

RESOLUTION NO. 2018- 349

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 THE WATER, SEWER AND REUSE SYSTEMS TO SERVE MILL CREEK NORTH STORAGE FACILITY LOCATED OFF SR 16.

RECITALS

WHEREAS, Beemer & Associates XL, LLC, a Florida limited liability company, has executed and presented to the County a Bill of Sale and Schedule of Values attached hereto as Exhibit "A" incorporated by reference and made a part hereof, conveying all personal property associated with the water, sewer and reuse systems to serve Mill Creek North Storage Facility located off SR 16; and

WHEREAS, DNS Contracting, LLC, a Florida limited liability company has executed and presented to the County a Final Release of Lien and a Warranty for work performed at Mill Creek North Storage Facility, attached hereto as Exhibits "B" and "C", incorporated by reference and made a part hereof; 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.

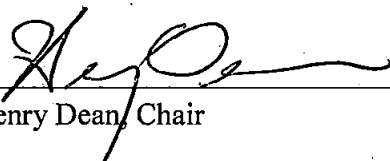
Section 2. The above described Bill of Sale and Schedule of Values, Final Release of Lien, and Warranty, attached and incorporated hereto, are hereby accepted by the Board of County Commissioners.

Section 3. To the extent that there are typographical, scrivener 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 the Court is instructed to record the original Final Release of Lien and file the Warranty and Bill of Sale in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED this 16 day of October, 2018.

**BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA**

By: 
Henry Dean, Chair

ATTEST: Hunter S. Conrad, Clerk


Deputy Clerk

RENDITION DATE 10/18/18

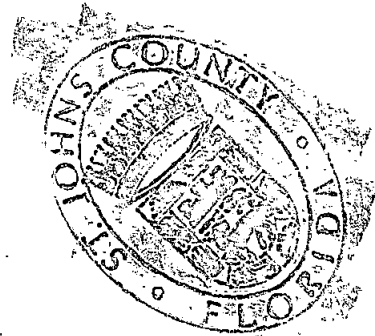


EXHIBIT "A" TO RESOLUTION



BILL OF SALE
UTILITY IMPROVEMENTS
for

Mill Creek North Storage Facility

Beemer & Associates XL 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 FOR Mill Creek North Storage Facility, 2900 SR-16, St. Augustine, Florida 32092

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 11 of May, 2018.

WITNESS:

[Signature]
Witness Signature

David N. Polotte
Print Witness Name

OWNER:

[Signature]
Owner's Signature

Elaine D. Ashourian
Print Owner's Name

State of Florida
County of Osceola

The foregoing instrument was acknowledged before me this 11th day of May, 2018 by Elaine D. Ashourian who is personally known to me or has produced known as identification.

[Signature]
Notary Public



EXHIBIT "A" TO BILL OF SALE



St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: Mill Creek North
 Contractor: DNS Contracting
 Developer: Ash Properties

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Water Mains (Size, Type & Pipe Class)				
10" C900 DR-18	LF	78	\$ 35.72	\$ 2,786.16
12" DR-11 HDPE - HDD	LF	105	\$ 128.76	\$ 13,519.80
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Water Valves (Size and Type)				
12" x 10" Tap Sleeve and Valve	Ea	1	\$ 7,159.60	\$ 7,159.60
8" Gate	Ea	1	\$ 1,640.23	\$ 1,640.23
4" Gate	Ea	1	\$ 975.00	\$ 975.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Hydrants Assembly (Size and Type)				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Services (Size and Type)				
4" C900 DR-18	Ea	1	\$ 9,893.11	\$ 9,893.11
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			Total Water System Cost	\$ 35,973.90



St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: Mill Creek North
 Contractor: DNS Contracting
 Developer: Ash Properties

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Force Mains (Size, Type & Pipe Class)				
4" C900 DR-18	LF	88	\$ 11.04	\$ 971.52
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Sewer Valves (Size and Type)				
12" x 4" Tap Sleeve and Valve	Ea	1	\$ 4,673.34	\$ 4,673.34
4" Gate	Ea	1	\$ 985.60	\$ 985.60
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Gravity Mains (Size, Type & Pipe Class)				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Laterals (Size and Type)				
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
Manholes (Size and Type)				
4-6 foot deep	EA		\$ -	\$ -
6-8 foot deep	EA		\$ -	\$ -
8-10 foot deep	EA		\$ -	\$ -
10-12 foot deep	EA		\$ -	\$ -
> 12 foot deep	EA		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Lift Station				
Mechanical Equipment	Lump Sum		\$ -	\$ -
Process Piping	Lump Sum		\$ -	\$ -
Process Structure	Lump Sum		\$ -	\$ -
Process Electrical Equipment	Lump Sum		\$ -	\$ -
Other Improvements	Lump Sum		\$ -	\$ -
Total Sewer System Cost				\$ 6,630.46



St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: Mill Creek North
 Contractor: DNS Contracting
 Developer: Ash Properties

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Reuse Mains (Size, Type & Pipe Class)				
4" C900 DR-18	LF	85	\$ 13.67	\$ 1,161.95
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Reuse Valves (Size and Type)				
8" x 4" Tap Sleeve and Valve	Ea	1	\$ 4,448.53	\$ 4,448.53
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Hydrants (Size and Type)				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Sevices (Size and Type)				
2" SDR-9	Ea	1	\$ 1,288.81	\$ 1,288.81
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Total Reuse System Cost				\$ 6,899.29

EXHIBIT "B" TO RESOLUTION



FINAL RELEASE OF LIEN

UTILITY IMPROVEMENTS

The undersigned lienor, in consideration of the sum of \$ 49,503.65, hereby waives and releases its lien and right to claim a lien for Water, Sewer and Re-Use Water labor, services or materials furnished through 11 January 2018 to Beemer & Associates XL LLC to the following described property:

Mill Creek North Storage Facility, 2900 SR-16, St Augustine, Florida 32092

Please see attached Schedule of Values for Mill Creek North Storage Facility

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 10th of May, 2018.

WITNESS:

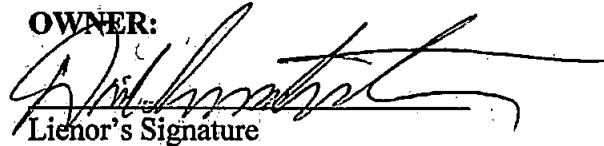


Witness Signature

Jim Durin

Print Witness Name

OWNER:



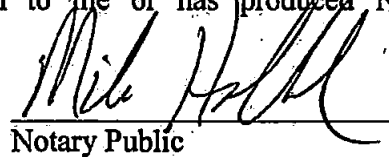
Lienor's Signature

David N Sundstrom

Print Lienor's Name

State of Florida
County of Duval

The foregoing instrument was acknowledged before me this 25th day of May, 2007, by David N Sundstrom who is personally known to me or has produced N/A as identification.



Notary Public





St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: Mill Creek North
 Contractor: DNS Contracting
 Developer: Ash Properties

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Water Mains (Size, Type & Pipe Class)				
10" C900 DR-18	LF	78	\$ 35.72	\$ 2,786.16
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8" Gate	Ea	1	\$ 1,640.23	\$ 1,640.23
4" Gate	Ea	1	\$ 975.00	\$ 975.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Hydrants Assembly (Size and Type)				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
Sevices (Size and Type)				
4" C900 DR-18	Ea	1	\$ 9,893.11	\$ 9,893.11
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
Total Water System Cost			\$	35,973.90



St. Johns County Utility Department
Asset Management
Schedule of Values

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 Contractor: DNS Contracting
 Developer: Ash Properties

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	LF		\$ -	\$ -
	LF		\$ -	\$ -
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12" x 4" Tap Sleeve and Valve	Ea	1	\$ 4,673.34	\$ 4,673.34
4" Gate	Ea	1	\$ 985.60	\$ 985.60
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Gravity Mains (Size, Type & Pipe Class)				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Laterals (Size and Type)				
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
Manholes (Size and Type)				
4-6 foot deep	EA		\$ -	\$ -
6-8 foot deep	EA		\$ -	\$ -
8-10 foot deep	EA		\$ -	\$ -
10-12 foot deep	EA		\$ -	\$ -
> 12 foot deep	EA		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Lift Station				
Mechanical Equipment	Lump Sum		\$ -	\$ -
Process Piping	Lump Sum		\$ -	\$ -
Process Structure	Lump Sum		\$ -	\$ -
Process Electrical Equipment	Lump Sum		\$ -	\$ -
Other Improvements	Lump Sum		\$ -	\$ -
			Total Sewer System Cost	\$ 6,630.46



St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: Mill Creek North
 Contractor: DNS Contracting
 Developer: Ash Properties

	UNIT	QUANTITY	UNIT COST	TOTAL COST
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8" x 4" Tap Sleeve and Valve	Ea	1	\$ 4,448.53	\$ 4,448.53
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Hydrants (Size and Type)				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Sevices (Size and Type)				
2" SDR-9	Ea	1	\$ 1,288.81	\$ 1,288.81
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			Total Reuse System Cost	\$ 6,899.29

EXHIBIT "C" TO RESOLUTION



WARRANTY
UTILITY IMPROVEMENTS

Date: 11 January 18

Project Title: Mill Creek North
St. Johns County, Florida

FROM: DNS Contracting, LLC
1517 Faye Road
Jacksonville, Florida 32218

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:

David N Sundstrom

State of Florida
County of Duval

The foregoing instrument was acknowledged before me this 8th day of June, 2018, by David N Sundstrom who is personally known to me or has produced N/A as identification.

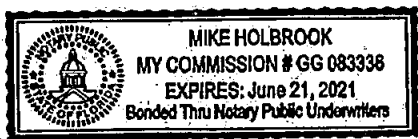

Notary Public

EXHIBIT "D" TO RESOLUTION



St. Johns County Board of County Commissioners

Utility Department

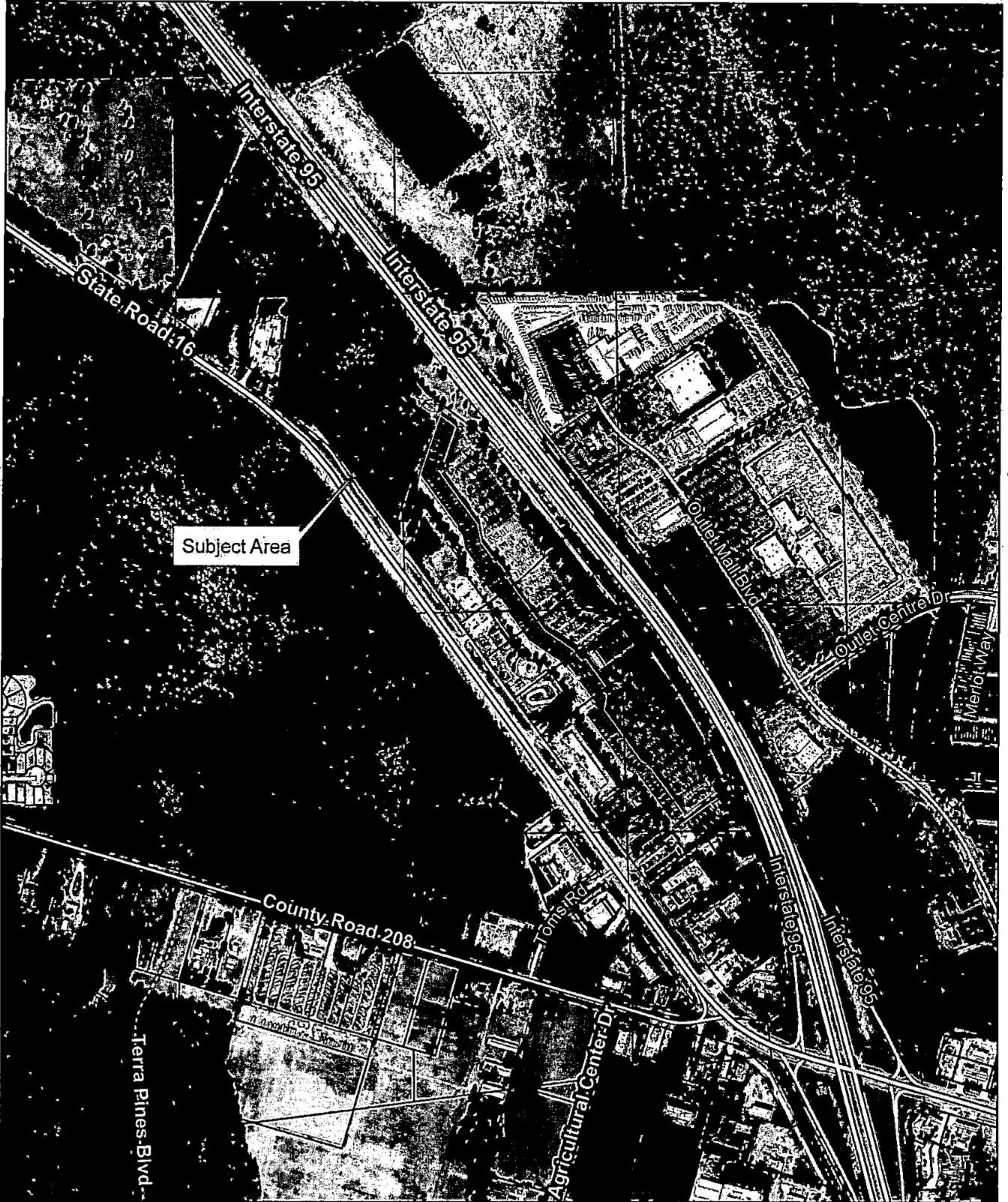
INTEROFFICE MEMORANDUM


TO: Debbie Taylor, Real Estate Manager
FROM: Melissa Caraway, Utility Review Coordinator
SUBJECT: Ash Properties Storage Facility
DATE: July 26, 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 Ash Properties Storage Facility.

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.




 2016 Aerial Imagery
 0 400 800
 Feet
 September 5, 2018

Bill of Sale, Final
 Release of Lien, and Warranty

**Mill Creek North
 Storage Facility**

Land Management
 Systems
 Real Estate
 Division
 (904) 209-0782

Disclaimer:
 This map is for reference use only.
 Data provided are derived from multiple
 sources with varying levels of accuracy.
 The St. Johns County Real Estate
 Division disclaims all responsibility
 for the accuracy or completeness
 of the data shown hereon.

