



AGENDA REQUEST

TO: Board of Supervisors
Sumter Landing Community Development District

FROM: Bruce Brown, Assistant District Manager

DATE: 5/9/2022

SUBJECT: **Brownwood Windmill and Brownwood Water Tower Emergency Demolition & Restoration (PWAC Consideration Item)**

ISSUE:

Requesting approval for the Adoption of Resolution 2022-17 to appropriate funds within the Fiscal Year 2021-22 Project Wide Advisory Committee Budget to provide funds for emergency demolition and restoration of the Brownwood Windmill and Brownwood Water Tower.

ANALYSIS/INFORMATION:

Based on analysis and review from District Property Management and Structural Engineers, both the Windmill and the Water Tower in the Brownwood Square are suffering from extensive wood rot and decay, visual deficiencies, and rusted steel which is impacting their structural stability. Both structures are located within the perimeter of the town square and fall under Exhibit (A) of Project-Wide.

Both structures are approximately 10+ years old, and were built with 8" x 8" Rough Sawn Heart Pine Wood Posts. After years of weather, humidity, sun and water exposure, they have developed extensive rot and decay. Each structure displays significant rotting that has impacted the structural integrity of the system. As a result, both structures will require column splicing in the lower bay, to remove the rotten timbers. Additionally, approximately 60% of all cross-bracing for the water tower structure and 90% of cross-bracing for the Windmill structure will need to be replaced. The spliced connections located on the Windmill structure showed significant wood rot which compromises the structures capacity. All the spliced connections will require replacement.

The Windmill has been determined to be a safety hazard and must be disassembled and removed prior to the commencement of Hurricane Season. Both structures will be rebuilt and reinstalled with pressure treated wood. Due to the overall condition of both structures, it is more cost effective to demo, reconstruction and reinstall both structures. The Villages Design group has already approved the project and all of the non-structural metal assemblies (i.e. windmill, water tank) will be re-used.

STAFF RECOMMENDATION:

Board to adopt Resolution 2022-17 to appropriate funds within the Fiscal Year 2021-22 Project Wide Advisory Committee Budget to provide funds for emergency demolition and restoration of the Brownwood Windmill and Brownwood Water Tower.

MOTION:

Motion to adopt Resolution 2022-17 to appropriate funds within the Fiscal Year 2021-22 Project Wide Advisory Committee Budget to provide funds for emergency demolition and restoration of the Brownwood Windmill and Brownwood Water Tower.

ATTACHMENTS:

	Description	Type
☐	SLCDD Resolution 2022-17	Cover Memo
☐	BCDD Windmill Pictures	Cover Memo
☐	SLCDD Resolution 2022-17 REVISED	Cover Memo

RESOLUTION 2022-17

A RESOLUTION AMENDING THE PROJECT WIDE FUND BUDGET FOR FISCAL YEAR BEGINNING OCTOBER 1, 2021, AND ENDING SEPTEMBER 30, 2022, FOR THE WINDMILL AND WATER TOWER PROJECT COSTS

WHEREAS, the Windmill and Water Tower in the Brownwood Square are suffering from extensive wood rot and decay, visual deficiencies, and rusted steel which is impacting their structural stability; and

WHEREAS, after years of weather, humidity, sun and water exposure, they have developed extensive rot and decay

WHEREAS, the estimated demolition cost of this project total \$20,000; and

WHEREAS, funds in the amount of \$20,000 are available in the Project Wide Fund Working Capital to support the project costs.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SUMTER LANDING COMMUNITY DEVELOPMENT DISTRICT THAT THE FISCAL YEAR 2021-22 BUDGET BE AMENDED AS FOLLOWS:

Project Wide Fund

Sources:

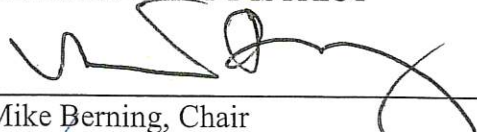
30.132-00.00.000-669.901	Working Capital	\$	20,000
--------------------------	-----------------	----	--------

Disbursements:


30.431-50.00.600-539.633-CP000297	Infrastructure	\$	20,000
-----------------------------------	----------------	----	--------

Adopted this 9th day of May, 2022.

SUMTER LANDING COMMUNITY
DEVELOPMENT DISTRICT



Mike Berning, Chair



Kenneth C. Blocker, Secretary