

COMMISSION MEETING AGENDA ITEM

TOWN OF LADY LAKE, FLORIDA

AGENDA ITEM TITLE

Consideration of the Acceptance, Conveyance, and Payment of the 18-Inch Lady Lake CR 25 Sewer Line Extension Improvements Constructed from Oak Street North along County Road 25 to Fennell Blvd., Including Utility Easement on Private Property Identified by Alternate Key 3305451

AGENDA ITEM ID

2019143

DEPARTMENT

Growth Management

STAFF RECOMMENDED MOTIONS

Approval of the Acceptance, Conveyance, and Payment of the 18-Inch Lady Lake CR 25 Sewer Line Extension Improvements Constructed by Benchmark Lady Lake 25 Associates, LLC to the Town of Lady Lake.

SUMMARY

Benchmark Lady Lake 25 Associates, LLC is the owner and developer of approximately 18.5 acres along Hwy 27/441, Fennell Blvd., and County Road 25, more particularly described by Lake County, Florida, Parcel Number 08-18-24-0150-026-00000, also known as Lady Lake Commons.

On March 19, 2018, the Town Commission approved executing an agreement with Benchmark Lady Lake 25 Associates, LLC in an effort to correct capacity constraints on the main collection line that serves the entire north end of Town by constructing approximately 3,900 lineal feet of 18-inch PVC sanitary sewer line. In doing so, the Town's Wastewater Master Plan would be expedited to ensure that current wastewater collection and treatment systems meet current and future demands. The Major Modification to Site Plan application for the 18-inch PVC sanitary sewer upgrade was approved by the Town Commission on April 2, 2018.

The developer finished constructing the 18-inch PVC sanitary sewer line, and at the present time, the developer has prepared the necessary documents for conveyance of this infrastructure to the Town of Lady Lake for improvements across their property, together

with a 20-foot utility easement for the Town's access, operation and maintenance of the sanitary sewer line.

This conveyance will satisfy the terms as agreed by the Town and Benchmark Lady Lake 25 Associates, LLC to reimburse the developer for final costs as outlined per the executed agreement. In addition to the developer expediting the project, the Town's cost was significantly reduced from its original estimate of \$636,725.00. The actual cost totaled \$479,132.55; a 25 percent decrease.

The following items are included in the packet:

- Certification of Completion by the Engineer of Record
- Public utility easement documents
- Bill of Sale (actual amount of reimbursement payment by the Town)
- Engineer's Sale of Material/Tabulation of Turnover Materials Breakdown
- 2-year Maintenance Bond in the amount of 20 percent of construction costs to the Town
- As-built plans

The Town Attorney, Public Works Director, and Finance Director have reviewed the items and given their consent to approve.

PAST ACTIONS

On March 19, 2018, the Town Commission approved executing an agreement with Benchmark Lady Lake 25 Associates, LLC to construct the 18-inch PVC sanitary sewer line at their regular meeting with a vote of 4 to 0.

On April 2, 2018, the Major Modification to Site Plan application for the 18-inch PVC Sanitary Sewer upgrade was approved by the Town Commission at their regular meeting with a vote of 3 to 0.

FISCAL IMPACT

\$479,132.55 (Value of Infrastructure)

FUNDING ACCOUNT

Not applicable

WT/nvs