

BOARD OF COUNTY COMMISSIONERS

DATE: November 27, 2012
AGENDA ITEM NO. 5

Consent Agenda ☒

Regular Agenda ☐

Public Hearing ☐

County Administrator's Signature:

Subject:

Accept and Approve for Recording the Plat of Osprey Ridge of Palm Harbor; Accept a Private Street Sign Installation Guarantee for Recording; and, Accept a Sidewalk Guarantee for Recording.

Department:

Environment & Infrastructure

Staff Member Responsible:

William M. Davis, Interim Director of Transportation and Stormwater

Recommended Action:

I RECOMMEND THE BOARD OF COUNTY COMMISSIONERS ACCEPT AND APPROVE FOR RECORDING THE PLAT OF OSPREY RIDGE OF PALM HARBOR FROM GGR OSPREY, LLP, GEORGE C. ZUTES FAMILY TRUST, AND GEORGE P. STAMAS FAMILY TRUST, LOCATED IN SECTION 19, TOWNSHIP 27 SOUTH, RANGE 16 EAST, AND ACCEPT FOR RECORDING A PRIVATE STREET SIGN INSTALLATION GUARANTEE AND A SIDEWALK GUARANTEE.

Summary Explanation/Background:

This plat is a re-plat of Lots 1, 2, 3, Lot 8 less the west 660.00 feet thereof, a portion of the vacated Ridge View Road right-of-way and vacated Lot 4, Martin Subdivision and is a requirement of Site Plan No. 4474.10. The site is being divided into 31 multi-family residential lots. A Sidewalk Guarantee and a Private Street Sign Installation Guarantee were required to ensure installation of same in this private subdivision.

Fiscal Impact/Cost/Revenue Summary:

Funds in the amount of \$2,446.00 have been collected for the review and processing of the plat.

Exhibits/Attachments Attached:

Table of Motions
Private Street Sign Installation Guarantee
Sidewalk Guarantee
Aerial Map
Receipt dated July 25, 2012

The Honorable Chairman and Members
of the Board of County Commissioners
November 27, 2012

TABLE OF MOTIONS

| Item | Motions to Approve Plat for Recording | Motions to Accept for Main- tenance | Motions to Accept Bonds and/or Funds | Motions to Accept Sidewalk or Street Sign Guarantee | Motions to Release Bonds and/or Funds | Motions to Accept Deeds and Easements Adopt Resolution Accepting Dedicated Areas |
|-----------------------------|--|--|---|--|--|--|
| Osprey Ridge of Palm Harbor | X | | | XX | | |

PRIVATE STREET SIGN INSTALLATION GUARANTEE

GGR, Osprey, LLP, A Florida Limited Liability Partnership
, the fee simple title holder to the real estate located in Pinellas County, Florida,
described as the Owner , do hereby for themselves and their heirs and assigns,
acknowledge and declare that the following condition will be met and performed with
respect to the said real estate:

Street name signs and regulatory signs will be installed on
as required by Pinellas County and will be in accordance with the "Manual on Uniform
Traffic Control Devices for Streets and Highways" and the "Pinellas County Land
Development Code" latest revision.

It is further agreed that said street and regulatory signs will be physically installed
before issuance of a Certificate of Occupancy on any residence.

IN WITNESS WHEREOF, the said owner _____, have hereunto
set their hands and seals this 17th day of October _____, 20 12 .

Annette J. Noffz
Witness Signature

Annette J. Noffz

(Print name)

Christie S. Miller
Witness Signature

Christie S. Miller

(Print name)

George C. Zutes
GGR OSPREY, LLP-OWNER

George C. Zutes President

(Print name & title)

**SIDEWALK
GUARANTEE**

GGR OSPREY,LLP, a Florida Limited Liability Partnership; the fee simple title holders to the real estate located in Pinellas County, Florida, described as OSPREY RIDGE OF PALM HARBOR do hereby for themselves and their heirs and assigns, acknowledge and declare that the following condition will be met and performed with respect to the said real estate:

A sidewalk will be constructed along Osprey Ridge Circle per approved Development Plan. It is agreed that the sidewalk along all areas without lot frontage will be physically installed before Pinellas County's acceptance of the roads. It is further agreed that said sidewalk will be physically installed before issuance of a Certificate of Occupancy on any residence. Sidewalks along the streets adjacent to the lot must be in place before the Certificate of Occupancy will be issued for that lot.

IN WITNESS WHEREOF, the said George C. Zutes have hereunto set their hands and seals this 17 day of October, 2012.

Witness

Annette J. Noffz

Annette J. Noffz

[Signature]

GGR OSPREY, LLP
George C. Zutes, President

(Corporate)

(Seal)

Witness

Christie S. Miller

Christie S. Miller

(3) FOR A PARTNERSHIP:

STATE OF Florida

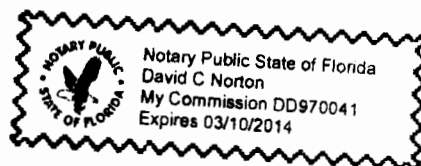
COUNTY OF

Pinellas

The foregoing instrument was acknowledged before me this 17th day of October, 2012 by George C Zutes, President on behalf of GGR Osprey Ridge, LLP a partnership. He/she is personally known to me or has produced (type of identification) as identification and who did (did not) take an oath.

[Signature]

Signature of Notary Public
State of Florida





AERIAL

RECEIPT

RECEIPT NUMBER: P02799

Notation: GGR OSPREY LLC (OSPREY RIDGE PLAT)

APD #: PP12-00002
PROJECT NAME: OSPREY RIDGE
SITE ADDRESS: 4720 RIDGE VIEW RD PINELLASCO
PARCEL: 19/27/16/55638/000/0010

TYPE: Platting Control

TRANSACTION DATE: 07/25/2012 TOTAL PAYMENT: 2,446.00

TRANSACTION LIST:

| Type | Method | Description | Amount |
|---------|--------|-------------|-----------------|
| Payment | Check | 1050 | 2,446.00 |
| | | | TOTAL: 2,446.00 |

ACCOUNT ITEM LIST:

| Description | Account Code | Current Pmts |
|------------------|----------------------|-----------------|
| Engineering Fees | 0001/100200/3419991/ | 2,446.00 |
| | | TOTAL: 2,446.00 |

RECEIPT ISSUED BY: LSTRONG

INITIALS: LS

ENTERED DATE: 07/25/2012

TIME: 12:59 PM
