

LPYP &
The ROOT
Project Update



PROJECT TEAM



A Calisti, LLC
Architect



All provided reduced fees and are Community Partners



PURPOSE

The Lincoln Park Council for the Common Good invited the community to dream up a creative, different or innovate idea to address the needs of Lincoln Park.

LPYP envisioned The ROOT as an open space that engages community through food, market spaces for local small business owners and entertainment.

~~~~~

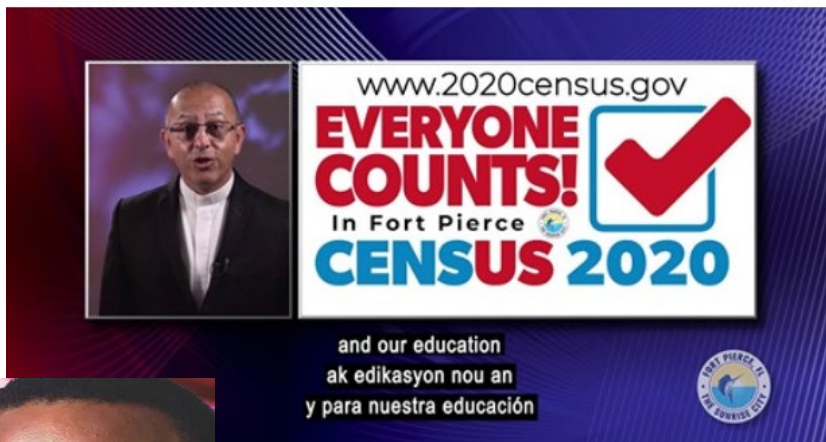
**“We’re eager to be a part of the change happening in our community and are excited to see The ROOT come to life and make an impact for years to come!” - LPYP**



Lincoln Park Young Professionals

May 21, 2020 · 🌐

<https://youtu.be/0mPFxdT4Pcl>



**FORT PIERCE COMMISSION**  
**DISTRICT 1**  
NOVEMBER 9 6-8PM 2021  
DUHART • GAINES • SESSIONS  
**SPECIAL ELECTION.**  
MEET YOUR CANDIDATES.  
GET INFORMED.  
VOTE!  
Location:  
Multicultural Resource Center  
302 N 23rd St, Fort Pierce FL 34950  
DISTRICT 1 FORT PIERCE  
LINCOLN PARK

Census Tri-Lingual PSA HD



# ACCOMPLISHMENTS (May 2020 – Present)



- **FLAGSHIP EVENT**
- **SECOND SATURDAY MONTHLY**
- **CULTURE. COMMUNITY. CHANGE.**

**ACCOMPLISHMENTS**







## THE ROOT FINAL DESIGN



**Coming Soon!**



THE R.O.O.T.



**CONSTRUCTION GROUP**  
WE BUILD BY FAITH  
CGC151938

**772-626-9791** | [www.gaconstructiongroup.com](http://www.gaconstructiongroup.com)  
[info@gaconstructiongroup.com](mailto:info@gaconstructiongroup.com)

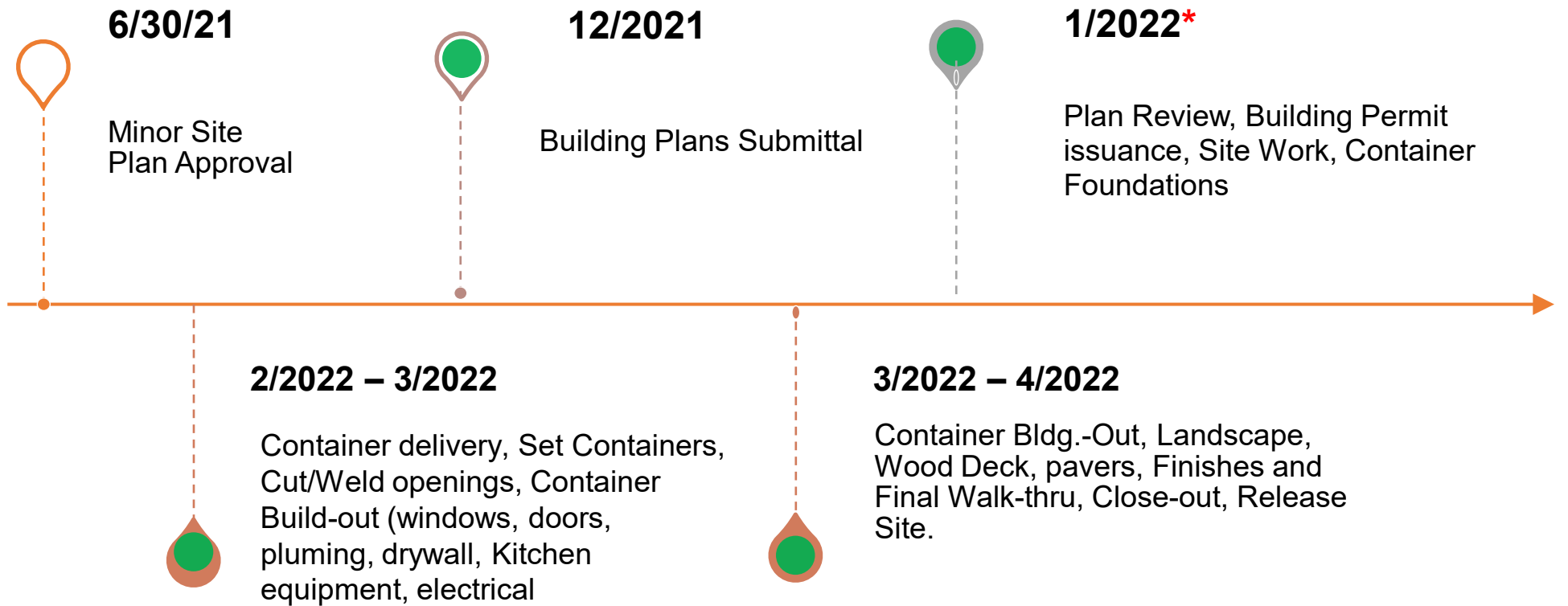
- LPYP Monthly Root Planning Meeting (ongoing)
- Review and determination of all Site Design elements
- Development and determination of Programs and Community Events (virtual and In-Person)
- Preliminary development of Site FF&E and Program Support Equipment List & Budget
- Preliminary development of Project timeline and Schedule
- Development of Root Marketing and Public Relations Plans
- Preliminary Container Supplier negotiations
- Preliminary development of Project Budget
- **Negotiated and finalized Land Lease Agreement (Executed 10/27/21)**
- Conducted Property Survey (provided In-kind by Marshall Surveying)
- Identified, negotiated and executed Contracts with local key Development Team Members (Civil, MEP, GC)- July/Aug. 2021
- Taylor Moxey Library Installation (COVID-19 delay)
- Conducted Root Groundbreaking Event (COVID-19 delay)
- Began Minor Site Plan Development((1/2021)
- Minor Site Plan Approved – Engineering (6/30/21)
- Finalized Site FF&E and Program Support Equipment List/Budget
- \*Final Container Supplier negotiations failed (price gouging discovery)
- \*Identified, new Container Supplier, negotiated price, purchased (significant cost saving for AFM)
- Revised GC's Scope of work to include self-performed Container Interiors build-out
- Finalized of Project Budget

## ACCOMPLISHMENTS (May 2020 – Present)

- \*COVID-19 Pandemic
- \*Procurement of new Container Supplier required revisions to Site Plan, MEP Plan, Civil Plan and, Construction Drawings
- Construction Materials Supplier chain.
- Geo Tec: Exfiltration Test for adequate Site drainage – Civil Eng. Plan revisions delay
- Revised GC's Scope of work to include self-performed Container Interiors build-out (extends Project Schedule)

## Project Delays

# PROJECT SCHEDULE



## Schedule Footnotes:

1. Assumes Building Permit Plans submittal on or before Close of 2021.
2. Assumes Building Permit issuance in January 2022
3. Some tasks will run parallel and other sequentially
4. Conditional Completion in March or April 2022

# PROJECT REQUESTS

## 1. Expedited Building Plan Review

## 2. Request for Waiver or Reduction in Impact Fees

*Justification and Considerations:*

- a. No vertical Construction
- b. All Structures are temporary
- c. Utility connection Site Improvements will remain

**Note:** Current Impact Fee estimate = \$5440.00

# Q & A

Thank you!

