

MEMORANDUM

12/18/2018



To: Ed Hunzeker
County Administrator

Thru: Chad Butzow, Interim Director
Public Works Department

From: Carmen Mosley, Sr. Fiscal Services Mgr./
Jane Oliver, Bond Coordinator
Public Works Department

Date: December 18, 2018

Subject: **LORRAINE CORNERS NORTHEAST
PDMU-16-12/17-S-07 (F)
RELEASE PORTION OF PRIVATE AGREEMENT
RELEASE SURETY BOND FOR PORTION OF AGREEMENT
ACCEPT PRIVATE DEFECT SECURITY PORTION
ACCEPT SURETY BOND FOR PRIVATE DEFECT**

On June 6, 2017, the Board of County Commissioners accepted the *Agreement for Public Subdivision with Private Improvements* sanitary sewer, water distribution system, and irrigation improvements for the above referenced project. The developer has provided all necessary documentation and completed and passed all inspections for those required private improvements to release the private performance portion; and accept the private defect security portion which will warrant these private improvements for three (3) years. No Bill of Sale was required since the defect security is for private utilities. We therefore, per Resolution R-14-86, respectively request the County Administrator to approve the following:

- **Authorization to release and return** the Surety Bond, and any riders associated with this Surety, in conjunction with the private performance portion of the *Agreement for Public Subdivision with Private Improvements*. Documents will be returned to Suzanne Fugate with Lakewood Ranch Commerce Park, LLC located at 14400 Covenant Way, Lakewood Ranch, FL 34202;
- **Surety Bond No. 1055286** issued through The Hanover Insurance Company;
- **Amount of Performance Bond \$509,644.07;**

Public Works Department
Fiscal Division
1022 26th Avenue East, Bradenton, FL 34208
Phone number: (941) 708-7450

- **Accept, and Execute Addendum** in conjunction with Section 1.5 “Maintenance, Defects” of the *Agreement for Private Subdivision Improvements* accepted by the Board of County Commissioners on December 1, 2015, securing sanitary and water distribution system improvements;
- **Surety Bond No. 1064750** issued through The Hanover Insurance Company;
- **Amount of Private Defect Security \$12,125.69.**

**MANATEE COUNTY, a political
subdivision of the State of Florida**

By: Board of County Commissioners

By: 
County Administrator, per R-14-86

CB/CM/jo

cc: Records Management
Sia Mollanazar, P.E., Deputy Director – Engineering Services
Myra Prater, Maintenance Operations Division Manager
Ken LaBarr, Infrastructure Inspections Division Manager
Suzanne Fugate, SMR Communities Joint Venture

Attachments

Lorraine Corners Northeast – Public Commercial Project w/Private Improvements

1. Sanitary Sewer, Water Distribution System, Irrigation
2. Common Area Landscaping and Irrigation
3. Conservation Area Signs and Wetland Buffer Restoration Activities
4. **PRIVATE DEFECT – Sanitary Sewer, Water Distribution System**

**EXHIBIT “B-2”
UTILITY IMPROVEMENTS**

| | Improvement | Estimated Cost |
|---|---|---------------------|
| 1 | <u>Sanitary Sewer, Water Distribution System, Irrigation</u> | <u>\$369,426.07</u> |
| | | \$ |
| 2 | <u>PRIVATE DEFECT</u> Sanitary Sewer, Water Distribution System | <u>\$12,125.69</u> |
| | | \$ |
| | | \$ |



Manatee County Public Works Department
Engineering Services
1022 26th Avenue East
Bradenton, FL 34208
Phone: (941) 708-7462
www.nymanatee.org

April 11, 2018

LF&K, Inc.
Attn: Mr. John R. Foley, P.E.
503 8th Ave West
Palmetto, FL 34220

[\(jfoley@foleykolarik.com\)](mailto:jfoley@foleykolarik.com)

RE: **LORRAINE CORNERS NORTHEAST – Public Subdivision**
(PDMU-16-12/17-S-07(F)) (DTS #20170119) (MEPS-566)
Defect Security Cost Estimate
Required Private Improvements
Reason – (Sanitary Sewer, Water Distribution System)

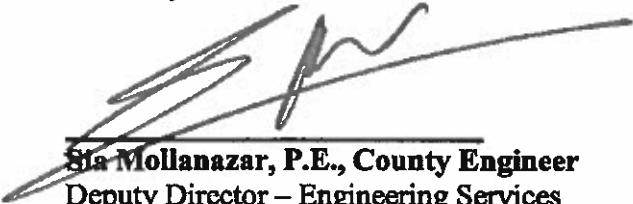
Dear Mr. Foley:

Your cost estimate for the above referenced bond, dated **March 08, 2018**, for the completion of site improvements to serve the above referenced development, is approved for the appropriate surety.

A Defect Security in the amount of **\$12,125.69** which is 10%, of the submitted actual cost, would be sufficient to assure the County correction of any defects or failures.

If we can be of further assistance, please contact me at (941) 708-7462.

Sincerely,



Sia Mollanazar, P.E., County Engineer
Deputy Director – Engineering Services

SM/jp/jh

cc: **Record Management**
Jane Oliver, Fiscal Analyst, Public Works Department
Carmen Mosley, Fiscal Operations Division Manager, Public Works Dept.
Kenneth LaBarr, Infrastructure Inspection Division Manager, Public Works Dept.
Karla Ripley, Senior Review Specialist, Public Works
Diana Lonergan, Planner, Building and Development Services



**Private Improvements
Defect Security of Actual Construction Cost
For
Lorraine Corners Northeast**

Site Development Cost Breakdown Summary

| | |
|---------------------------|---------------------|
| Sewage Collection System | \$91,966.40 |
| Water Distribution System | \$29,290.50 |
| Total | \$121,256.90 |

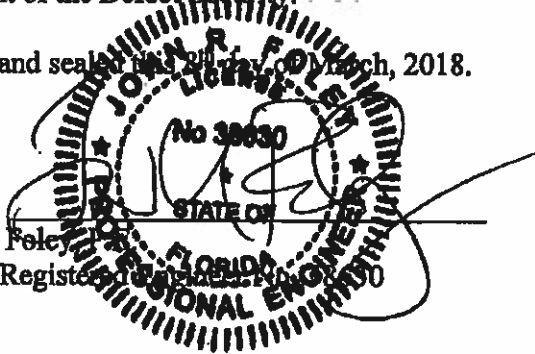
Certificate of Cost Opinion

I, John R. Foley, P.E., the engineer of record, do hereby estimate that the cost of the items itemized above is One Hundred Twenty-One Thousand, Two Hundred Fifty-Six Dollars and Ninety Cents (\$121,256.90)

As required by Manatee County Land Development Code Section 722.3.4.2, 10% of this amount, specifically \$12,125.69 is the required amount of the Defect Security.

Signed and sealed this 21st day of March, 2018.

Signed:
John R. Foley, P.E.
Florida Registered Professional Engineer



**Private Improvements
Defect Security Bond Estimate
For
Lorraine Corners Northeast**

March 2018

SANITARY SEWER

| Item | Description | Quantity | Unit | Unit Price | Total |
|--------------|--------------------------|----------|------|------------|--------------------|
| 1 | 8" PVC 0-6' | 958 | L.F. | \$24.00 | \$22,992.00 |
| 2 | 8" PVC 8-8' | 175 | L.F. | 28.00 | \$4,900.00 |
| 3 | 8" PVC 8-10' | 291 | L.F. | 41.00 | \$11,931.00 |
| 4 | 8" PVC 10-12' | 28 | L.F. | 49.20 | \$1,279.20 |
| 5 | 8" PVC 12-14' | 27 | L.F. | 45.00 | \$1,215.00 |
| 6 | 8" PVC 14-16' | 7 | L.F. | 65.60 | \$459.20 |
| 7 | Core Bore Ex Manhole | 1 | EA. | 4,000.00 | \$4,000.00 |
| 8 | Shallow Manhole | 1 | EA. | 2,880.00 | \$2,880.00 |
| 9 | Sanitary Manhole 0-6' | 3 | EA. | 2,380.00 | 7,140.00 |
| 10 | Sanitary Manhole 6-8' | 1 | EA. | 2,880.00 | 2,880.00 |
| 11 | Sanitary Manhole 8-10' | 2 | EA. | 3,320.00 | 6,640.00 |
| 12 | Sanitary Manhole 10-16' | 1 | EA. | 3,930.00 | 3,930.00 |
| 13 | 6" PVC Single Service | 7 | EA. | 850.00 | 5,950.00 |
| 14 | Cap Existing Sewer Stub | 1 | L.S. | 920.00 | 920.00 |
| 15 | Fittings | 1 | L.S. | 1,400.00 | 1,400.00 |
| 16 | Dewatering/Shell Bedding | 1 | L.S. | 6,920.00 | 6,920.00 |
| 17 | Testing | 1 | L.S. | 8,530.00 | 8,530.00 |
| TOTAL | | | | | \$81,966.40 |

WATER DISTRIBUTION SYSTEM

| Item | Description | Quantity | Unit | Unit Price | Total |
|--------------|---------------------------|----------|------|------------|--------------------|
| 1 | 10" PVC DR-18 C-900 Water | 1,035 | L.F. | 28.30 | 29,290.50 |
| TOTAL | | | | | \$29,290.50 |

J:\Bld Quant\Lorraine Corners NE Private.xls



LORRAINE CORNERS NORTHEAST
 LAKEWOOD RANCH COMMERCE PARK, LLC
 ATTN: BOB SIMONS

| ===== BID ITEM ===== | QUANT. | UNIT | UNIT BID | TOTAL BID |
|-----------------------------------|---------------|-------------|---------------------|----------------------|
| CLEAR & GRADE | | | | |
| 1 CLEARING(BY OWNER) | 44.00 | AC | | |
| 2 GRADING(BY OWNER) | 1.00 | LS | | |
| 3 LAKE EXCAV. (BY OWNER) | 114,000.00 | CY | | |
| 4 FINAL DRESS OF R/W | 1.00 | LS | 46,000.00 | 46,000.00 |
| TOTAL | | | | 46,000.00 |
| STREETS | | | | |
| 1 1" TYPE S-1 ASPH(FIRST LIFT) | 6,000.00 | SY | 5.50 | 33,000.00 |
| 2 3/4" TYPE S-3 ASPH(SECOND LIFT) | 6,000.00 | SY | 4.80 | 28,800.00 |
| 3 6" CEMENT TREATED BASE | 6,000.00 | SY | 10.90 | 65,400.00 |
| 4 6" STAB. SUB-BASE 40LBR | 7,325.00 | SY | 4.85 | 35,526.25 |
| 5 TYPE A CURB | 4,000.00 | LF | 9.25 | 37,000.00 |
| 6 TYPE F CURB | 150.00 | LF | 17.30 | 2,595.00 |
| 7 5' CONC. WALK | 1,100.00 | SY | 35.60 | 39,160.00 |
| 8 HANDICAP RAMPS | 6.00 | EA | 950.00 | 5,700.00 |
| 9 SOD (BY OWNER) | | | | |
| 10 HYDROSEEDING (BY OWNER) | | | | |
| TOTAL | | | | 247,181.25 |
| BEST MGMT | | | | |
| 1 SILT FENCE(INSTALL BY OWNER) | 10,700.00 | LF | | |
| 2 HAY BALES (BY OWNER) | 20.00 | EA | | |
| 3 SILT FENCE(MAINT ONLY) | 10,700.00 | LF | 1.10 | 11,770.00 |
| TOTAL | | | | 11,770.00 |
| MISC. | | | | |
| 1 SIGNS & STRIPES | 1.00 | LS | 11,500.00 | 11,500.00 |
| 2 MOB | 1.00 | LS | 3,000.00 | 3,000.00 |
| TOTAL | | | | 14,500.00 |

1/18/2017

C & M ROADBUILDERS, INC

2

DRAINAGE

| | | | | |
|----|------------------------|-------------|-----------|------------|
| 1 | CURB INLET W/JBOTTOM | 6.00 EA | 4,700.00 | 28,200.00 |
| 2 | CURB INLET 4X4 | 4.00 EA | 3,450.00 | 13,800.00 |
| 3 | GRATE INLET 6X6 | 1.00 EA | 4,600.00 | 4,600.00 |
| 4 | GRATE INLET 5X5 | 12.00 EA | 3,900.00 | 46,800.00 |
| 5 | GRATE INLET 4X4 | 4.00 EA | 3,000.00 | 12,000.00 |
| 6 | U-WALL 48" | 1.00 EA | 2,860.00 | 2,860.00 |
| 7 | U-WALL 42" | 1.00 EA | 2,700.00 | 2,700.00 |
| 8 | U-WALL 36" | 5.00 EA | 2,500.00 | 12,500.00 |
| 9 | MES 29X45 | 1.00 EA | 2,730.00 | 2,730.00 |
| 10 | MES 36" | 2.00 EA | 2,350.00 | 4,700.00 |
| 11 | RIP RAP | 100.00 SY | 38.50 | 3,850.00 |
| 12 | FDOT 250 HEADWALL29X45 | 1.00 EA | 4,300.00 | 4,300.00 |
| 13 | CONFLICT BOX | 1.00 EA | 6,750.00 | 6,750.00 |
| 14 | JUNCTION BOX 6X6 | 3.00 EA | 4,750.00 | 14,250.00 |
| 15 | CON STR,W/SKIMMER&WALL | 2.00 EA | 12,200.00 | 24,400.00 |
| 16 | 29X45 ERCP | 296.00 LF | 101.00 | 29,896.00 |
| 17 | 15" RCP | 688.00 LF | 29.30 | 20,158.40 |
| 18 | 24" RCP | 144.00 LF | 46.50 | 6,696.00 |
| 19 | 30" RCP | 568.00 LF | 63.30 | 35,954.40 |
| 20 | 36" RCP | 2,024.00 LF | 86.80 | 175,683.20 |
| 21 | 42" RCP | 656.00 LF | 103.40 | 67,830.40 |
| 22 | 48" RCP | 384.00 LF | 134.80 | 51,763.20 |
| 23 | 6" ADS ROAD UNDERDRAIN | 1,000.00 LF | 13.60 | 13,600.00 |
| 24 | UNDERDRAIN CLEANOUTS | 20.00 EA | 290.00 | 5,800.00 |
| 25 | TV STORMDRAIN | 1.00 | 19,000.00 | 19,000.00 |

TOTAL

610,821.60

SANITARY SEWER

| | | | | |
|----|----------------------|-----------|----------|-----------|
| 1 | 8" PVC 0-6' | 958.00 LF | 24.00 | 22,992.00 |
| 2 | 8" PVC 6-8' | 175.00 LF | 28.00 | 4,900.00 |
| 3 | 8" PVC 8-10' | 291.00 LF | 41.00 | 11,931.00 |
| 4 | 8" PVC 10-12' | 26.00 LF | 49.20 | 1,279.20 |
| 5 | 8" PVC 12-14' | 27.00 LF | 45.00 | 1,215.00 |
| 6 | 8" PVC 14-16' | 7.00 LF | 65.60 | 459.20 |
| 7 | CORE BORE EX MANHOLE | 1.00 EA | 4,000.00 | 4,000.00 |
| 8 | SHALLOW MANHOLE | 1.00 EA | 2,880.00 | 2,880.00 |
| 9 | SAN MANHOLE 0-6 | 3.00 EA | 2,380.00 | 7,140.00 |
| 10 | SAN MANHOLE 6-8' | 1.00 EA | 2,880.00 | 2,880.00 |
| 11 | SAN MANHOLE 8-10' | 2.00 EA | 3,320.00 | 6,640.00 |

| | | | | |
|----|--------------------------|---------|----------|----------|
| 12 | SAN MANHOLE 10-16' | 1.00 EA | 3,930.00 | 3,930.00 |
| 13 | 6" PVC SINGLE SERVICE | 7.00 EA | 850.00 | 5,950.00 |
| 14 | CAP EXIST SEWER STUB | 1.00 LS | 920.00 | 920.00 |
| 15 | FITTINGS | 1.00 LS | 1,400.00 | 1,400.00 |
| 16 | DEWATERING/SHELL BEDDING | 1.00 LS | 6,920.00 | 6,920.00 |
| 17 | TESTING | 1.00 LS | 6,530.00 | 6,530.00 |

TOTAL 91,966.40

WATER DIST.

| | | | | |
|----|---------------------------|-------------|-----------|-----------|
| 1 | 10" HDPE DIRECTIONAL BORE | 120.00 LF | 115.00 | 13,800.00 |
| 2 | 8" HDPE DIRECTIONAL BORE | 230.00 LF | 100.00 | 23,000.00 |
| 3 | 12X10 TS&V | 1.00 EA | 6,600.00 | 6,600.00 |
| 4 | 8X6 TS&V | 2.00 EA | 5,440.00 | 10,880.00 |
| 5 | 4" JUMPER | 1.00 EA | 5,820.00 | 5,820.00 |
| 6 | 10" PVC SERV. W/B.O. | 1.00 EA | 5,540.00 | 5,540.00 |
| 7 | 8" PVC SERV. W/B.O. | 7.00 EA | 4,500.00 | 31,500.00 |
| 8 | 10" MJ GATE VALVE & BOX | 5.00 EA | 2,360.00 | 11,800.00 |
| 9 | 8" MJ GATE VALVE & BOX | 5.00 EA | 1,760.00 | 8,800.00 |
| 10 | FIRE HYDRANT ASSBLY | 3.00 EA | 4,950.00 | 14,850.00 |
| 11 | 10" PVC DR-18 C-900 WATER | 2,960.00 LF | 28.30 | 83,768.00 |
| 12 | 8" PVC DR-18 C-900 WATER | 220.00 LF | 26.20 | 5,764.00 |
| 13 | FITTINGS & RESTRAINT | 1.00 LS | 28,600.00 | 28,600.00 |
| 14 | TESTING/BAC-TEES | 1.00 LS | 4,750.00 | 4,750.00 |

TOTAL 255,472.00

IRRIGATION

| | | | | |
|---|--------------------------|-------------|-----------|-----------|
| 1 | 8X4 TS&V | 1.00 EA | 4,850.00 | 4,850.00 |
| 2 | 8" PVC SERV. W/B.O. | 1.00 EA | 4,500.00 | 4,500.00 |
| 3 | 4" PVC SERV. W/B.O. | 7.00 EA | 2,950.00 | 20,650.00 |
| 4 | 8" MJ GATE VALVE & BOX | 2.00 EA | 1,760.00 | 3,520.00 |
| 5 | 4" MJ GATE VALVE & BOX | 9.00 EA | 1,225.00 | 11,025.00 |
| 6 | 8" PVC DR-18 C-900 IRRIG | 2,000.00 LF | 26.20 | 52,400.00 |
| 7 | 4" PVC DR-18 C-900 IRRIG | 2,280.00 LF | 16.40 | 37,392.00 |
| 8 | FITTINGS & RESTRAINT | 1.00 LS | 23,700.00 | 23,700.00 |
| 9 | TESTING | 1.00 LS | 4,880.00 | 4,880.00 |

TOTAL 162,917.00

1/18/2017

C & M ROADBUILDERS, INC

4

CONDUITS

| | | | | |
|---|-----------------------------|-------------|-------|-----------|
| 1 | 2" SCH 40 PVC UTILITY DUCTS | 500.00 LF | 7.50 | 3,750.00 |
| 2 | 4" SCH 40 PVC UTILITY DUCTS | 500.00 LF | 9.50 | 4,750.00 |
| 3 | 8" SCH 40 PVC UTILITY DUCTS | 500.00 LF | 10.50 | 5,250.00 |
| 4 | CONDUIT SUPPLIED BY UTIL | 2,000.00 LF | 6.00 | 12,000.00 |

TOTAL

25,750.00

SURVEY/GEO TESTING

| | | | | |
|---|----------------------|---------|-----------|-----------|
| 1 | STAKEOUT & AS-BUILTS | 1.00 LS | 58,800.00 | 58,800.00 |
| 2 | GEO-TESTING | 1.00 LS | 38,300.00 | 38,300.00 |

TOTAL

95,100.00

SR 70 IMPROVEMENTS

| | | | | |
|----|------------------------------|--------------|-----------|------------|
| 1 | MOB | 1.00 LS | 19,000.00 | 19,000.00 |
| 2 | MOT | 1.00 LS | 75,000.00 | 75,000.00 |
| 3 | SILT FENCE | 2,700.00 LF | 2.10 | 5,670.00 |
| 4 | CLEAR & DEMO | 1.00 LS | 33,200.00 | 33,200.00 |
| 5 | EXCAV. & GRADING | 1.00 LS | 63,000.00 | 63,000.00 |
| 6 | SWALE GRADING | 2,200.00 LF | 16.00 | 35,200.00 |
| 7 | BAHIA SOD | 9,840.00 SY | 2.30 | 22,632.00 |
| 8 | 12" STAB SUB-BASE 40 LBR | 5,450.00 SY | 12.60 | 68,670.00 |
| 9 | 6" BASE 12.5 ASPH | 3,500.00 SY | 38.50 | 134,750.00 |
| 9 | 4" BASE 12.5 ASPH | 1,500.00 SY | 33.30 | 49,950.00 |
| 10 | 3" SP 12.5 ASPH(2 LIFTS) | 3,500.00 SY | 17.25 | 60,375.00 |
| 11 | 1.5" SP 12.5 ASPH | 1,500.00 SY | 9.80 | 14,700.00 |
| 12 | 1.5" MILLING | 7,200.00 SY | 4.50 | 32,400.00 |
| 13 | 1.5" FC 12.5 ASPH | 12,150.00 SY | 9.30 | 112,995.00 |
| 14 | THERMO STRIPING | 1.00 LS | 33,000.00 | 33,000.00 |
| 15 | 18" RCP CL IV | 100.00 LF | 60.00 | 6,000.00 |
| 16 | MES 18" | 2.00 EA | 950.00 | 1,900.00 |
| 17 | 48" RCP CL IV W/CONC. COLLAR | 16.00 LF | 214.00 | 3,424.00 |
| 18 | 48" HEADWALL FDOT 250 | 1.00 EA | 5,220.00 | 5,220.00 |
| 19 | FINAL DRESS | 1.00 LS | 16,500.00 | 16,500.00 |

TOTAL

793,586.00

| | |
|---------------------------|--------------|
| SUMMARY | |
| CLEAR & GRADE | |
| STREETS | 46,000.00 |
| BEST MGMT | 247,181.25 |
| MISC | 11,770.00 |
| DRAINAGE | 14,500.00 |
| SANITARY SEWER | 610,821.60 |
| WATER DIST | 91,966.40 |
| IRRIGATION | 255,472.00 |
| CONDUITS | 162,917.00 |
| SURVEY/GEO TESTING | 25,750.00 |
| SR 70 IMPROVEMENTS | 95,100.00 |
| | 793,586.00 |
| GRAND TOTAL | 2,355,084.25 |

NOTES;

NO BOND, PERMITS OR FEES.
OWNER TO INSTALL ALL SILT FENCE, MAINT BY C&M ONLY
FINAL DRESS OF LOTS OR SWALES CAN BE DONE TIME & MATERIAL.
FINAL DRESS QUOTED IS FOR FINAL GRADING IN R/W ONLY
NO ROCK OR MUCK EXCAVATION INCLUDED.
FILING OF NPDES, TURBIDITY MONITORING NOT INCLUDED.
SHELL FOR STABILIZER AND CEMENT TREATED BASE
TO BE SUPPLIED BY OWNER.

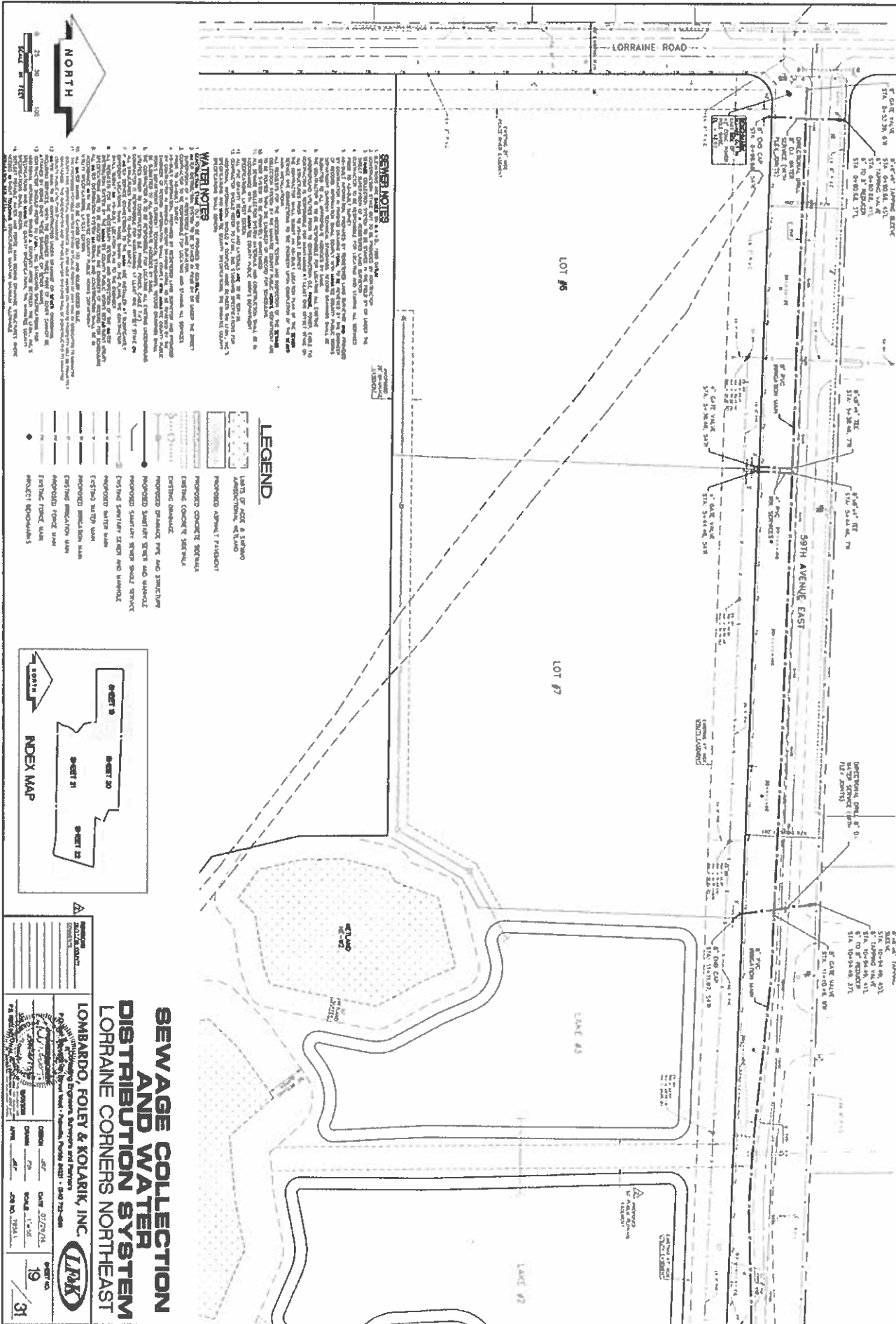
CHRIS MUTH
C&M ROADBUILDERS, INC.
6728 33RD STREET EAST
SARASOTA, FL 34243
CMUTH@CMROADBUILDERS.COM

Lorraine Corners Northeast – Public Commercial Project w/Private Improvements

1. Sanitary Sewer, Water Distribution System, Irrigation
2. Common Area Landscaping and Irrigation
3. Conservation Area Signs and Wetland Buffer Restoration Activities
4. **PRIVATE DEFECT – Sanitary Sewer, Water Distribution System**

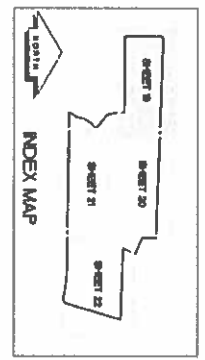
**EXHIBIT “B-3”
UTILITY IMPROVEMENTS**

PROVIDE A MAP SHOWING LAYOUT OF THE PUBLIC POTABLE WATER RECLAIMED
WATER AND SANITARY SEWER INFRASTRUCTURE FACILITIES FOR THE ENTIRE
PROJECT



- ### SEWER NOTES
1. SEWER SYSTEM SHALL BE 15\"/>
 - 2. SEWER SYSTEM SHALL BE 12\"/>
 - 3. SEWER SYSTEM SHALL BE 10\"/>
 - 4. SEWER SYSTEM SHALL BE 8\"/>
 - 5. SEWER SYSTEM SHALL BE 6\"/>
 - 6. SEWER SYSTEM SHALL BE 4\"/>
 - 7. SEWER SYSTEM SHALL BE 3\"/>
 - 8. SEWER SYSTEM SHALL BE 2\"/>
 - 9. SEWER SYSTEM SHALL BE 1\"/>
 - 10. SEWER SYSTEM SHALL BE 0.5\"/>
 - 11. SEWER SYSTEM SHALL BE 0.25\"/>
 - 12. SEWER SYSTEM SHALL BE 0.125\"/>
 - 13. SEWER SYSTEM SHALL BE 0.0625\"/>
 - 14. SEWER SYSTEM SHALL BE 0.03125\"/>
 - 15. SEWER SYSTEM SHALL BE 0.015625\"/>
 - 16. SEWER SYSTEM SHALL BE 0.0078125\"/>
 - 17. SEWER SYSTEM SHALL BE 0.00390625\"/>
 - 18. SEWER SYSTEM SHALL BE 0.001953125\"/>
 - 19. SEWER SYSTEM SHALL BE 0.0009765625\"/>
 - 20. SEWER SYSTEM SHALL BE 0.00048828125\"/>
 - 21. SEWER SYSTEM SHALL BE 0.000244140625\"/>
 - 22. SEWER SYSTEM SHALL BE 0.0001220703125\"/>
 - 23. SEWER SYSTEM SHALL BE 0.00006103515625\"/>
 - 24. SEWER SYSTEM SHALL BE 0.000030517578125\"/>
 - 25. SEWER SYSTEM SHALL BE 0.0000152587890625\"/>
 - 26. SEWER SYSTEM SHALL BE 0.00000762939453125\"/>
 - 27. SEWER SYSTEM SHALL BE 0.000003814697265625\"/>
 - 28. SEWER SYSTEM SHALL BE 0.0000019073486328125\"/>
 - 29. SEWER SYSTEM SHALL BE 0.00000095367431640625\"/>
 - 30. SEWER SYSTEM SHALL BE 0.000000476837158203125\"/>
 - 31. SEWER SYSTEM SHALL BE 0.0000002384185791015625\"/>
 - 32. SEWER SYSTEM SHALL BE 0.00000011920928955078125\"/>
 - 33. SEWER SYSTEM SHALL BE 0.000000059604644775390625\"/>
 - 34. SEWER SYSTEM SHALL BE 0.0000000298023223876953125\"/>
 - 35. SEWER SYSTEM SHALL BE 0.00000001490116119384765625\"/>
 - 36. SEWER SYSTEM SHALL BE 0.000000007450580596923828125\"/>
 - 37. SEWER SYSTEM SHALL BE 0.0000000037252902984619140625\"/>
 - 38. SEWER SYSTEM SHALL BE 0.00000000186264514923095703125\"/>
 - 39. SEWER SYSTEM SHALL BE 0.000000000931322574615478515625\"/>
 - 40. SEWER SYSTEM SHALL BE 0.00000000046566128730773928125\"/>
 - 41. SEWER SYSTEM SHALL BE 0.000000000232830643653869640625\"/>
 - 42. SEWER SYSTEM SHALL BE 0.0000000001164153218269348203125\"/>
 - 43. SEWER SYSTEM SHALL BE 0.00000000005820766091346741015625\"/>
 - 44. SEWER SYSTEM SHALL BE 0.000000000029103830456733705078125\"/>
 - 45. SEWER SYSTEM SHALL BE 0.0000000000145519152283668525390625\"/>
 - 46. SEWER SYSTEM SHALL BE 0.00000000000727595761418342626953125\"/>
 - 47. SEWER SYSTEM SHALL BE 0.000000000003637978807091713134765625\"/>
 - 48. SEWER SYSTEM SHALL BE 0.0000000000018189894035458565673828125\"/>
 - 49. SEWER SYSTEM SHALL BE 0.00000000000090949470177292828369140625\"/>
 - 50. SEWER SYSTEM SHALL BE 0.000000000000454747350886414141845703125\"/>
 - 51. SEWER SYSTEM SHALL BE 0.0000000000002273736754432070709228515625\"/>
 - 52. SEWER SYSTEM SHALL BE 0.000000000000113686837721603535461428765625\"/>
 - 53. SEWER SYSTEM SHALL BE 0.000000000000056843418860801767730714140625\"/>
 - 54. SEWER SYSTEM SHALL BE 0.00000000000002842170943040088386535703125\"/>
 - 55. SEWER SYSTEM SHALL BE 0.000000000000014210854715200441932678515625\"/>
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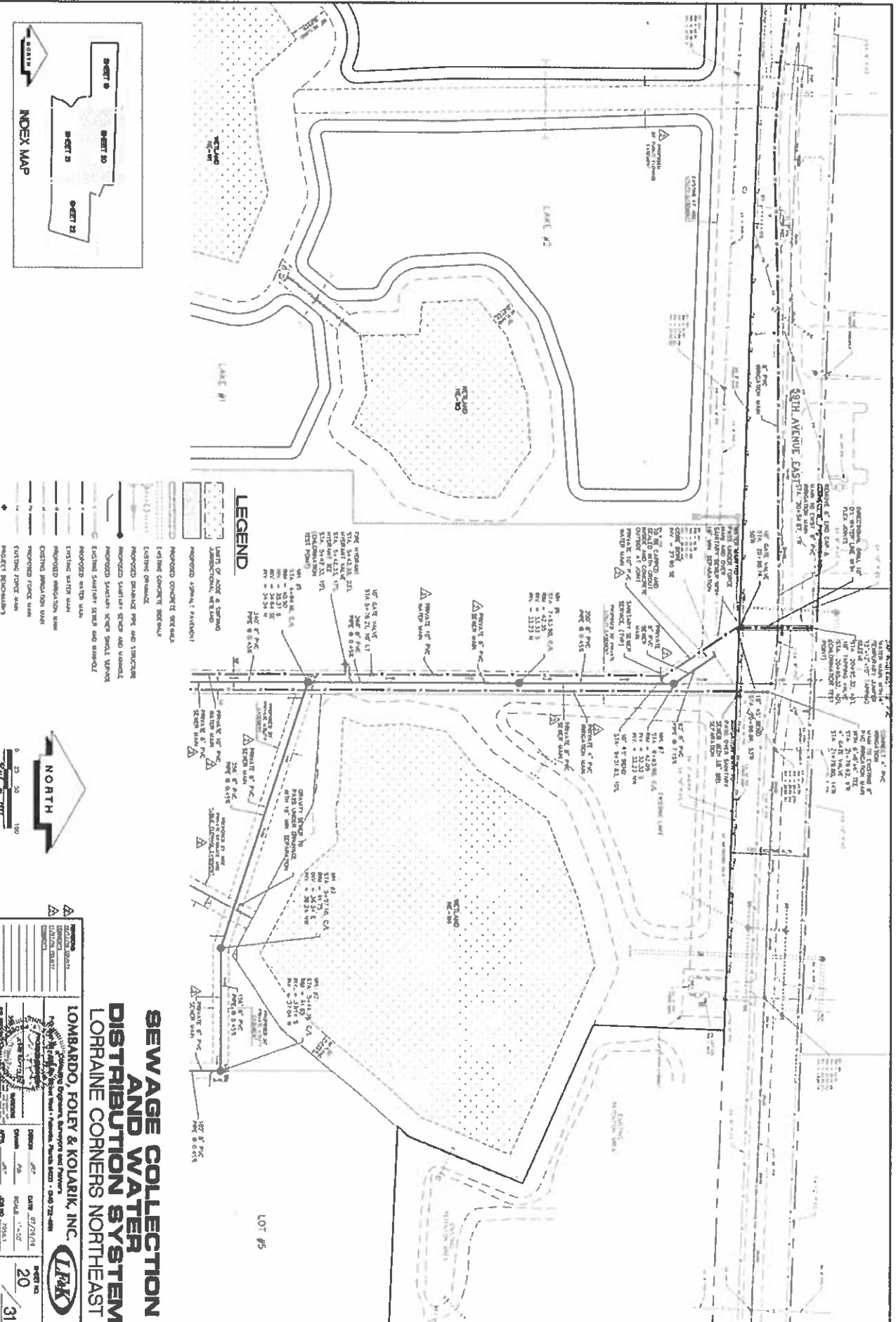
- ### LEGEND
- 1. LOT # 6
 - 2. LOT # 7
 - 3. LOT # 8
 - 4. EXISTING CONCRETE SIDEWALK
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SEWAGE COLLECTION AND WATER DISTRIBUTION SYSTEM
LORRAINE CORNERS NORTHEAST

LOMBARDO, FOLEY & KOLARIK, INC.
 PROFESSIONAL ENGINEERS, ARCHITECTS AND PLANNERS
 1900 LORRAINE AVENUE, SUITE 100
 DENVER, COLORADO 80202
 PHONE: 303.733.8800
 FAX: 303.733.8801
 WWW: WWW.LFK.COM

PROJECT NO. 19 / 31
 DATE: 11/19/2019
 SCALE: AS SHOWN
 SHEET NO. 19



- LEGEND**
- UNITS OF ROAD & SURFACE IMPROVEMENT, INTERSECTION, INTERSECTION
 - PROPOSED ASPHALT PAVEMENT
 - PROPOSED CONCRETE SIDEWALK
 - EXISTING SIDEWALK
 - PROPOSED BRICK PAVEMENT
 - PROPOSED CURB AND GUTTER
 - PROPOSED SUSTAIN STREET AND VERGE
 - PROPOSED SUSTAIN STREET SMALL VERGE
 - EXISTING SUSTAIN STREET AND VERGE
 - PROPOSED WATER MAIN
 - PROPOSED SANITATION MAIN
 - EXISTING WATER MAIN
 - EXISTING SANITATION MAIN
 - PROPOSED FORCE MAIN
 - EXISTING FORCE MAIN
 - PROPOSED RICHMOND'S

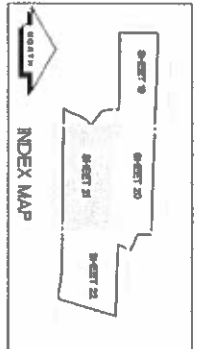
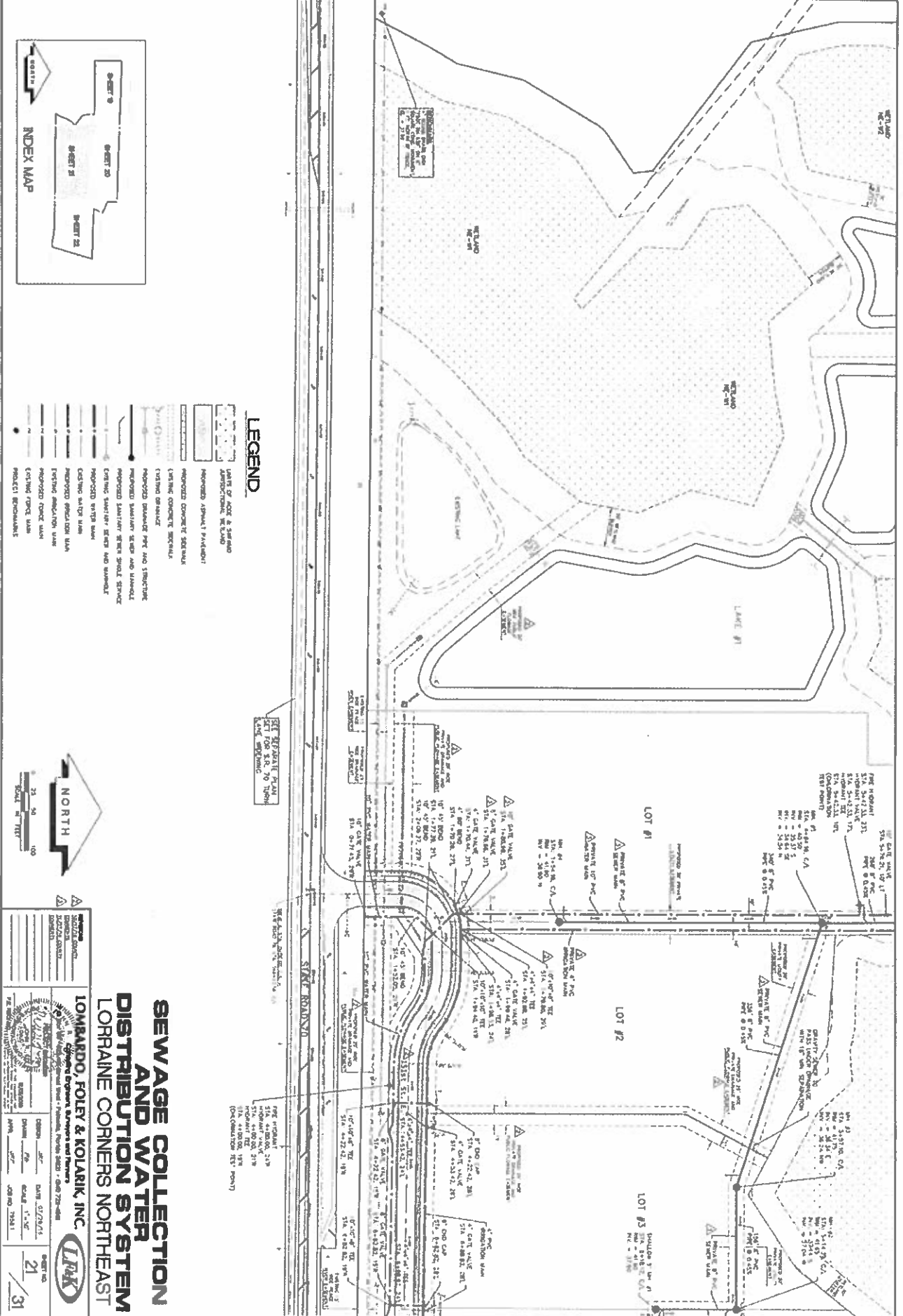


SEWERAGE AND WATER COLLECTION DISTRIBUTION SYSTEM
LORRRAINE CORNERS NORTHEAST

LOMBARDO, FOLEY & KOLARIK, INC.

LP&K

PROJECT NO. 12345678
 SHEET NO. 20 OF 31
 DATE 07/20/18
 DRAWN BY [Name]
 CHECKED BY [Name]
 APPROVED BY [Name]



LEGEND

- UTILITY EASEMENT
- WATER MAIN
- SEWER MAIN
- PROPOSED CONCRETE SIDEWALK
- EXISTING CONCRETE SIDEWALK
- PROPOSED GRANITE CURB AND STRUCTURE
- EXISTING GRANITE CURB AND STRUCTURE
- PROPOSED SANITARY SEWER SHAFT SERVICE
- EXISTING SANITARY SEWER SHAFT SERVICE
- PROPOSED WATER METER
- EXISTING WATER METER
- PROPOSED CATCH BASIN
- EXISTING CATCH BASIN
- PROPOSED MANHOLE
- EXISTING MANHOLE
- PROPOSED FORCE MAIN
- EXISTING FORCE MAIN
- PROJECT BENCHMARK



REVISIONS

| NO. | DATE | BY | CHKD BY |
|-----|----------|-----|---------|
| 1 | 01/20/11 | JFK | JFK |
| 2 | 02/01/11 | JFK | JFK |
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| 31 | 02/01/11 | JFK | JFK |

SEWER COLLECTION AND WATER DISTRIBUTION SYSTEM
 LORRAINE CORNERS NORTHEAST

LOMBARDO, FOLEY & KOLARIK, INC.
 ENGINEERING, ARCHITECTURE AND PLANNING
 11100 NE 25th Street, Suite 200, Portland, Oregon 97220-4848
 PHONE: 503.281.2300 FAX: 503.281.2301
 WWW: LFKINC.COM

SEE SEPARATE PLAN
 SET FOR S.S. 70' NORTH
 AND S.S. 80' WEST

STATE ROAD

SEWER

WATER

UTILITY

EASEMENT

CONCRETE

GRAVEL

ASPHALT

PAVEMENT

LANDSCAPE

VEGETATION

ROCK

WOOD

STEEL

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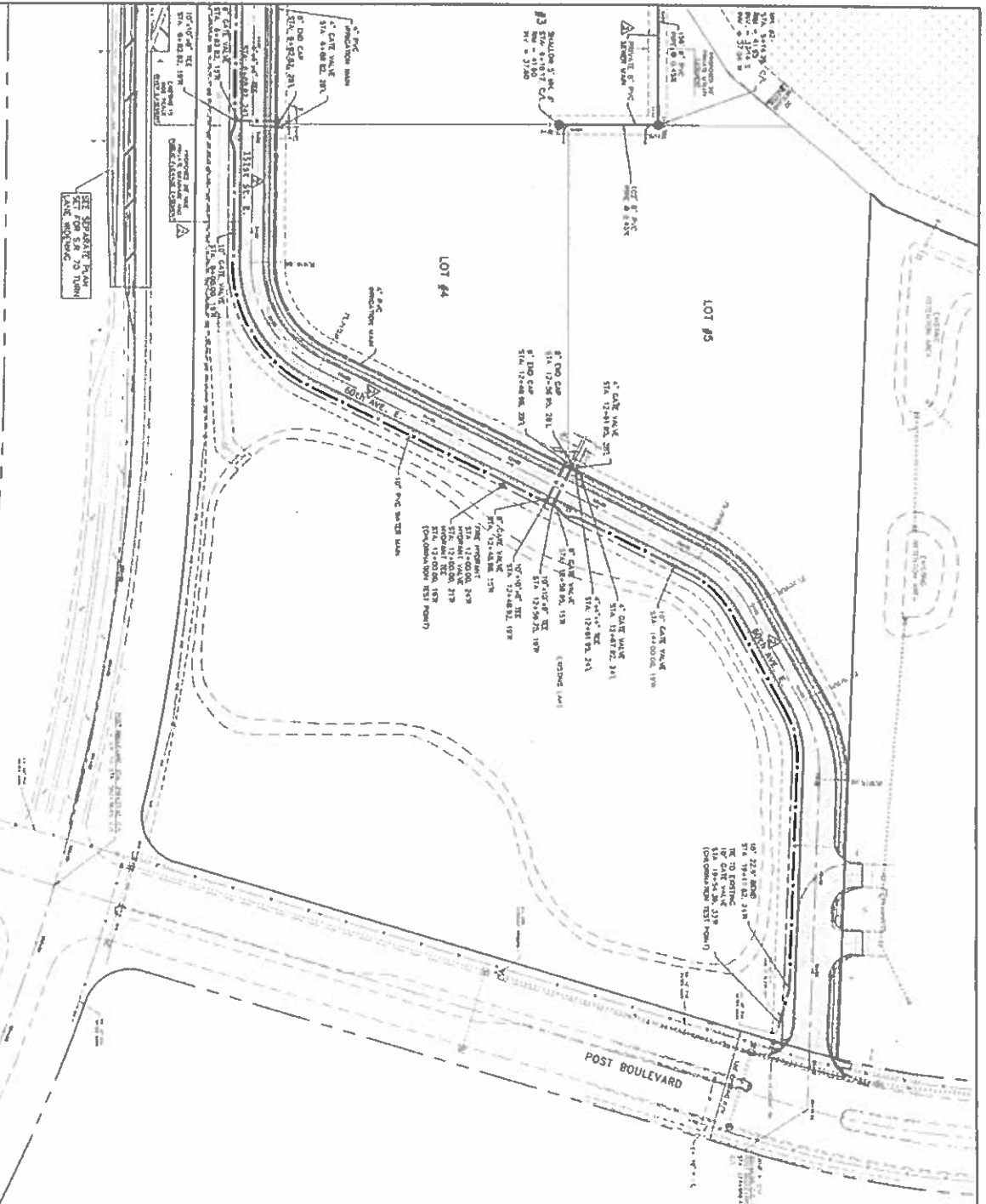
LANDSCAPE

VEGETATION

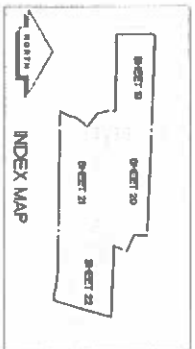
ROCK

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SEE SEPARATE PLAN SET FOR S.A. TO TURN AND MOVING



LEGEND

- UNITS OF ASCE & STATE JURISDICTION, ETC.
- PROPOSED SIGNAL PAVEMENT
- PROPOSED CONCRET REINFORC
- EXISTING CONCRET SIDEWALK
- EXISTING DRIVEWAY
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- PROPOSED DRIVEWAY DRIVE AND MANHOLE
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- EXISTING DRIVEWAY DRIVE AND MANHOLE
- PROPOSED WATER MAIN
- EXISTING WATER MAIN
- PROPOSED SANITATION MAIN
- EXISTING SANITATION MAIN
- PROPOSED FIRE MAIN
- EXISTING FIRE MAIN
- PROJECT BOUNDARIES



SEWAGE COLLECTION AND WATER DISTRIBUTION SYSTEM LORRAINE CORNERS NORTHEAST

LOMBARDI, FOLEY & KOLARIK, INC.
 11001 RIVERSIDE DRIVE, SUITE 200, CHICAGO, IL 60648
 TEL: (773) 554-1000 FAX: (773) 554-1001

PROJECT INFORMATION

| | | |
|--------------|------|-------|
| OWNER | DATE | SCALE |
| DESIGNER | DATE | SCALE |
| CONTRACT NO. | DATE | SCALE |
| CITY | DATE | SCALE |

PROJECT NO. 22 / 31

Lorraine Corners Northeast – Public Commercial Project w/Private Improvements

1. Sanitary Sewer, Water Distribution System, Irrigation
2. Common Area Landscaping and Irrigation
3. Conservation Area Signs and Wetland Buffer Restoration Activities
4. **PRIVATE DEFECT – Sanitary Sewer, Water Distribution System**

**EXHIBIT “C”
PERFORMANCE SECURITIES**

| | Bond / LoC | Amount |
|---|---|--|
| 1 | Surety Bond No. 1055286 Issued through The Hanover Insurance Company | \$369,426.07 \$119,418.00 <u>\$20,800.00</u> |
| | COMBINED TOTAL FOR SURETY AMOUNT OF | <u>\$509,644.07</u> |
| 2 | <u>PRIVATE DEFECT</u> Surety Bond No. 1064750 Issued through The Hanover Insurance Company | <u>\$12,125.69</u> |
| | | |
| | | |

**SURETY BOND
FOR DEFECTS OF REQUIRED PRIVATE IMPROVEMENTS**

(Attachment "A")

BOND NO. 1064750

KNOW ALL MEN BY THESE PRESENT:

That the Developer, Lakewood Ranch Commerce Park, LLC, a Florida limited liability company as Principal, and The Hanover Insurance Company, a Surety Company, duly authorized to transact business in the State of Florida, are held and firmly bound unto the County of Manatee, State of Florida, as Obligee, in the sum of Twelve Thousand One Hundred Twenty Five and 69/100 Dollars (\$12,125.69) for which sum we bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally by these presents for the specific benefit of the County in accordance with the conditions set forth herein and in "Agreement for Private Subdivision Improvements".

THE CONDITION of the above obligation is such that, Whereas the Principal has entered into a contract, dated _____ (LEAVE BLANK - Board of County Commission approval date) with the obligation to warrant those Required Private Improvements which the Principal is presently requesting the Obligee to accept for maintenance to be free from defects or failures involving construction, design, or materials.

NOW THEREFORE, if the Obligee's inspection of the Required Private Improvements finds no defects within thirty six (36) months from the date of the Obligee's approval of those Required Private Improvements, then this obligation shall be null and void; otherwise this obligation shall remain in full force and effect. In the event the Defects are not remedied in accordance with the terms of the "**Agreement**", which is hereby incorporated herein by reference, the Surety will forthwith pay to the Obligee the costs of correcting the Defects in an amount not exceeding the said sum specified above. The amount of money required to repair the defects shall be at the sole discretion of the County. Means of notification of intent to collect shall be by certified mail to the Surety at the address on page 2. Payment will be made to the County within thirty (30) days by certified check drawn on behalf of the Board of County Commissioners at P.O. Box 1000, Bradenton, FL 34206.

This Surety Bond shall be construed in accordance to the Laws of Florida, and any action of whatever nature, in connection with this Bond and the Agreement for Private Subdivision Improvements shall be filed in the Twelfth Judicial Circuit in and for Manatee County, Florida.

FOR: Lorraine Corners Northeast
Private Improvements
(Sanitary Sewer, Water Distribution System)
(Name of Project)
BOND NO. 1064750

SIGNED AND SEALED this 26th day of April, 2018.

WITNESSED BY:

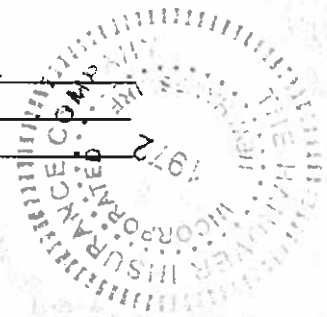
SURETY:

Diane Rubright
Print Name: Diane Rubright

The Hanover Insurance Company

Sinem Nava
Print Name: Sinem Nava

By: *[Signature]*
Print Name: James I. Moore
Title: Attorney-in-Fact



ADDRESS:
333 West Pierce Road, Suite 300
Itasca, IL 60143-3134

NOTARY ACKNOWLEDGMENT

STATE OF: Illinois
COUNTY OF: DuPage

The foregoing instrument was acknowledged before me this 26th day of April, 2018, by James I. Moore, as Attorney-in-Fact (Title) on behalf of the Surety identified herein, and who is personally known to me or who has produced Driver's License (Type of Identification) as identification.

NOTARY SEAL:



Alexandra Sartori
Notary Private
Alexandra Sartori
Print Name of Notary
Commission No. 840142
My Commission Expires: 7/5/2020

FOR: Lorraine Corners Northeast
Private Improvements

(Sanitary Sewer, Water Distribution System)

(Name of Project)

BOND NO. 1064750

SIGNED AND SEALED this 26th day of April, 2018.

WITNESSED BY:

PRINCIPAL:

Suzanne L. Fugate

Print Name: **Suzanne L. Fugate**

Kathleen J. Horn

Print Name: **Kathleen J. Horn**

Lakewood Ranch Commerce Park, LLC, a Florida limited liability company, by its sole Member: LWR Holdings, LLC, a Florida limited liability company, by its Manager: Schroeder-Manatee Ranch, Inc., a Delaware corporation

By: *[Signature]*
Print Name: Anthony J Chiofalo
Title: Vice President

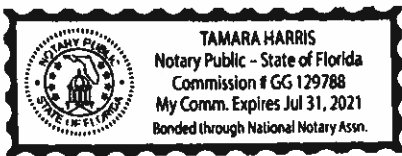
ADDRESS:
14400 Covenant Way
Lakewood Ranch, FL 34202

NOTARY ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF MANATEE

The foregoing instrument was acknowledged before me this 26 day of April, 2018, by Anthony J Chiofalo, as vice President of Schroeder-Manatee Ranch, Inc., a Delaware corporation licensed to transact business in the State of Florida, the Manager of LWR Holdings, LLC, a Florida limited liability company, the sole Member of Lakewood Ranch Commerce Park, LLC, a Florida limited liability company, on behalf of the corporation and the companies, and who is personally known to me or has produced _____ as identification.

NOTARY SEAL:



Tamara Harris
Notary Private
Print Tamara Harris Name:
Commission Exp: _____
Commission No.: _____

FOR: Lorraine Corners Northeast
Private Improvements

(Sanitary Sewer, Water Distribution System)

(Name of Project)

BOND NO. 1064750

Approved and accepted for and on behalf of Manatee County, Florida, this _____ day of _____, 2018.

MANATEE COUNTY

A political subdivision of the State of Florida

By: Board of County Commissioners

By: [Signature]
County Administrator

NOTARY ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF MANATEE

The foregoing instrument was acknowledged before me this 1 day of December, 2018, by Ed Hunzeker, as County Administrator (Title), for and on behalf of Manatee County Board of County Commissioners, (who is personally known to me or who has produced _____ (Type of Identification) as identification.

NOTARY SEAL:



[Signature]
Notary Private
Marianne Lopata
Print Name of Notary
Commission No. 245219

My Commission Expires: June 29, 2019

THE HANOVER INSURANCE COMPANY
MASSACHUSETTS BAY INSURANCE COMPANY
CITIZENS INSURANCE COMPANY OF AMERICA

POWER OF ATTORNEY

THIS Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

KNOW ALL PERSONS BY THESE PRESENTS:

That THE HANOVER INSURANCE COMPANY and MASSACHUSETTS BAY INSURANCE COMPANY, both being corporations organized and existing under the laws of the State of New Hampshire, and CITIZENS INSURANCE COMPANY OF AMERICA, a corporation organized and existing under the laws of the State of Michigan, (hereinafter individually and collectively the "Company") does hereby constitute and appoint,

Kelly A. Gardner, Tariese M. Pisciotto, Dawn L. Morgan, Melissa Schmidt,
James I. Moore, Stephen T. Kazmer, Elaine Marcus, Jennifer J. McComb and/or Diane M. Rubright

Of Hub International Midwest Limited of Westmont, IL each individually, if there be more than one named, as its true and lawful attorney(s)-in-fact to sign, execute, seal, acknowledge and deliver for, and on its behalf, and as its act and deed any place within the United States, any and all surety bonds, recognizances, undertakings, or other surety obligations. The execution of such surety bonds, recognizances, undertakings or surety obligations, in pursuance of these presents, shall be as binding upon the Company as if they had been duly signed by the president and attested by the secretary of the Company, in their own proper persons. Provided however, that this power of attorney limits the acts of those named herein; and they have no authority to bind the Company except in the manner stated and to the extent of any limitation stated below:

Any such obligations in the United States, not to exceed Twenty Million and No/100 (\$20,000,000) in any single instance

That this power is made and executed pursuant to the authority of the following Resolutions passed by the Board of Directors of said Company, and said Resolutions remain in full force and effect:

RESOLVED: That the President or any Vice President, in conjunction with any Vice President, be and they hereby are authorized and empowered to appoint Attorneys-in-fact of the Company, in its name and as it acts, to execute and acknowledge for and on its behalf as surety, any and all bonds, recognizances, contracts of indemnity, waivers of citation and all other writings obligatory in the nature thereof, with power to attach thereto the seal of the Company. Any such writings so executed by such Attorneys-in-fact shall be binding upon the Company as if they had been duly executed and acknowledged by the regularly elected officers of the Company in their own proper persons.

RESOLVED: That any and all Powers of Attorney and Certified Copies of such Powers of Attorney and certification in respect thereto, granted and executed by the President or Vice President in conjunction with any Vice President of the Company, shall be binding on the Company to the same extent as if all signatures therein were manually affixed, even though one or more of any such signatures thereon may be facsimile. (Adopted October 7, 1981 – The Hanover Insurance Company; Adopted April 14, 1982 – Massachusetts Bay Insurance Company; Adopted September 7, 2001 – Citizens Insurance Company of America)

IN WITNESS WHEREOF, THE HANOVER INSURANCE COMPANY, MASSACHUSETTS BAY INSURANCE COMPANY and CITIZENS INSURANCE COMPANY OF AMERICA have caused these presents to be sealed with their respective corporate seals, duly attested by two Vice Presidents, this 19th day of April, 2017.

The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

John C. Roche, EVP and President



The Hanover Insurance Company
Massachusetts Bay Insurance Company
Citizens Insurance Company of America

James H. Kawiecki, Vice President

THE COMMONWEALTH OF MASSACHUSETTS)
COUNTY OF WORCESTER) ss.

On this 19th day of April, 2017 before me came the above named Vice Presidents of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, to me personally known to be the individuals and officers described herein, and acknowledged that the seals affixed to the preceding instrument are the corporate seals of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, respectively, and that the said corporate seals and their signatures as officers were duly affixed and subscribed to said instrument by the authority and direction of said Corporations.



Diane J. Marino, Notary Public
My Commission Expires March 4, 2022

I, the undersigned Vice President of The Hanover Insurance Company, Massachusetts Bay Insurance Company and Citizens Insurance Company of America, hereby certify that the above and foregoing is a full, true and correct copy of the Original Power of Attorney issued by said Companies, and do hereby further certify that the said Powers of Attorney are still in force and effect.

GIVEN under my hand and the seals of said Companies, at Worcester, Massachusetts, this 26th day of April 2018

CERTIFIED COPY

Theodore G. Martinez, Vice President