission Expires February 26, 2022
BILL OF SALE
UTILITY IMPROVEMENTS
for
Vanco Farms Industrial Cooler

Vanco Farms USA, LLC. (the “Seller”) for and in consideration of the sum of Ten and No/100 Dollars ($10) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby grants, bargains, sells, transfers and delivers to ST. JOHNS. COUNTY, FLORIDA, a political subdivision of the State of Florida, the following personal property:

“SEE EXHIBIT A SCHEDULE OF VALUES”

The Seller does, for itself and its successors and assigns, covenant to and with St. Johns County and its successors and assigns, that it is lawful owner of said personal property; that the personal property is free of all encumbrances; that it has good rights to sell the same; and that it will warrant and defend the sale of the personal property against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, the Seller has caused this instrument to be duly executed and delivered by its duly authorized office on this 24th day of April, 2018.

WITNESS:__________________________

[Signature]

Witness Signature

Print Witness Name: Karina van Nieuwenhuyzen

OWNER:__________________________

[Signature]

Owner’s Signature

Print Owner’s Name: Phillip van Nieuwenhuyzen

State of Florida

County of St. Johns

The foregoing instrument was acknowledged before me this 24th day of April, 2018 by Phillip Van Nieuwenhuyzen, who is personally known to me or has produced as identification.

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Total Water System Cost: $17,390.00
INTEROFFICE MEMORANDUM

TO: Debbie Taylor, Real Estate Manager
FROM: Melissa Caraway, Utility Review Coordinator
SUBJECT: Vanco Farms Industrial Cooler
DATE: July 2, 2018

Please present the Bill of Sale, Schedule of Values, Release of Lien, and Warranty to the Board of County Commissioners (BCC) for final approval and acceptance of Vanco Farms Industrial Cooler.

After acceptance by BCC, please provide the Utility Department with a copy of the executed resolution for our files.

Your support and cooperation as always are greatly appreciated.