

RESOLUTION NO. 2023- 266

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A BILL OF SALE, FINAL RELEASE OF LIEN AND WARRANTY ASSOCIATED WITH THE WATER AND SEWER SYSTEMS TO SERVE GARRISON SUBDIVISION LOCATED OFF US 1 N.

RECITALS

WHEREAS, DG Development Group, LLC, a Florida limited liability company, has executed and presented to St. Johns County a Bill of Sale with Schedule of Values, attached hereto as Exhibit “A”, incorporated by reference and made a part hereof, conveying all personal property associated with the water and sewer systems to serve Garrison Subdivision; and

WHEREAS, Allsite Contracting, Inc., a Florida corporation, has executed and presented to the County a Final Release of Lien and Warranty for work performed along US1 N to serve Garrison Subdivision, attached hereto as Exhibits “B” and “C”, incorporated by reference and made 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, Final Release of Lien and Warranty, attached and incorporated hereto, are hereby accepted by the Board of County Commissioners.

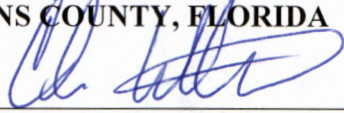
Section 3. To the extent that there are typographical and/or administrative errors that do not change the tone, tenor or concept of this Resolution, then this Resolution may be revised without subsequent approval by the Board of County Commissioners.

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

PASSED AND ADOPTED by the Board of County Commissioners this 16th day of August, 2023.

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

Rendition Date AUG 03 2023

By: 
Christian Whitehurst, Chair

ATTEST: Brandon J. Patty, Clerk of
the Circuit Court & Comptroller


Deputy Clerk



ST. JOHNS COUNTY UTILITY DEPARTMENT
3F - CLOSEOUT - BILL OF SALE

PROJECT: Garrison Subdivision (Phase II)

DG DEVELOPMENT GROUP LLC, 1793 ATLANTIC BEACH, FL 32703

Owners Name and Address, (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 the project listed above. (Note: The description listed should match the description listed on the "Release of Lien")

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 7 of October, 2022.

WITNESS:

[Signature]
Witness Signature

LUKE GILLIAM
Witness Print Name

OWNER:

[Signature]
Owner Signature

DAVID L. HASE
Owner Print Name

STATE OF Florida
COUNTY OF Duval

The foregoing instrument was acknowledged before me by means of X physical presence or _____ online notarization, this 7 day of October, 2022, by

David L. Hase as owner for land development.

Colleen Hickey
Notary Public
My Commission Expires: 11/30/2025

Personally Known or Produced Identification
Type of Identification Produced Driver License





St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: GARRISON SUB DIVISION SUB CON 21-31
 Contractor: ALLSITE CONTRACTING, INC.
 Developer: DG DEVELOPMENT GROUP, LLC

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Water Mains (Size, Type & Pipe Class)				
8" DR 18	LF	1180	\$ 85.00	\$ 100,300.00
6" DR 18	LF	20	\$ 55.00	\$ 1,100.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Water Valves (Size and Type)				
8" GATE	Ea	4	\$ 2,075.00	\$ 8,300.00
6" GATE	Ea	2	\$ 1,650.00	\$ 3,300.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Hydrants Assembly (Size and Type)				
MUELLER (Super Centurion 250)	Ea	2	\$ 5,250.00	\$ 10,500.00
			\$ -	\$ -
			\$ -	\$ -
Sevices (Size and Type)				
SHORT SINGLE	Ea	3	\$ 800.00	\$ 2,400.00
SHORT DOUBLE	Ea	5	\$ 950.00	\$ 4,750.00
LONG SINGLE	Ea	3	\$ 850.00	\$ 2,550.00
LONG DOUBLE	Ea	2	\$ 1,200.00	\$ 2,400.00
Total Water System Cost				\$ 135,600.00



St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: GARRSION SUB DIVISION SUB CON 21-31
 Contractor: ALLSITE CONTRACTING, INC.
 Developer: DG DEVELOPMENT GROUP, LLC

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Force Mains (Size, Type & Pipe Class)				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Sewer Valves (Size and Type)				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Gravity Mains (Size, Type & Pipe Class)				
8" SDR 26	LF	798	\$ 96.00	\$ 76,608.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Laterals (Size and Type)				
6" SDR 26	EA	20	\$ 1,500.00	\$ 30,000.00
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
Manholes (Size and Type)				
4-6 foot deep	EA		\$ -	\$ -
6-8 foot deep	EA	3	\$ 7,000.00	\$ 21,000.00
8-10 foot deep	EA	1	\$ 9,000.00	\$ 9,000.00
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				\$ 136,608.00



ST. JOHNS COUNTY UTILITY DEPARTMENT
3C - CLOSEOUT - RELEASE OF LIEN
UTILITY IMPROVEMENTS

The undersigned lienor, in consideration of the sum

Two hundred seventy two thousand two hundred eight dollars and 00/100

hereby waives and releases its lien and right to claim a lien for Water and Sewer labor, services or materials furnished through

10/4/22 to DG DEVELOPMENT GROUP, LLC

Date Developer's/Owner's Name)

to the following described property:

"SEE EXHIBIT A SCHEDULE OF VALUES FOR
GARRISON SUB DIVISION SUBCON 21-31

PROJECT NAME

Note: The description listed should match the description listed on the "Bill of Sale".

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 7 day of DEC, 2022.

WITNESS:

Deborah A Carter

Witness Signature

DEBORAH A. CARTER

Print Witness Name

OWNER:

Steven R Bell

Lienor's Signature

STEVEN R. BELL

Print Lienor's Name

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 7 day of DEC, 2022, by

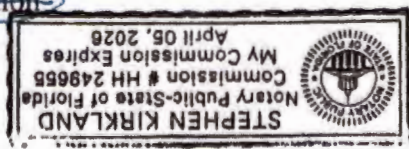
STEVEN R. BELL as CEO for

AUSITE CONTRACTING, INC

Stephen R Bell
Notary Public

My Commission Expires: 4-5-26

Personally Known or Produced Identification
Type of Identification Produced





St. Johns County Utility Department
Asset Management
Schedule of Values

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St. Johns County Utility Department
Asset Management
Schedule of Values

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			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
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Process Structure	Lump Sum		\$ -	\$ -
Process Electrical Equipment	Lump Sum		\$ -	\$ -
Other Improvements	Lump Sum		\$ -	\$ -
Total Sewer System Cost				\$ 136,608.00

Exhibit "C" to Resolution
ST. JOHNS COUNTY UTILITY DEPARTMENT
3E - CLOSEOUT - WARRANTY

Date: 10/4/22
Project Title: GARRISON SUB DIVISION SUBCON 21-31
FROM: ALLSITE CONTRACTING, INC.
Contractor's Name
Address: 5845 CISCO DRIVE WEST
JAX, FLORIDA 32219

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:

ALLSITE CONTRACTING, INC

Print Contractor's Name



Contractor's Signature **STEVEN R. BELL**

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me by means of physical presence or _____
on-line notarization, this 4th day of October, 2022, by
Steven Bell as President for
Allsite Contracting Inc


Notary Public
My Commission Expires: 4-5-26

Personally Known or Produced Identification
Type of Identification Produced





St. Johns County Board of County Commissioners

Utility Department

INTEROFFICE MEMORANDUM

TO: Debbie Taylor, Real Estate Manager
FROM: Melissa Caraway, Utility Review Coordinator
SUBJECT: Garrison Subdivision (ASBUILT 2022000104)
DATE: May 10, 2023

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 Garrison Subdivision.

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.



2021 Aerial Imagery

Date: 6/6/2023

Garrison Subdivision
Bill of Sale with Schedule of
Values, Final Release of
Lien & Warranty

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.

