



City of Delray Beach

100 N.W. 1st Avenue
Delray Beach, FL 33444

Cover Memorandum/Staff Report

File #: 25-1046

Agenda Date: 10/21/2025

Item #: 6.I.

TO: Mayor and Commissioners
FROM: Hassan Hadjimiry, P.E., Utilities Director
THROUGH: Terrence R. Moore, ICMA-CM
DATE: October 21, 2025

ITEM A1 - ACCEPTANCE OF A WATER AND SEWER EASEMENT WITH THE ATLANTIC GROVE TOWNHOUSE ASSOCIATION, INC., FOR PROPERTY LOCATED AT 35 NW 4TH AVE, IN AN AREA LOCATED WITHIN THE ATLANTIC GROVE DEVELOPMENT (PHASE 2).

ITEM A2 - ACCEPTANCE OF CITY STANDARD BILL OF SALE FOR WATER AND SEWER INFRASTRUCTURE CONSTRUCTED AT THE PROPERTY LOCATED AT 35 NW 4TH AVE, IN AN AREA LOCATED WITHIN THE ATLANTIC GROVE DEVELOPMENT (PHASE 2), OWNED BY ATLANTIC GROVE PARTNERS, L.L.C.

Recommended Action:

Consideration of the following items:

Item A1 - Motion to approve and accept a Water and Sewer Utility Easement Agreement with the Atlantic Grove Townhouse Association, Inc., for sanitary sewer, reclaimed water, and water piping dedication by property owner Atlantic Grove TownHome Association, Inc., for property located at 35 NW 4th Ave, in an area located within the Atlantic Grove Development (Phase 2) , Property Control Number (PCN) 12-43-46-17-72-018-0000.

Item A2 - Motion to approve and accept a Bill of Sale by Atlantic Grove Partners, L.L.C., for transfer and all right of ownership of potable water, reclaimed water, wastewater and or pump station facilities to the City of Delray Beach for property located at 35 NW 4th Ave, within the Atlantic Grove Development (Phase 2), Property Control Number (PCN) 12-43-46-17-72-018-0000.

Background:

The owners Atlantic Grove Partners, L.L.C., submitted building permit #21-196325 on April 14, 2021, for subject property. During the application process it was determined that an easement would be needed to allow access for inspection and maintenance of City's Utilities.

There is a \$10.00 cost to the City for the transfer of assets of potable water, reclaimed water, wastewater and or pump station facilities under the Bill of Sale.

City Attorney Review:

Approved as to form and legal sufficiency.

Funding Source/Financial Impact:

N/A

Timing of Request:

The timing of this request is high importance to allow the project to continue construction.