

**BOARD OF COUNTY COMMISSIONERS**

**DATE:** September 10, 2015

**AGENDA ITEM NO.** 7

**Consent Agenda** ☒

**Regular Agenda** ☐

**Public Hearing** ☐

 **County Administrator's Signature:**

**Subject:**

Accept and Approve for Recording the Plat of Arbor Chase; Accept a Private Street Sign Installation Guarantee for Recording; and, Accept a Sidewalk Guarantee for Recording.

**Department:**

Public Works

**Staff Member Responsible:**

Ken Jacobs, Division Manager

**Recommended Action:**

I RECOMMEND THE BOARD OF COUNTY COMMISSIONERS ACCEPT AND APPROVE FOR RECORDING THE PLAT OF ARBOR CHASE FROM TAYLOR MORRISON OF FLORIDA, INC. LOCATED IN SECTION 18, TOWNSHIP 28 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 requirement of Site Plan No. 4603. The Site is being divided into 51 lots for single-family homes as well as 13 tracts being dedicated to the homeowners association. 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 \$5,246.00 have been collected for the review and processing of the plat.

**Exhibits/Attachments Attached:**

Table of Motions  
Private Street Sign Installation Guarantee  
Sidewalk Guarantee  
Location Map

The Honorable Chairman and Members  
of the Board of County Commissioners  
September 10, 2015

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 and Street Sign Guarantee	Motions to Release Bonds and/or Funds	Motions to Accept Deeds and Easements Adopt Resolution Accepting Dedicated Areas
Arbor Chase	X			XX		

## PRIVATE STREET SIGN INSTALLATION GUARANTEE

Taylor Morrison of Florida, Inc. \_\_\_\_\_, the fee simple title holder to the real estate located in Pinellas County, Florida, described as the Arbor Chase Subdivision, 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 Arboretum Pl.  
Arboretum Dr. and Arbor Chase Dr. 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 Tony Squitieri, have hereunto set their hands and seals this 31<sup>st</sup> day of April 2015.

Scott Himelbach  
Witness Signature

Scott Himelbach  
(Print name)

[Signature]  
Witness Signature

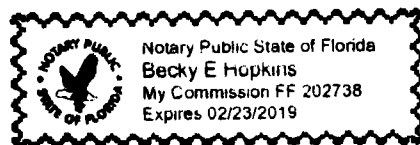
Dee M. 4/15  
(Print name)

[Signature]  
Owner  
Tony Squitieri, Vice President  
(Print name & title)

STATE OF (FLORIDA)  
COUNTY OF (SPAROTA)

The foregoing instrument was acknowledged before me this (date) by (name of officer or agent, title of officer or agent) of (name of corporation), a (state or place of incorporation) corporation, on behalf of the corporation. 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)  
(full notary stamp or stamp and raised seal)



## SIDEWALK GUARANTEE

Taylor Morrison of Florida, Inc. (Tony Squitieri, VP) the fee simple title holders to the real estate located in Pinellas County, Florida, described as Arbor Chase 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 ( Arboretum Pl., 5ft Sidewalk,  
Arboretum Dr. , 5ft sidewalk, and Arbor Chase Dr., 5ft and 6ft sidewalk**

\_\_\_\_\_). 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 Taylor Morrison of Florida, Inc. (Tony Squitieri, VP), have hereunto set their hands and seals this 3<sup>rd</sup> day of April, 20 15.

Witness: Scott Himelthaler Tony Spuitieri, VP (Corporate)  
(Seal)

Witness [Signature]  
Drew Miller

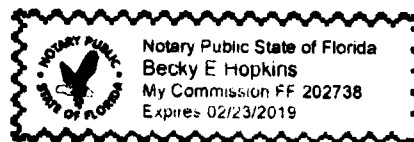
If the owner is a corporation the title of the person signing must be printed along with the persons name.

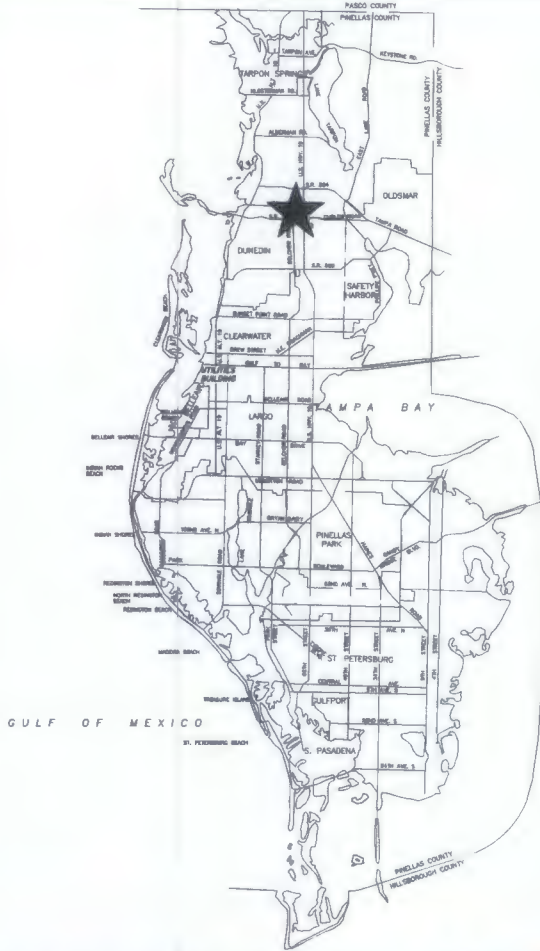
STATE OF ( FLORIDA )  
COUNTY OF ( SARASOTA )

The foregoing instrument was acknowledged before me this (date) by (name of officer or agent, title of officer or agent) of (name of corporation), a (state or place of incorporation) corporation, on behalf of the corporation. He/she is personally known to me or has produced (type) of identification as identification and who did (did not) take an oath.

(signature of notary)

(full notary stamp or stamp and raised seal)





# ARBOR CHASE PLAT LOCATION MAP

