

**RESOLUTION 20-63**

**A RESOLUTION AUTHORIZING ACCEPTANCE OF OFFER OF DEDICATION PUBLIC IMPROVEMENT SHOWN ON THE EXISTING PLAT FOR SOUTHERN SPRINGS PHASE 3 – SANITARY SEWER PUMP STATION**

**WHEREAS**, Developer Pulte Homes Tennessee, LLC has a recorded Final Plat for Southern Springs Phase 3C in Maury County Plat Book P21, Page 431; and

**WHEREAS**, said Plat shows a Sanitary Sewer Pump Station to be installed by the developer and proposed for dedication to the City of Spring Hill; and

**WHEREAS**, an Offer of Dedication has been submitted pursuant to the Unified Development Code; and

**WHEREAS**, a Certificate of Satisfactory Completion has been furnished by the City of Spring Hill indicating that through inspections of the pump station, the design intent has been achieved and it has been functioning properly for a minimum of twelve months; and

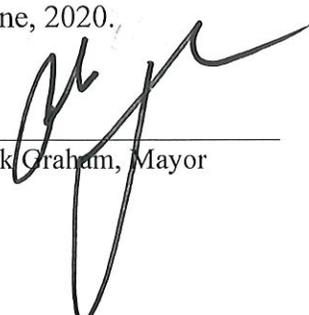
**WHEREAS**, the developer is required to submit an “as-built” survey of the public improvement; and

**WHEREAS**, on May 11, 2020, the City of Spring Hill Planning Commission recommended the Public Improvement of a Sanitary Sewer Pump Station for Southern Springs Phase 3 be accepted; and

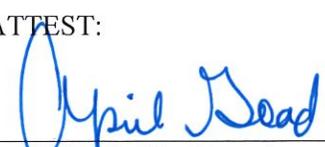
**WHEREAS**, the Board of Mayor and Aldermen deems it in the best interest of the City of Spring Hill that the Offer of Dedication of the Sanitary Sewer Pump Station be accepted and the same become a part of the public sewer system of the City of Spring Hill.

**NOW, THEREFORE BE IT RESOLVED**, by the City of Spring Hill Board of Mayor and Aldermen that dedication and acceptance of a Sanitary Sewer Pump Station within Southern Springs Phase 3C as shown on the recorded plat is hereby approved.

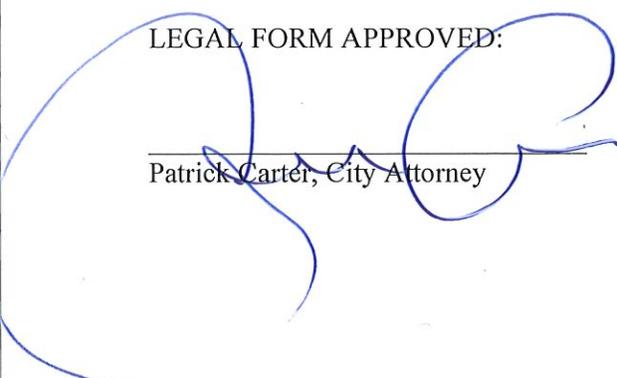
Passed and adopted this 15<sup>th</sup> day of June, 2020.

  
\_\_\_\_\_  
Rick Graham, Mayor

ATTEST:

  
\_\_\_\_\_  
April Goad, City Recorder

LEGAL FORM APPROVED:

  
\_\_\_\_\_  
Patrick Carter, City Attorney

**SUBJECT:** Acceptance of Public Improvement for Southern Springs Phase 3C Sanitary Sewer Pump Station

**DATE:** June 1, 2020

**ATTENTION:** Board of Mayor and Aldermen

**STAFF:** Missy Stahl, Senior Project Manager



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**STAFF MEMORANDUM**

The purpose of this memo is to provide information regarding a resolution to accept the dedication of the public improvement of a Sanitary Sewer Pump Station for Southern Springs Phase 3C as recommended by the Planning Commission.

**Background:**

The Planning Commission recommends accepting the public improvement of Sanitary Sewer Pump Station for Southern Springs Phase 3C, per PC Resolution 20-30 passed by the Planning Commission on May 11, 2020. The one year for the maintenance bond has been fulfilled and City staff has issued certificates of satisfaction for this improvement.

**Staff Recommendation:**

Staff recommends approval of the request.



## CERTIFICATE OF SATISFACTORY COMPLETION

Date: 11/20/2020

Pulte Homes Tennessee, LP

Southern Springs

Phase 3C – Sanitary Sewer Pump Station

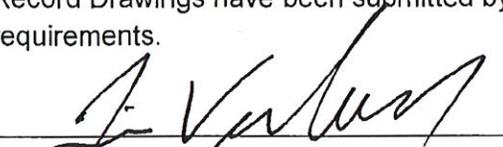
Development Name: Southern Springs

Phase or Section of Construction: Phase 3C

Public Improvements: Sanitary Sewer Pump Station

I hereby certify that I have supervised and inspected the improvements to ensure that the design intent has been achieved.

Record Drawings have been submitted by Applicant's engineer to the City pursuant to ordinance requirements.

  
\_\_\_\_\_  
City of Spring Hill Sewer Collections Superintendent (signature)

Jim Vrdoljak  
Printed name

Approved By:  
City of Spring Hill Engineering Dept.

  
\_\_\_\_\_  
Thomas S. Wolf, P.E. – City Engineer

199 TOWN CENTER PARKWAY P.O. BOX 789 SPRING HILL, TN 37174

PHONE (931)486-2252 NASHVILLE LINE (615)248-6307 WILLIAMSON CO. (615)599-2614 FAX (931)486-0516



**FORM FOR OFFER OF  
IRREVOCABLE DEDICATION**

**AGREEMENT** made this 8 day of May, 2020, by and between the City of Spring Hill a municipal corporation, having its office and place of business at 199 Town Center Parkway, Spring Hill, Tennessee, hereinafter designated as the "City" and Pulte Homes, a Limited Partnership having its office and place of business at 370 Mallory Station Rd Ste 500 Franklin TN 37067 hereinafter designated as the "developer".

**WHEREAS**, the Spring Hill Planning Commission is in the process of approving a subdivision plat entitled Southern Springs Ph 3C dated 7/13/2018 and prepared by Wilson & Ass. and

**WHEREAS**, said plat designates certain public improvements consisting of a Sanitary Sewer Pump Station in Phase 3C to be dedicated to the City of Spring Hill free and clear of all encumbrances and liens, pursuant to the requirements of the Spring Hill Planning Commission and the City; and

**WHEREAS**, the Developer, simultaneously herewith, shall post a performance surety with the City for the construction, maintenance, and dedication of said improvements, if required;

**WHEREAS**, the Developer is desirous of offering for dedication the said improvements to the City more particularly described as Southern Springs Phase 3C Sanitary Sewer Pump Station;

**WHEREAS**, the Developer has delivered Documents of conveyance to the city for the said improvements as described herein;

**NOW, THEREFORE**, in consideration of the sum of one dollar (\$1.00) lawful money of the United States paid by the City to the Developer and other good and valuable consideration, it is mutually **AGREED** as follows:

- A. The Developer herewith delivers to the City Documents or Deeds of conveyance for the premises described as shown on the final plat for Southern Springs Phase 3C Sanitary Sewer Pump Station attached hereto, said delivery being a formal offer of dedication to the City until the acceptance or rejection of such offer of dedication by the City.
- B. The Developer agrees that said formal offer of Dedication is irrevocable and can be accepted by the City at any time.
- C. The Developer agrees to complete the construction and maintenance of the improvements pursuant to the performance surety and the requirements of the Spring Hill Planning Commission and any ordinances, regulations, requirements, covenants, and agreements that may be imposed by the City with respect thereto and, upon acceptance by the City of the offer of dedication, furnish to the City a sworn statement certifying that the premises are free and clear of all liens and encumbrances.
- D. That this irrevocable offer of dedication shall run with the pump station and shall be binding on all assigns, guarantees, successors, or heirs of the Developer.

E. The City by action of the Board of Mayor and Aldermen on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, accepted the infrastructure as presented in the offer of dedication and directed the governmental representative to sign the offer of dedication on behalf of the City

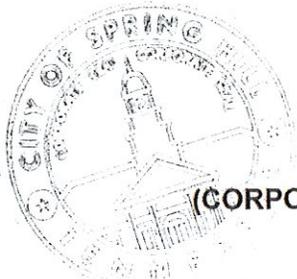
Developer Company Name:

Pulte Homes

May 7 2020  
Date

[Signature]

Developer Signature



(CORPORATE SEAL)

ATTEST: April Sead

FOR THE CITY OF SPRING HILL:

BY: [Signature]  
Signature

June 15 2020

Rick Graham, Mayor  
Printed Name

ACKNOWLEDGEMENT:  
COPARTNERSHIP

STATE OF TENNESSEE

(COUNTY OF \_\_\_\_\_) SS: \_\_\_\_\_

On this \_\_\_ day \_\_\_\_\_ of 20\_\_\_, before me personally appeared \_\_\_\_\_, to me known to be one of the firm \_\_\_\_\_, described in and who executed the foregoing instrument, and he thereupon acknowledged to me that he executed such instrument as and for the act and deed of said firm.

\_\_\_\_\_  
CORPORATE

STATE OF TENNESSEE

(COUNTY OF Williamson) SS: \_\_\_\_\_

On this 7<sup>th</sup> day of May 2020, before me personally appeared William M. Beam, to me known, who, being by me first duly sworn, did depose and say that he resides in Williamson; that he is the Project Mgr of Pulte Homes the corporate seal affixed to said instrument is such corporate seal; that it was so affixed by order and authority of the Board of Directors of said corporation, and that he signed his name thereto by like order and authority.

Farah Burgett  
INDIVIDUAL

Exp. 5/23/2023

