

POLK COUNTY LAND DEVELOPMENT  
330 W. CHURCH ST., BAROW, FL 33830  
P.O.B. 9005, DRAWER GM 03  
BARTOW, FL. 33831-9005  
PHONE: (863) 534-6792 FAX: (863) 534-5908



## WARRANTY INSPECTION FORM

Subdivision Name: Norton Road Storage Phase 1 – LDSUR-2022-21

Road Name:

Engineering Firm / Engineer of Record: J.D Alsabbagh, P.E. – Sycamore Engineering, Inc.

Contractor:

### Roadway Items

### Condition / Remarks

A. Asphalt

B. Shoulders:

C. Curbs:

D. Inlets:

E. Mitered Ends:

F. Swales:

G. Sidewalks:

H. Landscaping:

### Drainage Items

### Condition / Remarks

A. Retention Ponds:

B. Drainage

C. Perimeter Swales:

### Utility Items:

### Condition / Remarks

A. Amount Security: \$4,209.28

B. Potable Water: Based on field inspections it appears the potable water system is functioning per design. No deficiencies identified

C. Wastewater System:

Inspector: Tim Bearden

Date: 10/31/2023

**COMMERCIAL MAINTENANCE BOND**

Bond No. 1183357

KNOWN ALL MEN BY THESE PRESENTS, That we, Norton SS Associates, LLC, as Principal, and Arch Insurance Company, a corporation organized and doing business under and by virtue of the laws of the State of Missouri and duly licensed to conduct surety business in the State of Florida, as Surety, are held and firmly bound unto Polk County, a political subdivision of the State of Florida, as Obligee, in the sum of Four Thousand Two Hundred Nine Dollars and 28 Cents (\$ 4,209.28 ) Dollars, for which payment, well and truly to be made, we bind ourselves, our heirs, executors and successors, jointly and severally firmly by these presents.

WHEREAS, Polk County's Land Development Code (hereinafter "LDC") is by reference incorporated into and made part of this Maintenance Bond (hereinafter "Bond"); and

WHEREAS, the Principal has constructed the improvements described in the Engineer's Cost Estimate, attached hereto as Exhibit "A" and incorporated into and made part of this Bond (hereinafter "Improvements"), in accordance with the drawings, plans, specifications, and other data and information (hereinafter "Plans") for the Norton Road Storage - Phase- I filed with Polk County's Land Development Division, which Plans are by reference incorporated into and made part of this Bond; and

WHEREAS, the Principal wishes to dedicate the Improvements to the public; and

WHEREAS, the LDC requires as a condition of acceptance of the Improvements that the Principal provide to the Obligee a bond warranting the Improvements for a definite period of time following the Obligee's final acceptance of said Improvements.

NOW, THEREFORE, the conditions of this Bond are such that:

1. If the Principal shall warrant and indemnify for a period of One Year ( 1 ) year(s) following the date of the Obligee's acceptance of the Improvements (the "Warranty Period") against all loss that Obligee may sustain resulting from defects in construction, design, or materials; and
2. If the Principal shall correct within the Warranty Period any failure, deterioration, or damage existing in the Improvements so that the Improvements thereafter comply with the technical specifications contained in the LDC;

Then upon approval by the Obligee this Bond shall be void, otherwise to remain in full force and effect.

Initials BS

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3. All notices, demands, and correspondence with respect to this Bond shall be in writing and addressed to:

**The Surety at:**

Arch insurance Company  
1601 Cherry Street  
3 Parkway, Suite 1500  
Philadelphia, PA 19102

**The Principal at:**

Norton SS Associates, LLC  
1190 Business Center Drive  
Suite 2000  
Lake Mary, FL 32746

**The Obligee at:**

Polk County, Land Development Division  
330 West Church Street  
PO Box 9005 – Drawer GM03  
Bartow, FL 33831-9005

[Signatures appear on the next page]

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Initials 

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IN WITNESS WHEREOF, the Principal and Surety have caused this Bond to be executed by their duly authorized officers this 28th day of April, 2022.

Jacqueline M. Murray  
Witness

Jacqueline M. Murray  
Printed Name

Carly S. Ervin  
Witness

Carly S. Ervin  
Printed Name

Jayda Williams  
Witness

Jayda Williams  
Printed Name

Audrianna Martine  
Witness

Audrianna Martine  
Printed Name

PRINCIPAL:

Norton SS Associates, LLC  
Name of Corporation

By: Theodore A. Bolin

Theodore A. Bolin  
Printed Name

Title:  
(SEAL)

SURETY:

Arch Insurance Company  
Name of Corporation

By: Bonnie S. Robbins

Bonnie S. Robbins, Attorney-in-Fact  
Printed Name

Title:  
(SEAL)

(Attach power of attorney)

Initials JS

*This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated. Not valid for Note, Loan, Letter of Credit, Currency Rate, Interest Rate or Residential Value Guarantees.*

**POWER OF ATTORNEY**

**Know All Persons By These Presents:**

That the Arch Insurance Company, a corporation organized and existing under the laws of the State of Missouri, having its principal administrative office in Jersey City, New Jersey (hereinafter referred to as the "Company") does hereby appoint:

**Bonnie S. Robbins, Brenna P. Tuccelli, Charles P. Boornazian and Nickie L. Sorensen of Longwood, FL (EACH)**

its true and lawful Attorney(s)-in-Fact, to make, execute, seal, and deliver from the date of issuance of this power for and on its behalf as surety, and as its act and deed: Any and all bonds, undertakings, recognizances and other surety obligations, in the penal sum not exceeding Ninety Million Dollars (\$90,000,000.00). This authority does not permit the same obligation to be split into two or more bonds In order to bring each such bond within the dollar limit of authority as set forth herein.

The execution of such bonds, undertakings, recognizances and other surety obligations in pursuance of these presents shall be as binding upon the said Company as fully and amply to all intents and purposes, as if the same had been duly executed and acknowledged by its regularly elected officers at its principal administrative office in Jersey City, New Jersey.

This Power of Attorney is executed by authority of resolutions adopted by unanimous consent of the Board of Directors of the Company on December 10, 2020, true and accurate copies of which are hereinafter set forth and are hereby certified to by the undersigned Secretary as being in full force and effect:

**"VOTED,** That the Chairman of the Board, the President, or the Executive Vice President, or any Senior Vice President, of the Surety Business Division, or their appointees designated in writing and filed with the Secretary, or the Secretary shall have the power and authority to appoint agents and attorneys-in-fact, and to authorize them subject to the limitations set forth in their respective powers of attorney, to execute on behalf of the Company, and attach the seal of the Company thereto, bonds, undertakings, recognizances and other surety obligations obligatory in the nature thereof, and any such officers of the Company may appoint agents for acceptance of process."

This Power of Attorney is signed, sealed and certified by facsimile under and by authority of the following resolution adopted by the unanimous consent of the Board of Directors of the Company on December 10, 2020:

**VOTED,** That the signature of the Chairman of the Board, the President, or the Executive Vice President, or any Senior Vice President, of the Surety Business Division, or their appointees designated in writing and filed with the Secretary, and the signature of the Secretary, the seal of the Company, and certifications by the Secretary, may be affixed by facsimile on any power of attorney or bond executed pursuant to the resolution adopted by the Board of Directors on December 10, 2020, and any such power so executed, sealed and certified with respect to any bond or undertaking to which it is attached, shall continue to be valid and binding upon the Company. **In Testimony Whereof,** the Company has caused this instrument to be signed and its corporate seal to be affixed by their authorized officers, this **25<sup>th</sup> day of March, 2022.**

**Attested and Certified**

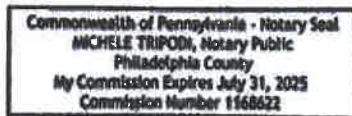
  
\_\_\_\_\_  
Regan A. Shulman, Secretary




Arch Insurance Company  
  
\_\_\_\_\_  
Stephen C. Ruschak, Executive Vice President

STATE OF PENNSYLVANIA SS  
COUNTY OF PHILADELPHIA SS

I, **Michele Tripodi**, a Notary Public, do hereby certify that Regan A. Shulman and Stephen C. Ruschak personally known to me to be the same persons whose names are respectively as Secretary and Executive Vice President of the Arch Insurance Company, a Corporation organized and existing under the laws of the State of Missouri, subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they being thereunto duly authorized signed, sealed with the corporate seal and delivered the said instrument as the free and voluntary act of said corporation and as their own free and voluntary acts for the uses and purposes therein set forth.



  
\_\_\_\_\_  
Michele Tripodi, Notary Public  
My commission expires 07/31/2025

**CERTIFICATION**

I, **Regan A. Shulman**, Secretary of the Arch Insurance Company, do hereby certify that the attached **Power of Attorney dated March 25, 2022** on behalf of the person(s) as listed above is a true and correct copy and that the same has been in full force and effect since the date thereof and is in full force and effect on the date of this certificate; and I do further certify that the said Stephen C. Ruschak, who executed the Power of Attorney as Executive Vice President, was on the date of execution of the attached Power of Attorney the duly elected Executive Vice President of the Arch Insurance Company.

**IN TESTIMONY WHEREOF,** I have hereunto subscribed my name and affixed the corporate seal of the Arch Insurance Company on this 9<sup>th</sup> day of May, 20 22.

  
\_\_\_\_\_  
Regan A. Shulman, Secretary

This Power of Attorney limits the acts of those named therein to the bonds and undertakings specifically named therein and they have no authority to bind the Company except in the manner and to the extent herein stated.

**PLEASE SEND ALL CLAIM INQUIRIES RELATING TO THIS BOND TO THE FOLLOWING ADDRESS:**

**Arch Insurance – Surety Division  
3 Parkway, Suite 1500  
Philadelphia, PA 19102**



**To verify the authenticity of this Power of Attorney, please contact Arch Insurance Company at [SuretyAuthentic@archinsurance.com](mailto:SuretyAuthentic@archinsurance.com)  
Please refer to the above named Attorney-in-Fact and the details of the bond to which the power is attached.**