



Brevard County Board of County Commissioners

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Legislation Text

File #: 3419, **Version:** 1

Subject:

Adopt Resolution and Release Performance Bond: Viera Boulevard Commercial Center II - District 4
Developer: The Viera Company

Fiscal Impact:

None

Dept/Office:

Public Works/Engineering

Requested Action:

In accordance with Section 62-2844(b), it is requested that the Board of County Commissioners adopt the attached Resolution and authorize the Chair to sign the Resolution releasing the Contract and Surety Performance Bond dated August 25, 2020 for the above referenced project.

Summary Explanation and Background:

The Viera Boulevard Commercial Center II subdivision is located within the Viera Development of Regional Impact (DRI), extending Lake Andrew Drive north of the Viera Regional Park. The proposed subdivision contains roadway, three tracts (E, J, and K), two lots (Block D, Lot 3 and Block D, Lot 4), and infrastructure improvements on 80.79 acres.

The Viera Boulevard Commercial Center II subdivision received preliminary plat and final engineering plans on May 15, 2020, and final plat and contract approval on August 25, 2020. The developer posted a Surety Performance Bond for guarantee of the completion of the infrastructure improvements according to the approved plans.

Per Section 62-2809(b)(2), "Construction after final plat recordation: ...the applicant shall provide security required in Section 62-2844 for the performance of such construction..." Section 62-2844(a) states: "An applicant shall be required to secure its performance security of the construction required under this article by a surety bond, letter of credit, savings account, certificate of deposit or execution of a tri-party escrow agreement. Such security shall not be required if a certificate of completion has been issued for all the subdivision improvements prior to final plat recordation." Because the applicant chose to plat the subdivision prior to completion of construction, the applicant entered into Contract with the Board and posted a Surety Performance Bond to guarantee the completion of the infrastructure improvements according to the approved plans.

As of October 13, 2021, the Viera Boulevard Commercial Center II subdivision plat infrastructure improvements have been completed and we are in receipt of a two-year maintenance bond.

Reference: 20FM00001, 19SD00020

Contact: Christine Verrett, Special Projects Coordinator III, Extension 58328

Clerk to the Board Instructions:

Please forward the Board action to the Public Works Department and provide 2 originals of the Resolution.