

**RESOLUTION 20-192**

**A RESOLUTION AUTHORIZING ACCEPTANCE OF OFFER OF DEDICATION OF ROAD RIGHTS-OF-WAY AND PUBLIC IMPROVEMENTS SHOWN ON THE EXISTING PLAT FOR SOUTHERN SPRINGS PHASE 5 – SANITARY SEWER PUMP STATION**

**WHEREAS**, developer Pulte Homes Tennessee, LP has a recorded Final Plat for Southern Springs Phase 5 in Maury County Plat Book P22, Page 51; and

**WHEREAS**, said Plat shows 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, Deeds of Conveyance and a Maintenance Surety have been submitted pursuant to the Subdivision Regulations; 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

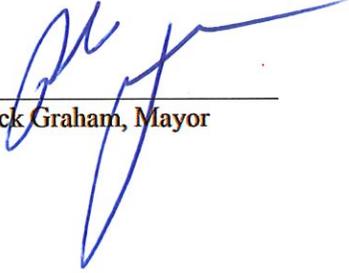
**WHEREAS**, the developer is required to submit an “as-built” survey of the public improvements including sewer; and

**WHEREAS**, on November 9, 2020, the City of Spring Hill Planning Commission recommended the Sanitary Sewer Pump Station for Southern Springs Phase 5 be accepted; and

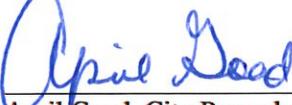
**WHEREAS**, the Board of Mayor and Aldermen deems it in the best interest of the City of Spring Hill that the Offer of Dedication of the Sanitary Sewer Pump Station be accepted and the same become part of the Public Sewer system of the City of Spring Hill.

**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 5 as shown on the recorded plat is hereby approved.

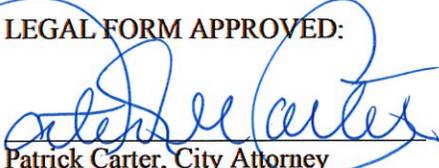
Passed and adopted this 21<sup>st</sup> day of December, 2020.

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

ATTEST:

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

LEGAL FORM APPROVED:

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



**REQUEST:** *Approval of Resolution 20-192*  
**SUBMITTED BY:** Tom Wolf, City Engineer  
**DATE:** November 30, 2020  
**RE:** Acceptance of Public Improvements for Southern Springs  
Phase 5 – Sanitary Sewer Pump Station  
**ATTACHMENTS:** Resolution 20-192, Certificate of Satisfactory Completion, Final  
Plat

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**PURPOSE:**

The purpose of this memo is to provide information regarding a resolution to accept the dedication of the Sanitary Sewer Pump Station for Southern Springs Phase 5 as recommended by the Planning Commission.

**BACKGROUND:**

The Planning Commission recommends accepting the Sanitary Sewer Pump Station, per PC Resolution 20-109 passed by the Planning Commission on November 9, 2020. The one year for the maintenance bond has been fulfilled and City staff has issued certificates of satisfaction for this phase.

**STAFF RECOMMENDATION:**

Staff recommends approval of the request.



## CERTIFICATE OF SATISFACTORY COMPLETION

Date: 10/19/20

Pulte Homes of Tennessee

Southern Springs

Phase 5

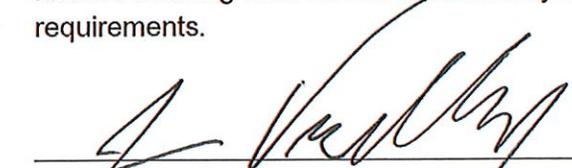
Development Name: Southern Springs

Phase or Section of Construction: Phase 5

Public Improvements: Sanitary sewer pump station

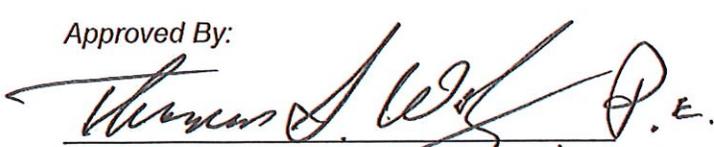
I hereby certify that I have supervised and inspected the improvements to ensure that the design intent has been achieved.

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

  
City of Spring Hill Sewer Collection Superintendent (signature)

Jim Vrdoyak  
Printed name

Approved By:

  
City of Spring Hill Engineering Dept.

THOMAS S. WOLF, PE  
Printed name

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 21<sup>st</sup> day of DECEMBER 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 TENNESSEE, LP, a LIMITED PARTNERSHIP, having its office and place of business at 370 MALLORY STATION ROAD, SUITE 500 hereinafter designated as the "developer". FRANKLIN, TN 37067

**WHEREAS**, the Spring Hill Planning Commission is in the process of approving a subdivision plat entitled SOUTHERN SPRINGS PHASE 5- dated 8/28/2019 and prepared by ESP ASSOCIATES TH, INC. and SANITARY SEWER PUMP STATION

**WHEREAS**, said plat designates certain public improvements consisting of a sanitary sewer pump station 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 and land to the City more particularly described in Schedule PLATS attached hereto;

**WHEREAS**, the Developer has delivered Documents or Deeds of conveyance to the city for the said land and 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 in Schedule PLATS 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 land and 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 and shall furnish to the City a check for all necessary fees and taxes to record the Documents heretofore delivered.
- D. That this irrevocable offer of dedication shall run with land 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 21<sup>st</sup> day of DECEMBER, 2020, accepted the infrastructure as presented in the offer of

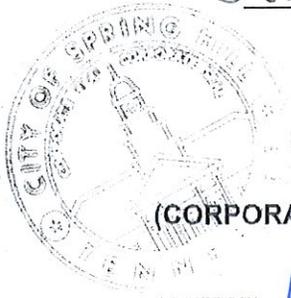
dedication and directed the governmental representative to sign the offer of dedication on behalf of the City

Developer Company Name:

Putte Homes Tennessee Limited Partnership

December 15 2020  
Date

[Signature]  
Developer Signature



(CORPORATE SEAL)

ATTEST: [Signature]

FOR THE CITY OF SPRING HILL:

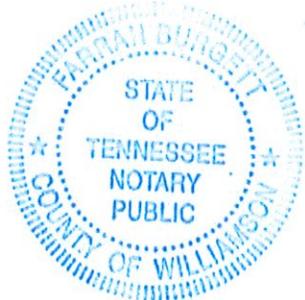
BY: [Signature]  
Signature  
Rick Graham, Mayor  
Printed Name

December 21, 2020

STATE OF TENNESSEE

(COUNTY OF Williamson)

On this 15<sup>th</sup> day of December 2020, before me personally appeared DAVID M. CUMMINGS, to me known, who, being by me first duly sworn, did depose and say that he resides in Williamson; that he is the director of Land Development of Putte Homes Tennessee Limited Partnership; that 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.



[Signature]  
INDIVIDUAL  
Exp. 05-23-2023