

RESOLUTION NO. 2019- 170

**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 AND SEWER SYSTEMS TO SERVE THE VILLAGE GARDEN LOCATED OFF A1A.**

**RECITALS**

**WHEREAS**, Brendan Schneck, 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 and sewer systems to serve The Village Garden located off A1A; and

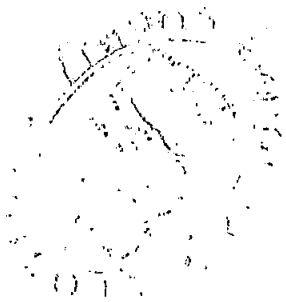
**WHEREAS**, Grade One Site & Utility, Inc., a Florida corporation, has executed and presented to the County a Final Release of Lien and Warranty for work performed at The Village Garden located off A1A; attached hereto as Exhibits "B" and "C", incorporated by reference and made a part hereof; and

**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 21<sup>st</sup> day of May, 2019.

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

By: Paul M. Waldron

Paul M. Waldron, Chair

**ATTEST:** Hunter S. Conrad, Clerk

Sam Hatterman

Deputy Clerk

**RENDITION DATE** 5/23/19





**BILL OF SALE**  
**UTILITY IMPROVEMENTS**  
for  
**The Village Garden**

Brendan Schneck, 21 Sabor de Sal Rd. (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 VILLAGE GARDEN

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 4 of April, 2019

**WITNESS:**

Clare Gold  
Witness Signature

CLARE GOLD  
Print Witness Name

**OWNER:**

[Signature]  
Owner's Signature

Brendan Schneck  
Print Owner's Name

State of FLORIDA  
County of ST. JOHNS

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of APRIL, 2019, by BRENDAN SCHNECK who is personally known to me or has produced FL DL as identification.

[Signature]  
Notary Public



Exhibit "A" to Bill of Sale



**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

Project Name:	Village Garden Food Truck
Contractor:	Grade One Site & Utility Inc
Developer:	Onyx Site Services, LLC

	UNIT	QUANTITY	UNIT COST	TOTAL COST
<b>Force Mains (Size, Type &amp; Pipe Class)</b>				
2" Poly	LF	41	\$ 12.00	\$ 492.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Sewer Valves (Size and Type)</b>				
1-2" Gate Valve	Ea	1	\$ 360.00	\$ 360.00
1 4x2 Tapping Saddle	Ea	1	\$ 310.00	\$ 310.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
<b>Gravity Mains (Size, Type &amp; Pipe Class)</b>				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Laterals (Size and Type)</b>				
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
<b>Manholes (Size and Type)</b>				
4-6 foot deep	EA		\$ -	\$ -
6-8 foot deep	EA		\$ -	\$ -
8-10 foot deep	EA		\$ -	\$ -
10-12 foot deep	EA		\$ -	\$ -
> 12 foot deep	EA		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
<b>Lift Station</b>				
Mechanical Equipment	Lump Sum		\$ -	\$ -
Process Piping	Lump Sum		\$ -	\$ -
Process Structure	Lump Sum		\$ -	\$ -
Process Electrical Equipment	Lump Sum		\$ -	\$ -
Other Improvements	Lump Sum		\$ -	\$ -
			<b>Total Sewer System Cost</b>	<b>\$ 1,162.00</b>



**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

Project Name:	Village Garden Food Truck
Contractor:	Grade One Site & Utility Inc
Developer:	Onyx Site Services, LLC

	UNIT	QUANTITY	UNIT COST	TOTAL COST
<b>Water Mains (Size, Type &amp; Pipe Class)</b>				
2" Poly	LF	12	\$ 12.00	\$ 144.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Water Valves (Size and Type)</b>				
1- 2x8 Tapping Saddle	Ea	1	\$ 340.00	\$ 340.00
1- 2" Corp	Ea	1	\$ 375.00	\$ 375.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
<b>Hydrants Assembly (Size and Type)</b>				
	Ea		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
<b>Services (Size and Type)</b>				
1- 2" Service & Box	Ea	1	\$ 575.00	\$ 575.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
<b>Total Water System Cost</b>				<b>\$ 1,434.00</b>

Exhibit "B" to Resolution



**FINAL RELEASE OF LIEN**

**UTILITY IMPROVEMENTS**

The undersigned lienor, in consideration of the sum TWO THOUSAND FIVE HUNDRED NINETY SIX DOLLARS 2,596.00 hereby waives and releases its lien and right to claim a lien for Water and Sewer labor, services or materials furnished through \_\_\_\_\_ to \_\_\_\_\_ to the following described property:

"SEE EXHIBIT A SCHEDULE OF VALUES FOR THE VILLAGE GARDEN"

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 9 of April 2018

WITNESS:

[Signature]  
Witness Signature

SANDRA L. KLAND  
Print Witness Name

OWNER:

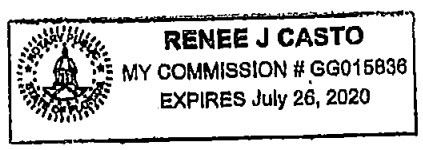
[Signature]  
Lienor's Signature

CHARLES PACE  
Print Lienor's Name

State of Florida  
County of St. Johns

The foregoing instrument was acknowledged before me this 9 day of April, 2018, by Charles Pace who is personally known to me or has produced FIID as identification.

[Signature]  
Notary Public





**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

Project Name:	Village Garden Food Truck
Contractor:	Grade One Site & Utility Inc
Developer:	Onyx Site Services, LLC

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	LF		\$ -	\$ -
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	LF		\$ -	\$ -
	LF		\$ -	\$ -
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	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
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4-6 foot deep	EA		\$ -	\$ -
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**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

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 Contractor: Grade One Site & Utility Inc  
 Developer: Onyx Site Services, LLC

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			\$ -	\$ -
<b>Services (Size and Type)</b>				
1- 2" Service & Box	Ea	1	\$ 575.00	\$ 575.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
<b>Total Water System Cost</b>				<b>\$ 1,434.00</b>



**WARRANTY  
UTILITY IMPROVEMENTS**

Date: 3/29/18

Project Title: THE VILLAGE GARDEN  
St. Johns County, Florida

FROM: GRADE ONE SITE/UTILITY, INC.  
P.O. BOX 8849  
FLEMING ISLAND, FL 32006

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.

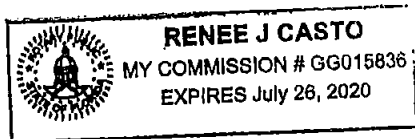
**Contractor:**

Charles Pace  
Contractor's Signature

CHARLES PACE  
Print Contractor's Name

State of Florida  
County of St. Johns

The foregoing instrument was acknowledged before me this 29 day of March, 2018, by Charles Pace who is personally known to me or has produced Florida ID as identification.



Renee J. Casto  
Notary Public

Exhibit "D" to Resolution



**St. Johns County Board of County Commissioners**

Utility Department

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INTEROFFICE MEMORANDUM

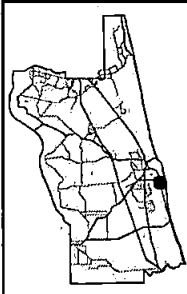
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TO: Debbie Taylor, Real Estate Manager  
FROM: Melissa Caraway, Utility Review Coordinator  
SUBJECT: The Village Garden  
DATE: March 21, 2019

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 the Village Garden.

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 85 130 260  
Feet

Date: 4/29/2019

*Bill of Sale, Schedule  
of Values, Final Release  
of Lien, and Warranty*

*The Village Garden*

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 herein.

