

**Lee County Board Of County Commissioners  
Agenda Item Summary**

**Blue Sheet No. 20070146-UTL**

Developer Contributed Asset:

**1. ACTION REQUESTED/PURPOSE:**

Approve final acceptance, by Resolution, as a donation of water distribution and gravity collection system to provide potable water service, fire protection and sanitary sewer service to 14901 Summerlin Road a recently constructed commercial subdivision. This is a Developer Contributed asset project located on the east side of Summerlin Road approximately 1/3 mile north of Gladiolus Drive.

**2. FUNDING SOURCE:**

No funds required.

**3. WHAT ACTION ACCOMPLISHES:**

Provides adequate utility infrastructure to support development of the subject property and complies with the Lee County Utilities Operations Manual.

**4. MANAGEMENT RECOMMENDATION:** Approve.

**5. Departmental Category:** 10 - Utilities **CIOE**

**6. Meeting Date:** FEB 20 2007

**7. Agenda:**

- Consent
- Administrative
- Appeals
- Public
- Walk-On

**8. Requirement/Purpose: (specify)**

- Statute
- Ordinance
- Admin. Code
- Other Approval

**9. Request Initiated:**

Commissioner \_\_\_\_\_  
 Department Public Works  
 Division Utilities  
 By: Douglas L. Meurer  
**Douglas L. Meurer, P.E., Director**

**10. Background:**

The Board granted permission to construct on 08-14-01, Blue Sheet #20010852.  
 The installation has been inspected for conformance to the Lee County Utilities Operations Manual.  
 Satisfactory pressure and bacteriological testing of the water system has been completed.  
 Satisfactory pressure testing of the force main has been completed.  
 Satisfactory closed circuit television inspection of the gravity collection system has been performed.  
 Satisfactory lift station start-ups have been performed. (L/S#1107)  
 Record drawings have been received.  
 Engineer's Certification of Completion has been provided—copy attached.  
 Project Location Map—copy attached.  
 Warranty has been provided—copy attached.  
 Waiver of Lien has been provided—copy attached.  
 Certification of Contributed Assets has been provided—copy attached.  
 100% of the connection fees have been paid.  
 Funds are available for recording fees in:

Account No. OD5360748700.504930  
 (Util-Util Eng-Dep Clerk Fees for Recording & Filing)

SECTION 26 TOWNSHIP 45S RANGE 24E DISTRICT # 5 COMMISSIONER MANN

**11. Review for Scheduling:**

Department Director	Purchasing or Contracts	Human Res.	Other	County Attorney	Budget Services				County Manager/P.W. Director
					Analyst	Risk	Grants	Mgr.	
<u>J. Lavender</u> Date: <u>2-2-07</u>	N/A Date:	N/A Date:	<u>P.O.</u> T. Osterhout Date: <u>2/1</u>	<u>S. Coovert</u> Date: <u>2/5/07</u>	<u>ebw</u> Date: <u>2-5-07</u>	<u>MP</u> Date: <u>2/5/07</u>	<u>MP</u> Date: <u>2/5/07</u>	<u>J. Lavender</u> Date: <u>2-2-07</u>	

**12. Commission Action:**

- Approved
- Deferred
- Denied
- Other

RECEIVED BY
COUNTY ADMIN:
<u>2/ 11:45 AM</u>
<u>5 to EW</u>
COUNTY ADMIN
FORWARDED TO:
<u>2/ 3:00</u>
<u>16 to PR</u>

Rec. by CoAtty
Date: <u>2/2/07</u>
Time: <u>3:40pm</u>
Forwarded To:
<u>2/5/07</u>
<u>9:30Am</u>

RESOLUTION NO.

RESOLUTION ESTABLISHING UTILITY ACCEPTANCE OF  
DEVELOPER CONTRIBUTED ASSETS  
IN LEE COUNTY, FLORIDA

WHEREAS, it is the desire of "Ardmore Company, LLC" owner of record, to make a contribution to Lee County Utilities of water facilities (a water distribution system), and sewer facilities (a gravity collection system), serving "14901 SUMMERLIN ROAD"; and,

WHEREAS, Lee County Utilities requires proof of a Release of Lien, a Warranty (one-year) on all labor and materials, an accurate value of contributed assets, and right-of-way and/or easement-indemnity granted for all systems being contributed to Lee County Utilities; and,

WHEREAS, all of the above information has been received and approved as complete by Lee County Utilities; and,

WHEREAS, Lee County Utilities has recommended to the Board of County Commissioners that the above-named system be accepted for ownership, operation, and maintenance.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF LEE COUNTY, FLORIDA, that the above facilities, for a contributed value of **\$138,821.00** hereby ACCEPTED and acknowledged as an addition to Lee County Utilities.

THE FOREGOING RESOLUTION was offered by Commissioner \_\_\_\_\_ who moved for its adoption. The motion was seconded by Commissioner \_\_\_\_\_ and, upon being put to a vote, the vote was as follows:

- Commissioner Bob Janes: \_\_\_\_\_ (1)
- Commissioner Brian Bigelow: \_\_\_\_\_ (2)
- Commissioner Ray Judah: \_\_\_\_\_ (3)
- Commissioner Tammara Hall: \_\_\_\_\_ (4)
- Commissioner Frank Mann: \_\_\_\_\_ (5)

DULY PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

ATTEST:  
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS  
OF LEE COUNTY, FLORIDA

By: \_\_\_\_\_  
DEPUTY CLERK

By: \_\_\_\_\_  
CHAIR

APPROVED AS TO FORM

\_\_\_\_\_  
OFFICE OF COUNTY ATTORNEY

**BS 20070146-UTL**

COPY

LETTER OF COMPLETION

DATE: 9/8/2006

Department of Lee County Utilities  
Division of Engineering  
Post Office Box 398  
Fort Myers, FL 33902

Gentlemen:

This is to certify that the **water distribution and sanitary sewer** systems located in  
14901 Summerlin Road  
(Name of Development)

were designed by me and have been constructed in conformance with:  
**the approved plans and the approved specifications**

Upon completion of the work, we observed the following successful tests of the facilities:  
**Pressure Test(s) - Water Main , Low Pressure Test(s) - Gravity Main , Bacteriological Test ,  
TV Inspection, Mandrill - Gravity Main and Lift Station Start-up**

Very truly yours,

David R. Underhill, Jr., P.E. - Banks Engineering  
(Owner or Name of Corporation)

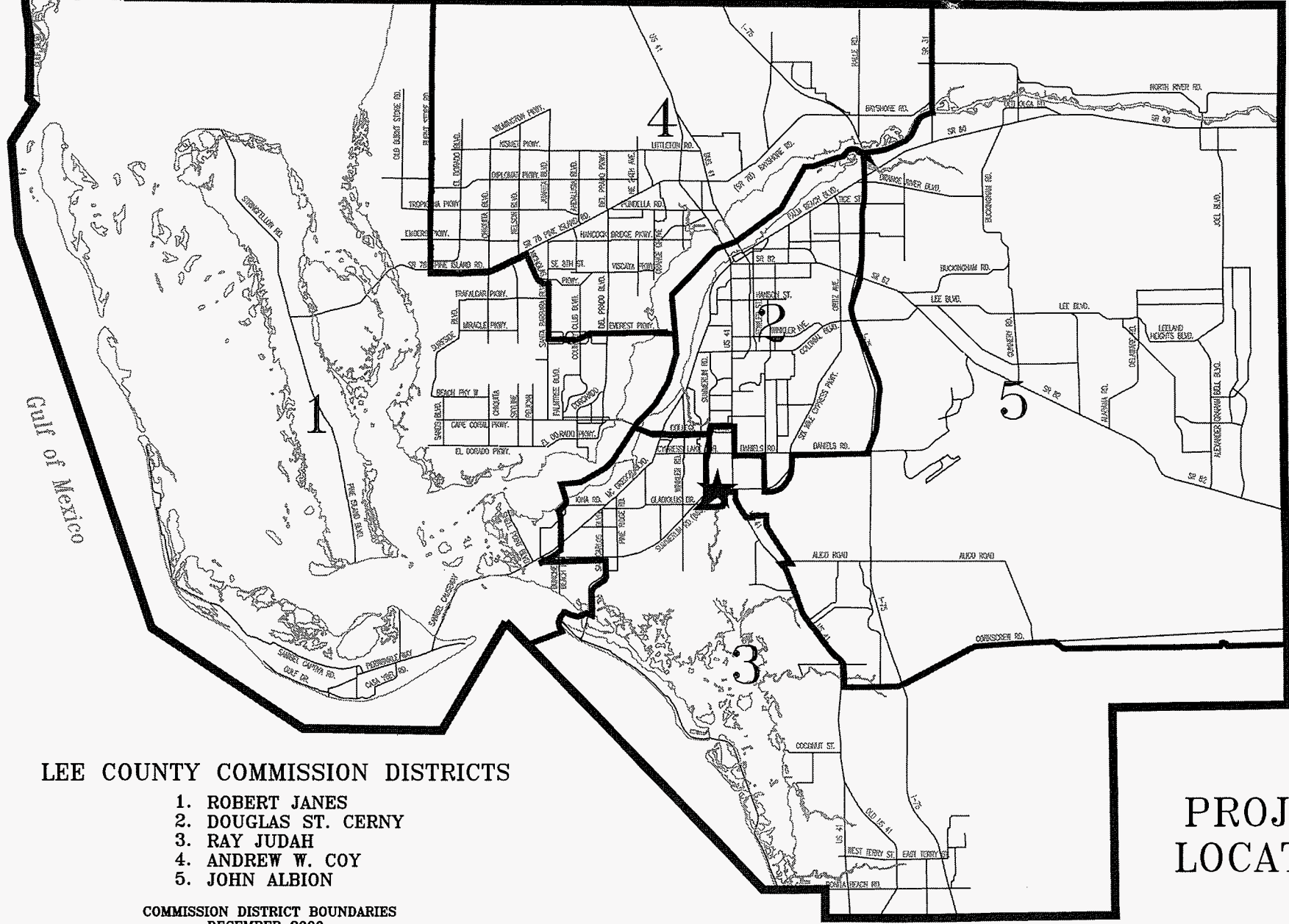
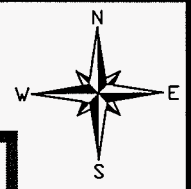
 9/26/06

(Signature)

Vice President  
(Title)

(Seal of Engineering Firm)

ARDMORE COMPANY LLC aka 14901 SUMMERLIN RD  
 26-45-24-00-00019.0000  
 COMMISSION DISTRICT #5 - MANN.



COPY

LEE COUNTY COMMISSION DISTRICTS

- 1. ROBERT JANES
- 2. DOUGLAS ST. CERNY
- 3. RAY JUDAH
- 4. ANDREW W. COY
- 5. JOHN ALBION

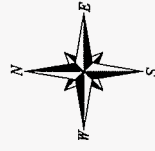
COMMISSION DISTRICT BOUNDARIES  
 DECEMBER 2000

PROJECT  
 LOCATION

COPY

ARDMORE COMPANY LLC aka 14901 SUMMERLIN RD

COMMISSION DISTRICT #5 - MANN



SUBJECT PARCEL

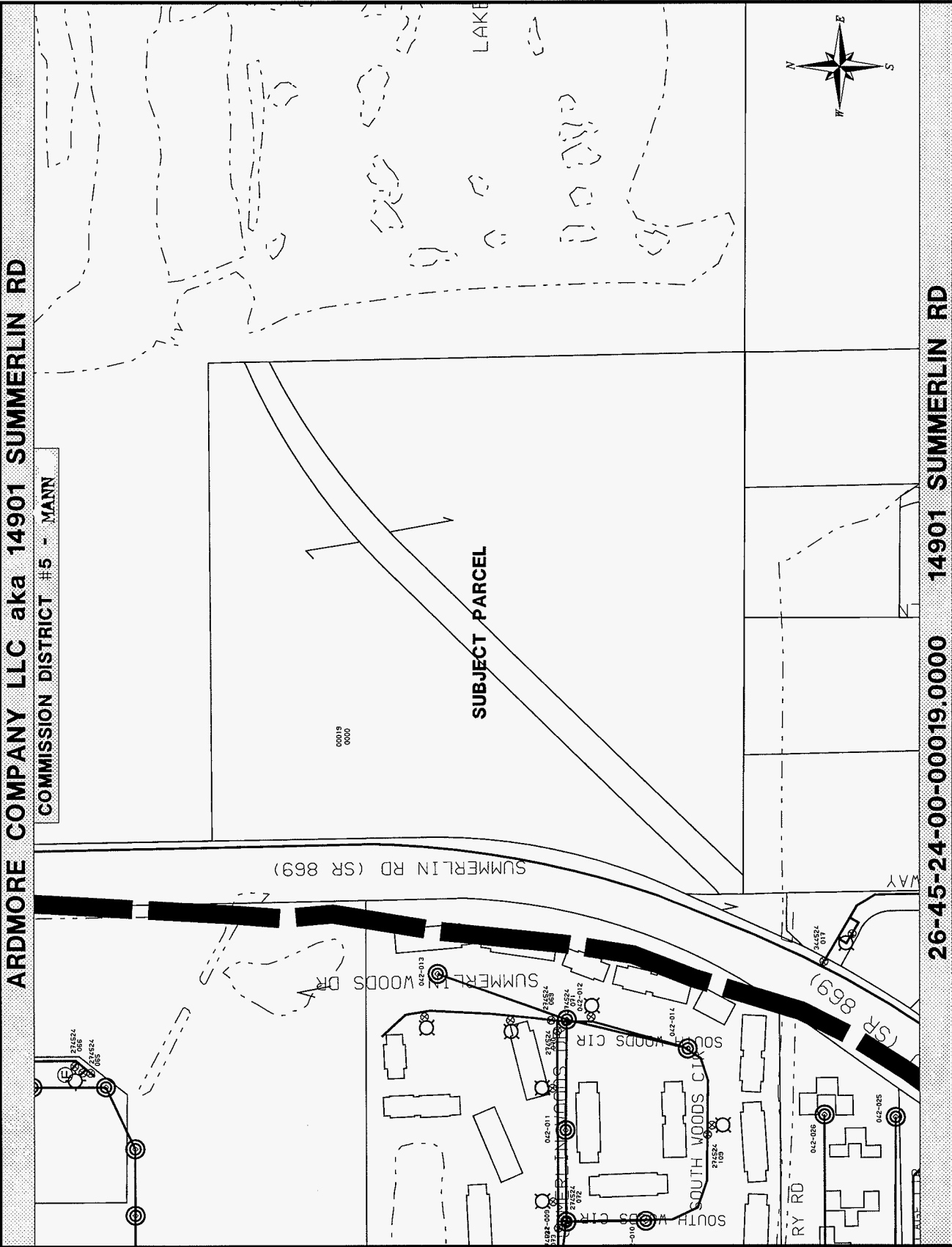
00019  
0000

SUMMERLIN RD (SR 869)

SUMMERLIN WOODS DR

(SR 869)

26-45-24-00-00019.0000 14901 SUMMERLIN RD



COPY

11.2

WARRANTY

THE UNDERSIGNED parties do hereby warrant and/or guaranty all work executed by the contractor on the water and sewer systems of 14901 Summerlin Road to be free from defects in material and workmanship for a period of one (1) year from the date of acceptance by the Lee County Board of County Commissioners. The undersigned parties further agree that they will, at their own expense, repair and replace all such defective work and all other work damaged by said defective work under this Warranty-Guaranty

It is furthermore understood that the consideration for the giving of this warranty and/or guaranty is the requirement by the General Conditions and Specifications under which the contract was let that such warranty and/or guaranty would be given.

Bethlehem Construction Corportion

(Name of Owner/Contractor)

BY: 

(Signature of Owner/Contractor)

STATE OF FL )

) SS:

COUNTY OF Lee )

The foregoing instrument was signed and acknowledged before me this 28 th day of JUNE, 2006 by Vincent Wolanin who is personally known to me - \_\_\_\_\_, and who did not take an oath.



Notary Public Signature

GRETCHEN KROHN

Printed Name of Notary Public



(Notary Seal & Commission Number)

COPY

WAIVER AND RELEASE OF LIEN  
UPON FINAL PAYMENT

The undersigned lienor, in consideration of the final payment in the amount of  
One Hundred Thirty-Eight Thousand Eight Hundred and Twenty-One Dollars(\$138,821.00 )  
hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished to  
Ardmore Company, LLC on the job of 14901 Summerlin Road to the following described property:

14901 Summerlin Road  
(Name of Development/Project)

water distribution and sanitary sewer systems  
(Facilities Constructed)

Fort Myers, Florida  
(Location)

26-45-24-00-00019.0000  
(Strap # or Section, Township & Range)

Dated on: September 22, 2006

By: [Signature]  
(Signature of Authorized Representative)

Bethlehem Construction Corporation  
(Name of Firm or Corporation)

By: Vincent Wolanin  
(Print Name of Authorized Representative)

Box 38001  
(Address of Firm or Corporation)

Title: Chairman

Albany, NY 12203-8001  
(City, State & Zip Of Firm Or Corporation)

Phone #: (518)456-9200 Ext.10

Fax#: ( ) - UNLISTED #

STATE OF FL )  
) SS:  
COUNTY OF Lee )

The foregoing instrument was signed and acknowledged before me this 22 nd day of September, 2006  
by Vincent Wolanin who is personally known to me - \_\_\_\_\_, and who did not take an oath.



(Notary Seal & Commission Number)

[Signature]  
(Notary Public Signature)

Ellen W. Lai  
(Printed Name of Notary Public)

## CERTIFICATION OF CONTRIBUTORY ASSETS

PROJECT NAME: 14901 Summerlin Road

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STRAP NUMBER: 26-45-24-00-00019.0000

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LOCATION: 14901 Summerlin Road

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OWNER'S NAME: Ardmore Company, LLC

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OWNER'S ADDRESS: P.O. Box 1515

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OWNER'S ADDRESS: Sanibel Island, FL 33957- 1515

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TYPE UTILITY SYSTEM: POTABLE WATER

(Please provide separate 'Certifications' for potable water, sanitary sewer and effluent reuse facilities.)

### DESCRIPTION AND COST OF MATERIAL, LABOR, AND SERVICES

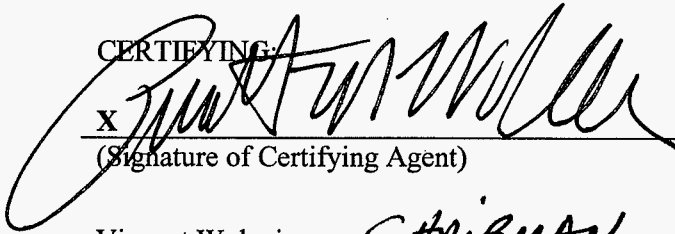
Please list each element of the system from the drop-down list provided.

<u>ITEM</u>	<u>SIZE</u>	<u>QUANTITY</u>	<u>UNIT</u>	<u>UNIT COST</u>	<u>TOTAL</u>
PVC C-905 DR-18	10"	822.0	LF	\$15.00	\$12,330.00
CL-50 DIP	10"	160.0	LF	\$25.00	\$4,000.00
FIRE HYDRANT ASSEMBLY		4.0	EA	\$2,250.00	\$9,000.00
SINGLE WATER SERVICE/COMPLETE	5/8"	5.0	EA	\$500.00	\$2,500.00
GATE VALVE	10"	5.0	EA	\$1,200.00	\$6,000.00
TAPPING SLEEVE W/VALVE	12"12"10"	1.0	EA	\$3,000.00	\$3,000.00
BLOW-OFF ASSEMBLY	10"	2.0	EA	\$1,700.00	\$3,400.00
PVC C-900 DR-18	6"	13.0	LF	\$13.00	\$169.00
<b>TOTAL</b>					<b>\$40,399.00</b>

(If more space is required, use additional forms(s).)



I do hereby certify that the quantities of material and services described above are a true and accurate representation of the as-installed cost of the system being contributed to Lee County and corresponds with the record drawings.

CERTIFYING:  
X   
(Signature of Certifying Agent)

Vincent Wolanin CHAIRMAN  
(Name & Title of Certifying Agent)

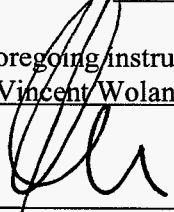
Bethlehem Construction Corporation  
(Name of Firm or Corporation)

Box 38001  
(Address of Firm or Corporation)

Albany, NY 12203 - 8001

STATE OF FL )  
) SS:  
COUNTY OF Lee )

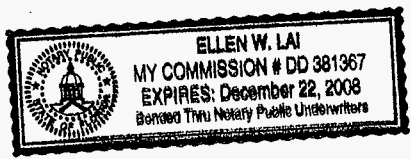
The foregoing instrument was signed and acknowledged before me this 22 nd day of September, 2006 by Vincent Wolanin who is personally known to me - \_\_\_\_\_, and who did not take an oath.

  
\_\_\_\_\_  
Notary Public Signature

Ellen Lai  
Printed Name of Notary Public

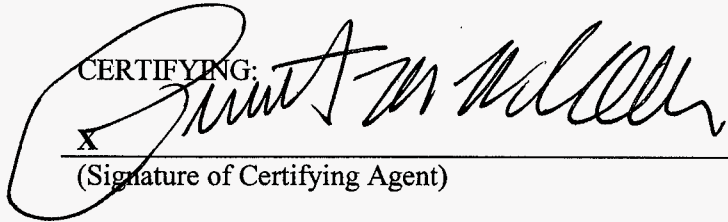
381367  
Notary Commission Number

(NOTARY SEAL)





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CERTIFYING:  
X   
\_\_\_\_\_  
(Signature of Certifying Agent)

Vincent Wolanin  
\_\_\_\_\_  
(Name & Title of Certifying Agent)


Bethlehem Construction Corporation  
\_\_\_\_\_  
(Name of Firm or Corporation)

Box 38001  
\_\_\_\_\_  
(Address of Firm or Corporation)

Albany, NY 12203 - 8001  
\_\_\_\_\_

STATE OF FL )  
) SS:  
COUNTY OF Lee )

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\_\_\_\_\_  
Notary Public Signature

Ellen W. Lai  
\_\_\_\_\_  
Printed Name of Notary Public

381367  
\_\_\_\_\_  
Notary Commission Number



(NOTARY SEAL)