

CITY OF FORT PIERCE

CITY COMMISSION AGENDA

City Commission Meeting - Monday, December 9, 2024 - 9:00 a.m.

City Hall - Commission Chambers, 100 North U.S. #1, Fort Pierce, Florida

1. **Call to Order**

2. **Pledge of Allegiance**

3. **Roll Call**

4. **Approval of Minutes**

- a. Approval of the Minutes from the October 14, 2024 City Commission Meeting

5. **Proclamations**

6. **Additions or deletions to agenda and approval of the agenda.**

7. **COMMENTS FROM THE PUBLIC**

Any person who wishes to comment on any subject may be heard at this time. Please limit your comments to three (3) minutes or less, as directed by the Mayor, as this section of the Agenda is limited to thirty minutes. The City Commission will not be able to take any official actions under Comments from the Public. Speakers will address the Mayor, Commissioners, and the Public with respect. Inappropriate language will not be tolerated.

8. **Miscellaneous Reports and Presentations**

9. **Consent Agenda**

10. **City Commission - Resolutions**

11. **New Business - City Commission Discussion Items**

- a. Review and discussion regarding Mayor and City Commission assignments to various Boards and Committees

- b. Update on Retirement Board Cost of Living Adjustments
- c. Follow-up discussion and direction regarding the final contract for Pay to Park Pilot Program with PCI Municipal Services

12. **City Commission Boards and Committees Updates**

13. **Adjournment**

Immediately following adjournment, please move toward the doors and exit the chambers. This allows for the safe and courteous exit of all persons, and those on the dais. Conversations after the meeting should be held outside of chambers, in the foyer or elsewhere, but not in the commission chambers where lights will be out as soon as the chambers are empty.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this meeting should contact the City Clerk's Office at (772) 467-3065 at least 48 hours prior to the meeting.

City Commission Day Meeting - 9:00 a.m.

4. a.

Meeting Date: 12/09/2024

Re:

SUBJECT:

Approval of the Minutes from the October 14, 2024 City Commission Meeting

SUMMARY:

RECOMMENDATION:

ALTERNATIVES:

RESPONSIBLE STAFF:

COORDINATED WITH:

Attachments

10.14.24 Minutes

Form Review

Form Started By: Tina Rel
Final Approval Date: 12/04/2024

Started On: 12/04/2024 09:45 AM

MINUTES OF A REGULAR MEETING OF THE CITY COMMISSION OF THE CITY OF FORT PIERCE, FLORIDA, HELD IN THE CITY HALL COMMISSION CHAMBERS, 100 NORTH U.S. #1, FORT PIERCE, FLORIDA, AT 9:00 A.M. ON MONDAY, OCTOBER 14, 2024.

1. **Call to Order**

Mayor Hudson called the October 14, 2024, Conference Agenda Meeting to order at 9:00 A.M.

2. **Pledge of Allegiance**

3. **Roll Call**

Present: Commissioner Michael Broderick; Commissioner Arnold Gaines; Commissioner Curtis Johnson, Jr.; Commissioner Jeremiah Johnson; Mayor Linda Hudson

Staff Present: Acting City Manager Linda Cox
Records Management Coordinator Tina Rel
City Attorney Sara Hedges

4. **Approval of Minutes**

- a. Approval of the Minutes from the September 9, 2024 City Commission Meeting.

Motion was made by Commissioner Michael Broderick, seconded by Commissioner Curtis Johnson, Jr. to approve the minutes from the September 09, 2024 City Commission Meeting.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines, Commissioner Curtis Johnson, Jr., Commissioner Jeremiah Johnson, Mayor Linda Hudson

Passed

5. **Proclamations**

6. **Additions or deletions to agenda and approval of the agenda.**

Commissioner Gaines thanked the FPUA for their diligent work in restoring customers power after the Hurricane. Commissioner Curtis Johnson thanked the FPUA and inquired about the financial impact of the storm's damages and associated costs. Commissioner Jeremiah Johnson thanked the FPUA for having teams strategically placed before the storm, which helped restore power effectively and efficiently. Commissioner Broderick thanked the Public Works and Police Department for their quick work in clearing debris and maintaining order in the city, especially when the Sheriff's Office was busy in the Spanish Lakes area.

7. **COMMENTS FROM THE PUBLIC**

Any person who wishes to comment on any subject may be heard at this time. Please limit your comments to three (3) minutes or less, as directed by the Mayor, as this section of the Agenda is limited to thirty minutes. The City Commission will not be able to take any official actions under Comments from the Public. Speakers will address the Mayor, Commissioners, and the Public with respect. Inappropriate language will not be tolerated.

No Comments

8. Miscellaneous Reports and Presentations

a. Kings Landing Project Quarterly Update

Acting City Manager Linda Cox introduced Mr. Bill Ware with Harbort to provide the Commission with their quarterly update. After the September report was submitted, they reached out to Main Sail to adjust the site plan. Mr. Ware shared an email from Joe Collier at Main Sail, which mentioned that the franchise application to Marriott would be submitted by November 15th. He has been working with City staff to keep the project moving and thanked them for their efforts. Other city projects will be completed before construction on the hotel begins. The next update is scheduled for January. Commissioner Broderick inquired about parking. Mr. Ware advised they are looking to add two floors to the parking garage, which would provide an additional 120 spaces. Additionally, extending the garage by 6 feet could add an extra 18 spaces. They are also working on further site plan adjustments that could increase onsite parking. To accommodate the condos, the retail and restaurant spaces are being relocated elsewhere. Commissioner Jeremiah Johnson asked about the specific hotel applications being submitted to the Building Department. Mr. Ware confirmed that the franchise application will include revised site plans and renderings, and they are on schedule to meet the projected permit application dates. Commissioner Johnson asked whether the permits are being handled through the City or a third party, Mr. Ware stated he was uncertain but would provide the information later. Mayor Hudson asked if the vehicle parking under the condos would increase the building's height. Mr. Ware confirmed that it would not, as the retail and restaurant spaces had been moved to create room for the parking area. Ms. Hudson suggested relocating the retail and restaurant spaces along Morre's Creek to enhance downtown walkability and expressed excitement about the hotel's future naming of its various spaces.

9. Consent Agenda

- a. Approval of year 1 of the 2-year renewal option of the Auditing Services contract with DiBartolomeo, McBee, Hartley and Barnes, P.A for total costs of \$128,000.00.
- b. Approval of the collective bargaining agreement between the City of Fort Pierce and Teamsters Local Union Number 769 (General Employee Unit) October 1, 2024 - September 30, 2026.
- c. Approval of the collective bargaining agreement between the City of Fort Pierce and Coastal Florida Police Benevolent Association (Police Officer Unit) October 1, 2024 - September 30, 2027.
- d. Approval of the collective bargaining agreement between the City of Fort Pierce and Coastal Florida Police Benevolent Association (Sergeants' & Lieutenants' Unit) October 1, 2024 - September 30, 2027.

Commissioners requested to comment on item b.

Motion was made by Commissioner Curtis Johnson, Jr., seconded by Commissioner Jeremiah Johnson to approve the Consent Agenda.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines,
Commissioner Curtis Johnson, Jr., Commissioner Jeremiah Johnson, Mayor
Linda Hudson

Passed

As to item 9b

Commissioner Curtis Johnson and Commissioner Gaines thanked the Finance Director Johnna Morris, Deputy City Manager DeVoshay Johnson, and HR Manager Jared Sorensen for their efforts in successfully completing the negotiations before October. They also extended thanks to the Police Officers who attended the meetings and contributed to finalizing the agreement. Mr. DeVoshay Johnson echoed the appreciation to everyone involved and mentioned the HR and Police departments would be meeting monthly to ensure continued collaboration and cohesiveness between the two departments.

10. **City Commission - Resolutions**

- a. Resolution 24-R54 which authorizes a grant from FDLE for a Drone Replacement Program Financial Assistance

Motion was made by Commissioner Michael Broderick, seconded by Commissioner Curtis Johnson, Jr. to approve Resolution 24-R54.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines, Commissioner Curtis Johnson, Jr., Commissioner Jeremiah Johnson, Mayor Linda Hudson

Passed

11. **New Business - City Commission Discussion Items**

- a. Discussion regarding Short Term and Vacation Rental registration fees.

Ms. Cox started the discussion on Short-Term and Vacation Rental registration fees. The Commission asked what the fees are going towards, and Ms. Cox let them know she will have that specific information at the next update. There were no changes made to the existing fees.

12. **City Commission Boards and Committees Updates**

Commissioner Jeremiah Johnson mentioned the annual Ghost Walk tour coming up at the end of this month.

Commissioner Gaines mentioned the Council on Aging meeting did not have a quorum. The Affordable Housing Committee met and approved the report, which will be presented to the Commission. They will be looking for input on where to focus. The County Homeless Committee and Retirement Board meetings are scheduled for later this week.

Commissioner Curtis Johnson mentioned that the TPO presented the Greenway project, which was approved. The Treasure Coast Regional Planning Council meeting is coming up. He expressed interest in exploring emergency operations with Port St. Lucie and St. Lucie County to go over the plans in place.

Commissioner Broderick mentioned all his meetings were canceled.

Mayor Hudson mentioned Florida Municipal Insurance Trust insurance rates will not be going down. The FPUA was discussed. The Fire District and Treasure Coast League of Cities meetings are coming up.

13. **Adjournment**

Immediately following adjournment, please move toward the doors and exit the chambers. This allows for the safe and courteous exit of all persons, and those on the dais. Conversations after the meeting should be held outside of chambers, in the foyer or elsewhere, but not in the commission chambers where lights will be out as soon as the chambers are empty.

Mayor Linda Hudson adjourned the meeting at 12:20 P.M.

ATTEST:

CITY CLERK

MAYOR COMMISSIONER

City Commission Day Meeting - 9:00 a.m.

11. a.

Meeting Date: 12/09/2024

Re:

SUBJECT:

Review and discussion regarding Mayor and City Commission assignments to various Boards and Committees

Attachments

2024

Form Review

Form Started By: Linda Cox
Final Approval Date: 10/15/2024

Started On: 10/15/2024 04:16 PM

| | | | | | | | |
|------------------------|---|---------|-----------|------------------------------|-----------------------------------|--|--|
| Mayor | Florida Municipal Insurance Trust Board of Trustees | FMIT | as needed | Quarterly | Orlando | Penny Mitchell 850-701-3649 | pmitchell@flcities.com |
| Mayor | Fort Pierce Utilities Authority | FPUA | 4:00 PM | 1st & 3rd Tues Monthly | City Hall - Ft Pierce | Jill Sabota 466-1600 x3201 | |
| Mayor | Treasure Coast Regional League of Cities | TCRLC | 10:00 AM | 3rd Wed Monthly | SLC Chamber | Patricia Christensen 772-370-8122 | pchristensen@tcrlc.com |
| Mayor | St. Lucie County Fire District Board | FB | 3:00 PM | 3rd Wed Monthly | SLC Fire Station - PSL | Vicki Echazabal 772-621-3313 | Vechazabal@slcfd.org |
| Mayor | Treasure Coast Council of Local Governments - ALTERNATE for Gaines | TCCLG-A | 10:00 AM | 1st Wed Monthly | SLC BOCC - Ft Pierce | Christina Flores 772-873-6472 | |
| Mayor | Transportation Planning Organization - ALTERNATE for C. Johnson | TPO-A | 2:00 PM | 1st Wed Even Months | Coco Vista Ctr PSL | Kyle Bowman 772-462-2340 | bowmank@stlucieco.org |
| Commissioner Broderick | Fort Pierce Parking Committee | | 9:00 AM | 2nd Wed Monthly | Wm. Dannahower 2nd FL Conf | Sara Delgado - x3025 | sdelgado@cityoffortpierce.com |
| Commissioner Broderick | Fort Pierce Retirement Board | | 2:00 PM | 3rd Thurs Monthly | City Hall - Ft Pierce | Finance 467-3086 | |
| Commissioner Broderick | FMEA-FMPA Liaison Committee | | | TBD | | Sue Utley 321-239-1052 | Sue.utley@fmpa.com |
| Commissioner Broderick | Sunrise Theatre Advisory Board | | 12:30 PM | 2nd Tues Even Months | Sunrise Theatre - Ft Pierce | Sharon Engle 772-467-4122 or Karen S | info@sunrisetheatre.org |
| Commissioner Broderick | Orange Avenue Corridor Association | | | TBD | | Pat Murphy | hoytmurphy@hotmail.com |
| Commissioner Broderick | Treasure Coast Regional Planning Council - ALTERNATE for C Johnson | TCRPC-A | 9:30 AM | 3rd Fri Jan-Oct, 2nd Fri Dec | IRSC - Wolf Center - Stuart | Stephanie Heidt 772-221-4060 | |
| Commissioner Taylor | St. Lucie County Tourist Development Council | TDC | 12:30 PM | 2nd Wed E/O Month | SLC BOCC - Ft Pierce | Taylor Hardison 462-1472 | hardison@stlucieco.org |
| Commissioner Taylor | Main Street Fort Pierce | | 5:30 PM | 1st Wed Monthly | Main Street FP Office - Ft Pierce | 772-466-3880 | michellec@mainstreetfortpierce.org |
| Commissioner Taylor | Downtown Business Alliance | DBA | 9:00 AM | Last Wed each Month | 2nd Street Bistro/Hideway | Krissy Gibbons | varsitysportshop@gmail.com |
| Commissioner Taylor | Transportation Planning Organization | TPO | 2:00 PM | 1st Wed Even Months | TPO Office - PSL | Kyle Bowman 772-462-2340 | bowmank@stlucieco.org |
| Commissioner Taylor | St. Lucie County Chamber of Commerce Board of Directors | COC | 8:00 AM | 4th Thurs Monthly | SLC Chamber | Margaret Mitchell 772-595-9999 | chamber1@stluciechamber.org |
| Commissioner Taylor | St. Lucie County Land Acquisition & Selection - ALTERNATE for C Johnson | ALT | 5:30 PM | 4th Thurs Monthly | County Admin, 3rd Floor | Kimberly Bordinger 462-1848 | |
| Commissioner Taylor | Sunrise Theatre Advisory Board - ALTERNATE for Broderick | ALT | 12:30 PM | 2nd Tues Even Months | Sunrise Theatre - Ft Pierce | Sharon Engle 772-467-4122 | |
| Commissioner Gaines | Treasure Coast Council of Local Governments | TCCLG | 10:00AM | 1st Wed Monthly | SLC BOCC - Ft Pierce | Michelle Vicat | mvicat@ci.stuart.fl.us |
| Commissioner Gaines | Council on Aging of St. Lucie | COA | 3:30 PM | Last Wed E/O Month | PSL Office | Laurie Hoy 772-336-8608 | lhoy@coasl.com |
| Commissioner Gaines | Roundtable of St. Lucie County | | 8:30 AM | 1st Fri Monthly | Children's Services PSL | Kim Thomas-Pate 772-871-5880 | kthomas@roundtableslc.org |
| Commissioner Gaines | Fort Pierce Retirement Board | RB | 2:00 PM | 3rd Thurs Monthly | 2nd Fl Conf. City Hall | 467-3086 | |
| Commissioner Gaines | St. Lucie County Homeless Advisory Committee | | | | | Susan White | whites@stlucieco.org |
| Commissioner Gaines | Fort Pierce Affordable Housing Advisory Committee | AHAC | 4:00 PM | 1st Thursday | 2nd Fl Conf. City Hall | Donnella Clarke | dclarke@cityoffortpierce.com |
| Commissioner Gaines | Treasure Coast Education, Research & Development Authority | TCERDA | 2:00 PM | as needed | TC Research Park - Ft Pierce | Regina Rose-McCants 467-3107 | mccantsre@stlucieco.org |
| Commissioner Johnson | St. Lucie County Fire District Board | FB | 3:00 PM | 3rd Wed Monthly | SLC Fire Station - PSL | Vicki Echazabal 772-621-3313 | Vechazabal@slcfd.org |
| Commissioner Johnson | St. Lucie County Land Acquisition & Selection Committee | LASC | 5:30 PM | as needed | County Admin | Kimberly Bordinger 462-1848/ or Jill A | arnoldj@stlucieco.org |
| Commissioner Johnson | Fort Pierce Port Advisory Committee | FPPAC | 3:00 PM | as needed/TBD | SLC BOCC - Ft Pierce 3rd FL | Alejandra Matos 772-462-6766 | matosa@stlucieco.org |
| Commissioner Johnson | Lincoln Park Main Street | LPMS | 6:00 PM | 2nd Thurs Monthly | Lincoln Park - Main Street FP | Pam Carithers 407-257-1678 | lincolnparkmainstreet@live.com |
| Commissioner Johnson | Transportation Planning Organization | TPO | 2:00 PM | 1st Wed Even Months | TPO Office - PSL | Kyle Bowman 772-462-2340 | bowmank@stlucieco.org |
| Commissioner Johnson | Treasure Coast Regional Planning Council | TCRPC | 9:30 AM | 3rd Fri Jan-Oct, 2nd Fri Dec | IRSC - Wolf Center - Stuart | Liz Gulik 772-221-4060 | lgulik@tcrpc.org |
| Commissioner Johnson | Treasure Coast Regional League of Cities - ALTERNATE for Mayor | TCRLC-A | | 3rd Wed Monthly | SLC Chamber Office | Patricia Christensen 772-370-8122 | |

City Commission Day Meeting - 9:00 a.m.

11. b.

Meeting Date: 12/09/2024

Re: Update on COLAs

Submitted For: Johnna Morris, Finance Director, Finance Department

SUBJECT:

Update on Retirement Board Cost of Living Adjustments

Attachments

FL. Statute

Form Review

Inbox

Finance Department

Form Started By: Johnna Morris

Final Approval Date: 10/29/2024

Reviewed By

Linda Cox

Date

10/29/2024 12:26 PM

Started On: 10/29/2024 09:54 AM

215.425 Extra compensation claims prohibited; bonuses; severance pay.—

(1) No extra compensation shall be made to any officer, agent, employee, or contractor after the service has been rendered or the contract made; nor shall any money be appropriated or paid on any claim the subject matter of which has not been provided for by preexisting laws, unless such compensation or claim is allowed by a law enacted by two-thirds of the members elected to each house of the Legislature. However, when adopting salary schedules for a fiscal year, a district school board or community college district board of trustees may apply the schedule for payment of all services rendered subsequent to July 1 of that fiscal year.

(2) This section does not apply to:

(a) A bonus or severance pay that is paid wholly from nontax revenues and nonstate-appropriated funds, the payment and receipt of which does not otherwise violate part III of chapter 112, and which is paid to an officer, agent, employee, or contractor of a public hospital that is operated by a county or a special district; or

(b) A clothing and maintenance allowance given to plainclothes deputies pursuant to s. [30.49](#).

(3) Any policy, ordinance, rule, or resolution designed to implement a bonus scheme must:

(a) Base the award of a bonus on work performance;

(b) Describe the performance standards and evaluation process by which a bonus will be awarded;

(c) Notify all employees of the policy, ordinance, rule, or resolution before the beginning of the evaluation period on which a bonus will be based; and

(d) Consider all employees for the bonus.

(4)(a) On or after July 1, 2011, a unit of government that enters into a contract or employment agreement, or renewal or renegotiation of an existing contract or employment agreement, that contains a provision for severance pay with an officer, agent, employee, or contractor must include the following provisions in the contract:

1. A requirement that severance pay provided may not exceed an amount greater than 20 weeks of compensation.

2. A prohibition of provision of severance pay when the officer, agent, employee, or contractor has been fired for misconduct, as defined in s. [443.036](#)(30), by the unit of government.

(b) On or after July 1, 2011, an officer, agent, employee, or contractor may receive severance pay that is not provided for in a contract or employment agreement if the severance pay represents the settlement of an employment dispute. Such severance pay may not exceed an amount greater than 6 weeks of compensation. The settlement may not include provisions that limit the ability of any party to the settlement to discuss the dispute or settlement.

(c) This subsection does not create an entitlement to severance pay in the absence of its authorization.

(d) As used in this subsection, the term “severance pay” means the actual or constructive compensation, including salary, benefits, or perquisites, for employment services yet to be rendered which is provided to an employee who has recently been or is about to be terminated. The term does not include compensation for:

1. Earned and accrued annual, sick, compensatory, or administrative leave;

2. Early retirement under provisions established in an actuarially funded pension plan subject to part VII of chapter 112; or

3. Any subsidy for the cost of a group insurance plan available to an employee upon normal or disability retirement that is by policy available to all employees of the unit of government pursuant to the unit’s health insurance plan. This subparagraph may not be construed to limit the ability of a unit of government to reduce or eliminate such subsidies.

(5) Any agreement or contract, executed on or after July 1, 2011, which involves extra compensation between a unit of government and an officer, agent, employee, or contractor may not include provisions that limit the ability of any party to the agreement or contract to discuss the agreement or contract.

History.—Formerly s. 11, Art. XVI of the Constitution of 1885, as amended; converted to statutory law by s. 10, Art. XII of the Constitution as revised in 1968; s. 27, ch. 79-190; s. 1, ch. 80-114; s. 35, ch. 84-336; s. 3, ch. 92-90; s. 83, ch. 92-279; s. 55, ch. 92-326; s. 2, ch. 95-169; s. 5, ch. 98-320; s. 8, ch. 99-259; s. 1, ch. 2011-143; s. 24, ch. 2012-5.

City Commission Day Meeting - 9:00 a.m.

11. c.

Meeting Date: 12/09/2024

Re: Pay-to-Park Pilot Program - Follow-up discussion

Submitted For: Peggy Arraiz, Code Compliance Manager, Code Enforcement

SUBJECT:

Follow-up discussion and direction regarding the final contract for Pay to Park Pilot Program with PCI Municipal Services

SUMMARY:

- As directed by the City Commission, a contract has been negotiated with PCI Municipal Services to provide a full-service pay to park program.
- At the September 9, 2024 Commission meeting the City Commission made several follow-up requests:
 - Annual permits review
 - Business validation process
 - Parks maintenance and cleaning costs
 - Special Police Details / FPRA costs

RECOMMENDATION:

Staff will proceed as directed.

ALTERNATIVES:

Staff will proceed as directed.

RESPONSIBLE STAFF:

Peggy Arraiz, Community Response Director
 Jack Andrews, Deputy City Manager
 Shyanne Harnage, Community Redevelopment Agency Administrator

COORDINATED WITH:

Linda Cox, Acting City Manager

Fiscal Impact

OTHER INFORMATION:

To be determined

Attachments

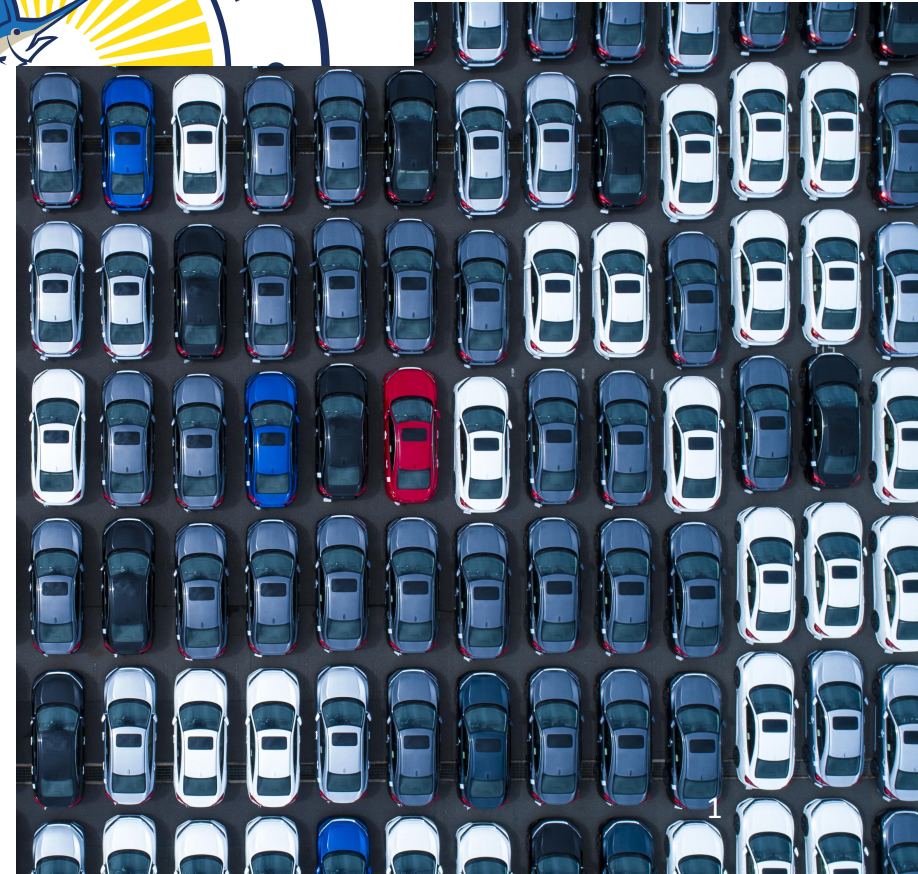
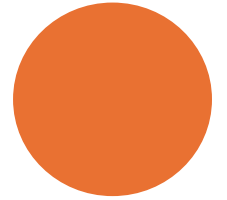
Presentation
Ft. Pierce PCA

Form Review

| Inbox | Reviewed By | Date |
|-------------------------------|--------------------|---------------------------------|
| City Manager | Peggy Arraiz | 09/16/2024 03:07 PM |
| City Manager | Linda Cox | 12/04/2024 11:52 AM |
| Form Started By: Peggy Arraiz | | Started On: 09/16/2024 02:48 PM |

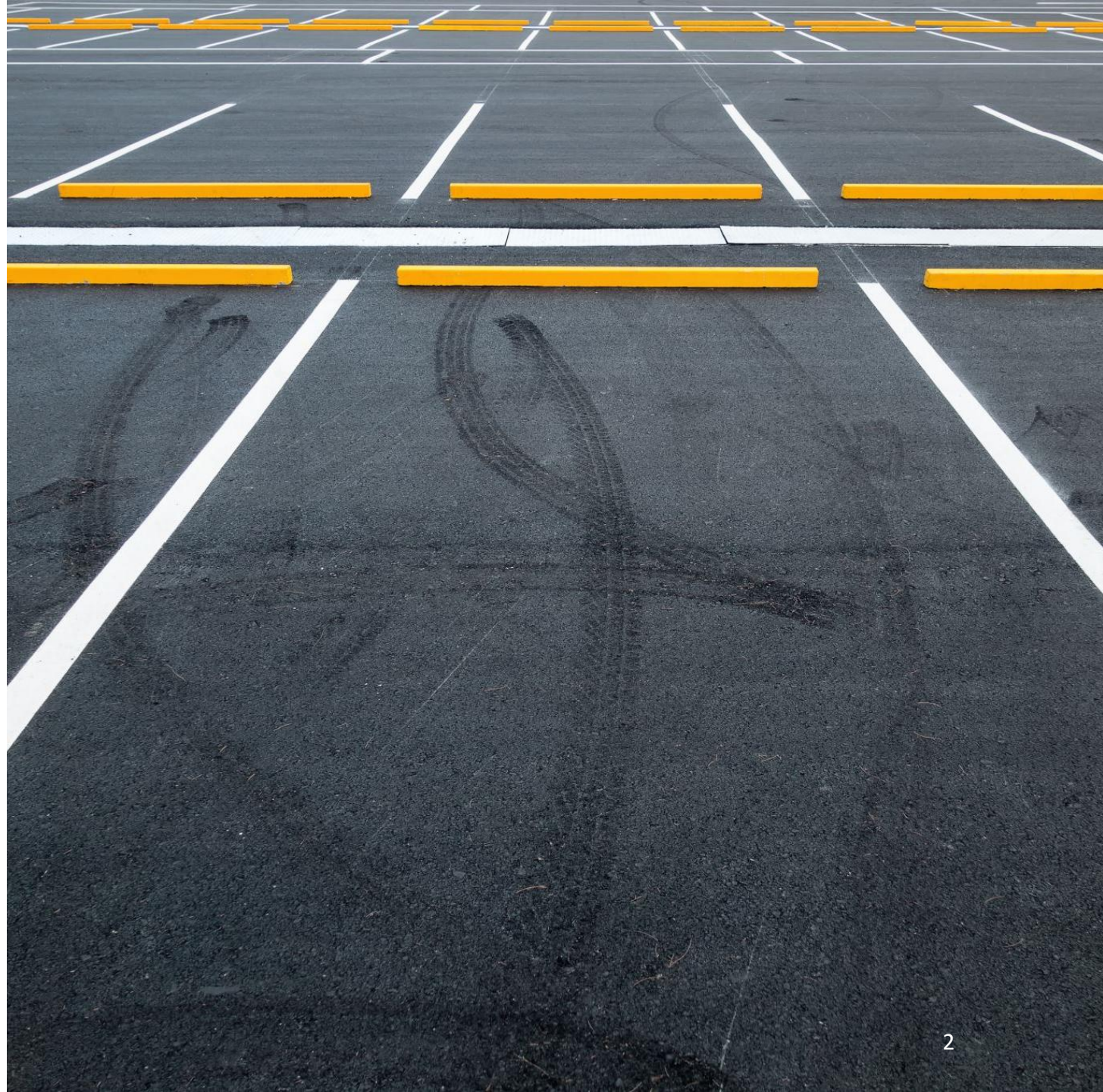
Final Approval Date: 12/04/2024

Pay to Park
Pilot Program
Follow-up Report
PCI Municipal
Services LLC
Presented: December 9, 2024



Items previously considered and decided

- General contract terms:
 - Management
 - Reporting
 - Accounts receivable
- Hours
 - Sunday-Thursday: 8A – 8P
 - Friday-Saturday: 24 hrs
- Management Fee
 - Revenue Sharing (40/60 or 46/64)





Items to still be determined

- Non-resident permits
- Additional maintenance / janitorial services
- Business Validation

Resident vs. Non-resident permits



PROJECT COOPERATION AGREEMENT BETWEEN THE DEPARTMENT OF THE ARMY AND THE ST. LUCIE COUNTY EROSION DISTRICT FOR EXTENSION OF FEDERAL PARTICIPATION IN PERIODIC NOURISHMENT OF THE FORT PIERCE, FLORIDA SHORE PROTECTION PROJECT

THIS AGREEMENT is entered into this 3rd day of September 1997 by and between the DEPARTMENT OF THE ARMY (hereinafter the "Government"), represented by the Assistant Secretary of the Army (Civil Works), and ST. LUCIE COUNTY EROSION DISTRICT (hereinafter the "Non-Federal Sponsor"), represented by the Chairman of the Erosion District.

ARTICLE II - OBLIGATIONS OF THE GOVERNMENT AND THE NON-FEDERAL SPONSOR

P. The Non-Federal Sponsor shall provide and maintain necessary access roads, parking areas, and other public use facilities open and available to all on equal terms.

A close-up photograph of a hand holding a white parking validation sticker. The sticker is being pulled out of a black slot in a yellow machine. The sticker has a QR code and some text on it. The background is a blurred yellow and white.

BUSINESS VALIDATION PROGRAM

•FUNDING OPTIONS:

- Full invoice – the businesses cover the full cost.
- Discounted invoice* – the businesses cover a percentage of the cost (ex – 50% or 75%).
- Free validation* – the City subsidizes the parking.
- *options will impact revenue projections

Expanded Scope of Services to include maintenance and cleaning of the three City parks:

- Daily Trash Can Emptying
 - Performed Daily Weekdays / Twice Daily Weekends
 - City provides a dumpster for trash placement/hauling
 - Additional Monthly Fee **\$3,500**
- Daily Trash Pick Up from Parking Lots
 - Pick Up of Trash from parking areas during Ambassador patrols
 - 7am – 4pm Daily
 - Additional Monthly Fee **\$2,000**
- Daily Bathroom Cleaning & Stocking
 - Clean & Stock Public Bathrooms (city provides paper/soap)
 - Additional Fee Options
 - Once Daily (mornings) – Monthly Fee \$4,500, or,
 - Twice Daily (morning / afternoon) – Monthly Fee **\$6,500**

(\$144,000 per year plus \$14,559 supplies = \$158,559)

| COFP COST | S. Causeway | Jetty | Jaycee | TOTAL |
|---------------------|-----------------|------------------|------------------|------------------|
| Trash removal | \$4,576 | \$8,320 | \$4,576 | \$17,472 |
| Janitorial services | \$33,973 | \$33,973 | \$33,973 | \$101,919 |
| Cleaning supplies | \$4,853 | \$4,853 | \$4,853 | \$14,559 |
| TOTAL | \$77,718 | \$112,498 | \$116,916 | \$307,132 |



| | Revenue Share City resident permit | Revenue Share City/County resident permit |
|-------------------|---------------------------------------|--|
| Projected Revenue | \$689,828 | \$484,882 |
| To PCI | 46% - \$317,320 | 66% - \$320,022 |
| To COFP | 64% - 372,508 | 34% - \$164,860 |

| Maintenance Costs | S. Causeway | Jetty | Jaycee | TOTAL |
|----------------------------|-------------|-----------|-----------|-----------|
| Grounds maintenance | \$11,232 | \$18,250 | \$37,440 | \$66,922 |
| General maintenance | \$9,125 | \$29,952 | \$18,250 | \$57,327 |
| Equipment cost | \$6,159 | \$9,350 | \$10,024 | \$25,533 |
| Building repair | \$7,800 | \$7,800 | \$7,800 | \$23,400 |
| Jetty Park off-duty patrol | | \$107,640 | | \$107,640 |
| TOTAL | \$77,718 | \$172,992 | \$116,916 | \$367,626 |

An aerial photograph of a parking lot with yellow and blue lines. A building is visible in the center, and several cars are parked. The text "QUESTIONS OR COMMENTS?" is overlaid in white, bold, sans-serif font, underlined with a white wavy line.

QUESTIONS OR COMMENTS?

PROJECT COOPERATION AGREEMENT
BETWEEN
THE DEPARTMENT OF THE ARMY
AND
THE ST. LUCIE COUNTY EROSION DISTRICT
FOR EXTENSION OF FEDERAL PARTICIPATION
IN PERIODIC NOURISHMENT OF THE
FORT PIERCE, FLORIDA
SHORE PROTECTION PROJECT

THIS AGREEMENT is entered into this 3rd day of September, 1998, by and between the DEPARTMENT OF THE ARMY (hereinafter the "Government"), represented by the Assistant Secretary of the Army (Civil Works), and ST. LUCIE COUNTY EROSION DISTRICT (hereinafter the "Non-Federal Sponsor"), represented by the Chairman of the Erosion District.

WITNESSETH, THAT:

WHEREAS, construction of the shore protection project at Fort Pierce, Hutchinson Island, Florida was authorized by Section 301 of the Rivers and Harbors Act of 1965 (Public Law 89-298) and as modified by Section 102 of the Rivers and Harbors Act of 1968 (Public Law 90-483);

WHEREAS, the Fort Pierce, Florida Shore Protection Project as authorized has been initially constructed with the date of initiation of construction as 1970;

WHEREAS, Section 506(a) of the Water Resources Development Act of 1996 specified that periodic beach nourishment for the Fort Pierce, Florida Shoreline Protection Project be carried out for a period of 50 years beginning on the date of initiation of construction of the project;

WHEREAS, the Government and the Non-Federal Sponsor desire to enter into a Project Cooperation Agreement for the extension of Federal participation in periodic beach nourishment at the Fort Pierce, Florida Shore Protection Project (hereinafter the "Project", as defined in Article I.A. of this Agreement);

WHEREAS, Section 103 of the Water Resources Development Act of 1986, Public Law 99-662, as amended, specifies the cost-sharing requirements applicable to the Project;

WHEREAS, Section 221 of the Flood Control Act of 1970, Public Law 91-611, as amended, and Section 103 of the Water Resources Development Act of 1986, Public

Law 99-662, as amended, provide that the Secretary of the Army shall not commence construction of any water resources project, or separable element thereof, until each non-Federal sponsor has entered into a written agreement to furnish its required cooperation for the project or separable element;

WHEREAS, the Non-Federal Sponsor does not qualify for a reduction of the maximum non-Federal cost share pursuant to the guidelines that implement Section 103(m) of the Water Resources Development Act of 1986, Public Law 99-662, as amended;

WHEREAS, Section 902 of Public Law 99-662 establishes the maximum amount of costs for the Project and sets forth procedures for adjusting such maximum amount; and

WHEREAS, the Government and Non-Federal Sponsor have the full authority and capability to perform as hereinafter set forth and intend to cooperate in cost-sharing and financing of the periodic nourishment of the Project in accordance with the terms of this Agreement.

NOW, THEREFORE, the Government and the Non-Federal Sponsor agree as follows:

ARTICLE I - DEFINITIONS AND GENERAL PROVISIONS

For purposes of this Agreement:

A. The term "Project" shall mean the periodic nourishment of 1.3 miles of shore between Ft. Pierce Inlet to and including Surfside Park to maintain the beach with a 50-foot-wide berm at plus 10 mean low water (+8.9 feet above NGVD), and mitigation as determined necessary by the Government as generally described in the Section 934 Study entitled "Fort Pierce, Florida Shore Protection Project, Reevaluation Report Section 934 Study with Environmental Assessment, dated August 1993, revised April 1994 and May 1995 and approved by the Chief of Engineers on June 15, 1995.

B. The term "total project costs" shall mean all costs incurred by the Non-Federal Sponsor and the Government in accordance with the terms of this Agreement directly related to periodic nourishment of the Project. Subject to the provisions of this Agreement, the term shall include, but is not necessarily limited to: continuing planning and engineering costs incurred after October 1, 1985; advanced engineering and design costs; preconstruction engineering and design costs; engineering and design costs during construction; the costs of investigations to identify the existence and extent of hazardous substances in accordance with Article XV.A. of this Agreement; costs of historic preservation activities in accordance with Article XVIII.A. of this Agreement; actual construction costs, including the costs of alteration, lowering, raising, or replacement and attendant removal of existing railroad bridges and approaches thereto; supervision and administration costs; costs of participation in the Project Coordination Team in accordance with Article V of this Agreement; costs of contract dispute settlements or awards; the value of lands, easements, rights-of-way, relocations, and suitable borrow and dredged or

excavated material disposal areas for which the Government affords credit in accordance with Article IV of this Agreement; and costs of audit in accordance with Article X of this Agreement; and surveillance costs. The term does not include any costs for operation, maintenance, repair, replacement, or rehabilitation; any costs due to betterments; or any costs of dispute resolution under Article VII of this Agreement. The term "total costs of periodic nourishment" shall mean that portion of total project costs allocated by the Government to periodic nourishment.

C. The term "periodic nourishment" shall mean the placement of suitable beachfill material along the beach in the project area at such intervals of time during the authorized periodic nourishment period as the Government and the Non-Federal Sponsor determine appropriate. It is currently estimated that the second periodic nourishment will require a placement of 1,069,300 cubic yards of suitable beachfill material and a periodic placement thereafter of 259,700 cubic yards of suitable beachfill material and that periodic nourishment is estimated to be undertaken every seven years, as generally described in the Project Reevaluation Report cited in paragraph A. of this Article.

D. The term "authorized periodic nourishment period" shall mean the authorized Federal participation in the periodic nourishment of the Project for a period of 50 years from 1970, the date of initiation of initial construction. This period will end in the year 2020.

E. The term "surveillance" shall mean monitoring of the beach, adjacent hardgrounds and mitigation for the authorized periodic nourishment period to determine when future nourishment must be accomplished to maintain the Project and to mitigate for project impacts. Surveillance consists of performing beach profiles, aerial photography, sediment sampling, hydrographic surveys, tidal data, environmental data, analysis and preparation of a report, if needed.

F. The term "financial obligation for periodic nourishment" shall mean a financial obligation of the Government, other than an obligation pertaining to the provision of lands, easements, rights-of-way, relocations, and borrow and dredged or excavated material disposal areas, that results or would result in a cost that is or would be included in total project costs.

G. The term "non-Federal proportionate share" shall mean the ratio of the Non-Federal Sponsor's total cash contribution required in accordance with Articles II.E. of this Agreement to total financial obligations for periodic nourishment, as projected by the Government.

H. The term "highway" shall mean any public highway, roadway, street, or way, including any bridge thereof.

I. The term "relocation" shall mean providing a functionally equivalent facility to the owner of an existing utility, cemetery, highway or other public facility, or railroad (excluding existing railroad bridges and approaches thereto) when such action is authorized in accordance with applicable legal principles of just compensation or as otherwise provided in the authorizing legislation for the Project or any report referenced therein. Providing a functionally equivalent

facility may take the form of alteration, lowering, raising, or replacement and attendant removal of the affected facility or part thereof.

J. The term "fiscal year" shall mean one fiscal year of the Government. The Government fiscal year begins on October 1 and ends on September 30.

K. The term "functional portion of the Project" shall mean a portion of the Project that is suitable for tender to the Non-Federal Sponsor to operate and maintain in advance of completion of the entire Project. For a portion of the Project to be suitable for tender, the District Engineer must notify the Non-Federal Sponsor in writing of the Government's determination that the portion of the Project is complete and can function independently and for a useful purpose, although the balance of the Project is not complete.

L. The term "betterment" shall mean a change in the design and construction of an element of the Project resulting from the application of standards that the Government determines exceed those that the Government would otherwise apply for accomplishing the design and construction of that element.

ARTICLE II - OBLIGATIONS OF THE GOVERNMENT AND THE NON-FEDERAL SPONSOR

A. The Government, subject to receiving funds appropriated by the Congress of the United States (hereinafter, the "Congress") and using those funds and funds provided by the Non-Federal Sponsor, shall expeditiously construct the Project during the authorized periodic nourishment period (including alteration, lowering, raising, or replacement and attendant removal of existing railroad bridges and approaches thereto and including periodic nourishment at such times during the authorized periodic nourishment period as the Government, after consultation with the Non-Federal Sponsor, determines such placement to be necessary and economically justified), applying those procedures usually applied to Federal projects, pursuant to Federal laws, regulations, and policies.

1. The Government shall afford the Non-Federal Sponsor the opportunity to review and comment on the solicitations for all contracts, including relevant plans and specifications, prior to the Government's issuance of such solicitations. The Government shall not issue the solicitation for the first contract for periodic nourishment until the Non-Federal Sponsor has confirmed in writing its willingness to proceed with the Project. To the extent possible, the Government shall afford the Non-Federal Sponsor the opportunity to review and comment on all contract modifications, including change orders, prior to the issuance to the contractor of a Notice to Proceed. In any instance where providing the Non-Federal Sponsor with notification of a contract modification or change order is not possible prior to issuance of the Notice to Proceed, the Government shall provide such notification in writing at the earliest date possible. To the extent possible, the Government also shall afford the Non-Federal Sponsor the opportunity to review and comment on all contract claims prior to resolution thereof. The Government shall

consider in good faith the comments of the Non-Federal Sponsor, but the contents of solicitations, award of contracts, execution of contract modifications, issuance of change orders, resolution of contract claims, and performance of all work on the Project (whether the work is performed under contract or by Government personnel), shall be exclusively within the control of the Government.

2. Throughout the authorized periodic nourishment period, the District Engineer shall furnish the Non-Federal Sponsor with a copy of the Government's Written Notice of Acceptance of Completed Work for each contract for the Project.

3. Notwithstanding paragraph A.1. of this Article, if, upon the award of any contract for periodic nourishment of the Project, cumulative financial obligations for periodic nourishment would exceed \$28,565,000, the Government and the Non-Federal Sponsor agree to defer award of that contract and all subsequent contracts for periodic nourishment of the Project until such time as the Government and the Non-Federal Sponsor agree to proceed with further contract awards for the Project, but in no event shall the award of contracts be deferred for more than three years. Notwithstanding this general provision for deferral of contract awards, the Government, after consultation with the Non-Federal Sponsor, may award a contract or contracts after the Assistant Secretary of the Army (Civil Works) makes a written determination that the award of such contract or contracts must proceed in order to comply with law or to protect life or property from imminent and substantial harm.

B. The Non-Federal Sponsor may request the Government to accomplish betterments. Such requests shall be in writing and shall describe the betterments requested to be accomplished. If the Government in its sole discretion elects to accomplish the requested betterments or any portion thereof, it shall so notify the Non-Federal Sponsor in a writing that sets forth any applicable terms and conditions, which must be consistent with this Agreement. In the event of conflict between such a writing and this Agreement, this Agreement shall control. The Non-Federal Sponsor shall be solely responsible for all costs due to the requested betterments and shall pay all such costs in accordance with Article VI.C. of this Agreement.

C. When the District Engineer determines that the first iteration of periodic nourishment is complete, the District Engineer shall so notify the Non-Federal Sponsor in writing and furnish the Non-Federal Sponsor with an Operation, Maintenance, Repair, Replacement, and Rehabilitation Manual (hereinafter the "OMRR&R Manual") and with copies of all of the Government's Written Notices of Acceptance of Completed Work for all contracts for the Project or the functional portion of the Project that have not been provided previously. Upon such notification, the Non-Federal Sponsor shall operate, maintain, repair, replace, and rehabilitate the entire Project or the functional portion of the Project in accordance with Article VIII of this Agreement.

D. The Government shall assign all costs included or to be included in total project costs and all contributions provided by the Non-Federal Sponsor to hurricane and storm damage

reduction, recreation, or privately owned shores (where use of such shores is limited to private interests).

E. For each iteration of periodic nourishment, the Non-Federal Sponsor shall contribute, 35 percent of the costs of periodic nourishment assigned by the Government to hurricane and storm damage reduction, plus 50 percent of the costs of periodic nourishment assigned by the Government to recreation, plus 100 percent of the costs of periodic nourishment assigned by the Government to protection of privately owned shores (where use of such shores is limited to private interests) (hereinafter the "non-Federal share of periodic nourishment") in accordance with the provisions of this paragraph.

1. In accordance with Article III of this Agreement, the Non-Federal Sponsor shall provide all lands, easements, rights-of-way, and suitable borrow and dredged or excavated material disposal areas that the Government determines the Non-Federal Sponsor must provide for the periodic nourishment, operation, and maintenance of the Project, and shall perform or ensure performance of all relocations that the Government determines to be necessary for the periodic nourishment, operation, and maintenance of the Project.

2. If the Government projects that the value of the Non-Federal Sponsor's contributions under paragraph E.1. of this Article and Articles V, X, and XV.A. of this Agreement will be less than its required share of total project costs, the Non-Federal Sponsor shall provide an additional cash contribution, in accordance with Article VI.B. of this Agreement, in the amount necessary to make the Non-Federal Sponsor's total contribution equal its required share of total project costs.

3. If the Government determines that the value of the Non-Federal Sponsor's contributions provided under paragraphs E.1. and E.2. of this Article and Articles V, X, and XV.A. of this Agreement has exceeded its required share of total project costs, the Government, subject to the availability of funds, shall reimburse the Non-Federal Sponsor for any such value in excess of its required share of total project costs. After such a determination, the Government, in its sole discretion, may provide any remaining Project lands, easements, rights-of-way, and suitable borrow and dredged or excavated material disposal areas and perform any remaining Project relocations on behalf of the Non-Federal Sponsor.

F. The Non-Federal Sponsor may request the Government to provide lands, easements, rights-of-way, and suitable borrow and dredged or excavated material disposal areas or perform relocations on behalf of the Non-Federal Sponsor. Such requests shall be in writing and shall describe the services requested to be performed. If in its sole discretion the Government elects to perform the requested services or any portion thereof, it shall so notify the Non-Federal Sponsor in a writing that sets forth any applicable terms and conditions, which must be consistent with this Agreement. In the event of conflict between such a writing and this Agreement, this Agreement shall control. The Non-Federal Sponsor shall be solely responsible for all costs of the requested services and shall pay all such costs in accordance with Article VI.C. of this Agreement.

Notwithstanding the provision of lands, easements, rights-of-way, and suitable borrow and dredged or excavated material disposal areas or performance of relocations by the Government, the Non-Federal Sponsor shall be responsible, as between the Government and the Non-Federal Sponsor, for the costs of cleanup and response in accordance with Article XV.C. of this Agreement.

G. For each iteration of periodic nourishment, the Government shall perform a final accounting in accordance with Article VI.D. of this Agreement to determine the contributions provided by the Non-Federal Sponsor in accordance with paragraphs B., E., and F. of this Article and Articles V, X, and XV.A. of this Agreement and to determine whether the Non-Federal Sponsor has met its obligations under paragraphs B., E., and F. of this Article.

H. The Non-Federal Sponsor shall not use Federal funds to meet the Non-Federal Sponsor's share of total project costs under this Agreement unless the Federal granting agency verifies in writing that the expenditure of such funds is expressly authorized by statute.

I. The Non-Federal Sponsor agrees to participate in and comply with applicable Federal floodplain management and flood insurance programs, and comply with the requirements of Section 402 of the Water Resources Development Act of 1986, as amended.

J. The Non-Federal Sponsor shall publicize flood plain information in the area concerned and shall provide this information to zoning and other regulatory agencies for their use in preventing unwise future development in the flood plain and in adopting such regulations as may be necessary to prevent unwise future development and to ensure compatibility with protection levels provided by the Project.

K. As was provided in the list of local cooperation requirements set forth in House Document 84, 89th Congress, 1st Session, the Non-Federal Sponsor shall continue to do the following:

Maintain at the Lions Club Beach Park conditions that will exclude permanent human habitation including summer residences, preserve the natural protective features of the beach and inshore lands, and provide essentially full park facilities for appropriate public use including a suitable recreational beach all of which shall meet with the approval of the Chief of Engineers, and

L. The Non-Federal Sponsor shall control water pollution to the extent necessary to safeguard the health of bathers.

M. Not less than once each year the Non-Federal Sponsor shall inform affected interests of the extent of protection afforded by the Project.

N. The Non-Federal Sponsor shall ensure continued conditions of public ownership and use of the shore upon which the amount of Federal participation is based during the economic life of the project.

O. The Non-Federal Sponsor shall, to the extent of its powers, prescribe and enforce regulations to prevent obstruction of or encroachment on the Project that would reduce the level of protection it affords or that would hinder operation or maintenance of the Project.

P. The Non-Federal Sponsor shall provide and maintain necessary access roads, parking areas, and other public use facilities open and available to all on equal terms.

Q. As of the effective date of this Agreement, \$2,800,000 of Federal funds have been appropriated for the Project. This amount is less than the Federal share of projected total project costs and the Government makes no commitment to budget for the balance of the Federal share of total project costs. Notwithstanding any other provision of this Agreement, the Government's financial participation in the Project is limited to this amount together with any additional funds that the Congress may appropriate for the Project. In the event that the Congress does not appropriate funds sufficient to complete implementation of the Project, the Government, within the funds available for the Project, shall terminate implementation of the Project in a manner necessary to provide for the safety of the public and the integrity of the completed work. To provide for this eventuality, the Government may reserve a portion of the total Federal funds available for the Project and an equal portion, in percent, of the total funds contributed by the Non-Federal Sponsor pursuant to Article II.E. of this Agreement as a contingency to pay the costs of termination, including any costs of contract claims and contract modifications.

R. In the event that a particular iteration of periodic nourishment or functional portion thereof is damaged or destroyed by a storm or other natural forces, the Government, subject to the availability of funds and subject to Article II.A. of this Agreement, shall place suitable beach and dune fill material within the area of the iteration or the functional portion thereof as periodic nourishment. The costs of such placement shall be included in the total costs of periodic nourishment and cost shared in accordance with Article II.E. of this Agreement. Nothing in this paragraph shall relieve the Non-Federal Sponsor of its obligations under Article VIII of this Agreement. Nothing in this paragraph shall preclude the Government from using Public Law 84-99 to accomplish any emergency repair and restoration work of the completed initial construction, or a functional portion of the initial construction.

ARTICLE III - LANDS, RELOCATIONS, DISPOSAL AREAS, AND PUBLIC LAW 91-646 COMPLIANCE

A. The Government, after consultation with the Non-Federal Sponsor, shall determine the lands, easements, and rights-of-way required for the periodic nourishment, operation, and maintenance of the Project, including those required for relocations, borrow materials, and dredged or excavated material disposal. The Government in a timely manner shall provide the

Non-Federal Sponsor with general written descriptions, including maps as appropriate, of the lands, easements, and rights-of-way that the Government determines the Non-Federal Sponsor must provide, in detail sufficient to enable the Non-Federal Sponsor to fulfill its obligations under this paragraph, and shall provide the Non-Federal Sponsor with a written notice to proceed with acquisition of such lands, easements, and rights-of-way. Prior to the end of the authorized periodic nourishment period, the Non-Federal Sponsor shall acquire all lands, easements, and rights-of-way set forth in such descriptions. Furthermore, prior to issuance of the solicitation for each contract for periodic nourishment, the Non-Federal Sponsor shall provide the Government with authorization for entry to all lands, easements, and rights-of-way the Government determines the Non-Federal Sponsor must provide for that contract. For so long as the Project remains authorized, the Non-Federal Sponsor shall ensure that lands, easements, and rights-of-way that the Government determines to be required for the operation and maintenance of the Project and that were provided by the Non-Federal Sponsor are retained in public ownership for uses compatible with the authorized purposes of the Project.

B. The Government, after consultation with the Non-Federal Sponsor, shall determine the improvements required on lands, easements, and rights-of-way to enable the proper disposal of dredged or excavated material associated with the periodic nourishment, operation, and maintenance of the Project. Such improvements may include, but are not necessarily limited to, retaining dikes, wasteweirs, bulkheads, embankments, monitoring features, stilling basins, and dewatering pumps and pipes. The Government in a timely manner shall provide the Non-Federal Sponsor with general written descriptions of such improvements in detail sufficient to enable the Non-Federal Sponsor to fulfill its obligations under this paragraph, and shall provide the Non-Federal Sponsor with a written notice to proceed with construction of such improvements. Prior to the end of the authorized periodic nourishment period, the Non-Federal Sponsor shall provide all improvements set forth in such descriptions. Furthermore, prior to issuance of the solicitation for each Government contract for periodic nourishment, the Non-Federal Sponsor shall prepare plans and specifications for all improvements the Government determines to be required for the proper disposal of dredged or excavated material under that contract, submit such plans and specifications to the Government for approval, and provide such improvements in accordance with the approved plans and specifications.

C. The Government, after consultation with the Non-Federal Sponsor, shall determine the relocations necessary for the periodic nourishment, operation, and maintenance of the Project, including those necessary to enable the removal of borrow materials and the proper disposal of dredged or excavated material. The Government in a timely manner shall provide the Non-Federal Sponsor with general written descriptions, including maps as appropriate, of such relocations in detail sufficient to enable the Non-Federal Sponsor to fulfill its obligations under this paragraph, and shall provide the Non-Federal Sponsor with a written notice to proceed with such relocations. Prior to the end of the authorized periodic nourishment period, the Non-Federal Sponsor shall perform or ensure the performance of all relocations as set forth in such descriptions. Furthermore, prior to issuance of the solicitation for each Government contract for periodic nourishment, the Non-Federal Sponsor shall prepare or ensure the preparation of plans and

specifications for, and perform or ensure the performance of, all relocations the Government determines to be necessary for that contract.

D. The Non-Federal Sponsor in a timely manner shall provide the Government with such documents as are sufficient to enable the Government to determine the value of any contribution provided pursuant to paragraphs A., B., or C. of this Article. Upon receipt of such documents the Government, in accordance with Article IV of this Agreement and in a timely manner, shall determine the value of such contribution, include such value in total project costs, and afford credit for such value toward the Non-Federal Sponsor's share of total project costs.

E. The Non-Federal Sponsor shall comply with the applicable provisions of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, Public Law 91-646, as amended by Title IV of the Surface Transportation and Uniform Relocation Assistance Act of 1987 (Public Law 100-17), and the Uniform Regulations contained in 49 C.F.R. Part 24, in acquiring lands, easements, and rights-of-way required for the periodic nourishment, operation, and maintenance of the Project, including those necessary for relocations, borrow materials, and dredged or excavated material disposal, and shall inform all affected persons of applicable benefits, policies, and procedures in connection with said Act.

ARTICLE IV - CREDIT FOR VALUE OF LANDS, RELOCATIONS, AND DISPOSAL AREAS

A. The Non-Federal Sponsor shall receive credit toward its share of total project costs for the value of the lands, easements, rights-of-way, and suitable borrow and dredged or excavated material disposal areas that the Non-Federal Sponsor must provide pursuant to Article III of this Agreement, and for the value of the relocations that the Non-Federal Sponsor must perform or for which it must ensure performance pursuant to Article III of this Agreement. However, the Non-Federal Sponsor shall not receive credit for the value of any lands, easements, rights-of-way, relocations, or borrow and dredged or excavated material disposal areas that have been provided previously as an item of cooperation for another Federal project. The Non-Federal Sponsor also shall not receive credit for the value of lands, easements, rights-of-way, relocations, or borrow and dredged or excavated material disposal areas to the extent that such items are provided using Federal funds unless the Federal granting agency verifies in writing that such credit is expressly authorized by statute.

B. For the sole purpose of affording credit in accordance with this Agreement, the value of lands, easements, and rights-of-way, including those necessary for relocations, borrow materials, and dredged or excavated material disposal, shall be the fair market value of the real property interests, plus certain incidental costs of acquiring those interests, as determined in accordance with the provisions of this paragraph.

1. Date of Valuation. The fair market value of lands, easements, or rights-of-way owned by the Non-Federal Sponsor on the effective date of this Agreement shall be the fair

market value of such real property interests as of the date the Non-Federal Sponsor provides the Government with authorization for entry thereto. The fair market value of lands, easements, or rights-of-way acquired by the Non-Federal Sponsor after the effective date of this Agreement shall be the fair market value of such real property interests at the time the interests are acquired.

2. General Valuation Procedure. Except as provided in paragraph B.3. of this Article, the fair market value of lands, easements, or rights-of-way shall be determined in accordance with paragraph B.2.a. of this Article, unless thereafter a different amount is determined to represent fair market value in accordance with paragraph B.2.b. of this Article.

a. The Non-Federal Sponsor shall obtain, for each real property interest, an appraisal that is prepared by a qualified appraiser who is acceptable to the Non-Federal Sponsor and the Government. The appraisal must be prepared in accordance with the applicable rules of just compensation, as specified by the Government. The fair market value shall be the amount set forth in the Non-Federal Sponsor's appraisal, if such appraisal is approved by the Government. In the event the Government does not approve the Non-Federal Sponsor's appraisal, the Non-Federal Sponsor may obtain a second appraisal, and the fair market value shall be the amount set forth in the Non-Federal Sponsor's second appraisal, if such appraisal is approved by the Government. In the event the Government does not approve the Non-Federal Sponsor's second appraisal, or the Non-Federal Sponsor chooses not to obtain a second appraisal, the Government shall obtain an appraisal, and the fair market value shall be the amount set forth in the Government's appraisal, if such appraisal is approved by the Non-Federal Sponsor. In the event the Non-Federal Sponsor does not approve the Government's appraisal, the Government, after consultation with the Non-Federal Sponsor, shall consider the Government's and the Non-Federal Sponsor's appraisals and determine an amount based thereon, which shall be deemed to be the fair market value.

b. Where the amount paid or proposed to be paid by the Non-Federal Sponsor for the real property interest exceeds the amount determined pursuant to paragraph B.2.a. of this Article, the Government, at the request of the Non-Federal Sponsor, shall consider all factors relevant to determining fair market value and, in its sole discretion, after consultation with the Non-Federal Sponsor, may approve in writing an amount greater than the amount determined pursuant to paragraph B.2.a. of this Article, but not to exceed the amount actually paid or proposed to be paid. If the Government approves such an amount, the fair market value shall be the lesser of the approved amount or the amount paid by the Non-Federal Sponsor, but no less than the amount determined pursuant to paragraph B.2.a. of this Article.

3. Eminent Domain Valuation Procedure. For lands, easements, or rights-of-way acquired by eminent domain proceedings instituted after the effective date of this Agreement, the Non-Federal Sponsor shall, prior to instituting such proceedings, submit to the Government notification in writing of its intent to institute such proceedings and an appraisal of the specific real property interests to be acquired in such proceedings. The Government shall have 60 days

after receipt of such a notice and appraisal within which to review the appraisal, if not previously approved by the Government in writing.

a. If the Government previously has approved the appraisal in writing, or if the Government provides written approval of, or takes no action on, the appraisal within such 60-day period, the Non-Federal Sponsor shall use the amount set forth in such appraisal as the estimate of just compensation for the purpose of instituting the eminent domain proceeding.

b. If the Government provides written disapproval of the appraisal, including the reasons for disapproval, within such 60-day period, the Government and the Non-Federal Sponsor shall consult in good faith to promptly resolve the issues or areas of disagreement that are identified in the Government's written disapproval. If, after such good faith consultation, the Government and the Non-Federal Sponsor agree as to an appropriate amount, then the Non-Federal Sponsor shall use that amount as the estimate of just compensation for the purpose of instituting the eminent domain proceeding. If, after such good faith consultation, the Government and the Non-Federal Sponsor cannot agree as to an appropriate amount, then the Non-Federal Sponsor may use the amount set forth in its appraisal as the estimate of just compensation for the purpose of instituting the eminent domain proceeding.

c. For lands, easements, or rights-of-way acquired by eminent domain proceedings instituted in accordance with sub-paragraph B.3. of this Article, fair market value shall be either the amount of the court award for the real property interests taken, to the extent the Government determined such interests are required for the periodic nourishment, operation, and maintenance of the Project, or the amount of any stipulated settlement or portion thereof that the Government approves in writing.

4. Incidental Costs. For lands, easements, or rights-of-way acquired by the Non-Federal Sponsor within a five-year period preceding the effective date of this Agreement, or at any time after the effective date of this Agreement, the value of the interest shall include the documented incidental costs of acquiring the interest, as determined by the Government, subject to an audit in accordance with Article X.C. of this Agreement to determine reasonableness, allocability, and allowability of costs. Such incidental costs shall include, but not necessarily be limited to, closing and title costs, appraisal costs, survey costs, attorney's fees, plat maps, and mapping costs, as well as the actual amounts expended for payment of any Public Law 91-646 relocation assistance benefits provided in accordance with Article III.E. of this Agreement.

C. After consultation with the Non-Federal Sponsor, the Government shall determine the value of relocations in accordance with the provisions of this paragraph.

1. For a relocation other than a highway, the value shall be only that portion of relocation costs that the Government determines is necessary to provide a functionally equivalent facility, reduced by depreciation, as applicable, and by the salvage value of any removed items.

2. For a relocation of a highway, the value shall be only that portion of relocation costs that would be necessary to accomplish the relocation in accordance with the design standard that the State of Florida would apply under similar conditions of geography and traffic load, reduced by the salvage value of any removed items.

3. Relocation costs shall include, but not necessarily be limited to, actual costs of performing the relocation; planning, engineering and design costs; supervision and administration costs; and documented incidental costs associated with performance of the relocation, but shall not include any costs due to betterments, as determined by the Government, nor any additional cost of using new material when suitable used material is available. Relocation costs shall be subject to an audit in accordance with Article X.C. of this Agreement to determine reasonableness, allocability, and allowability of costs.

D. The value of the improvements made to lands, easements, and rights-of-way for the proper disposal of dredged or excavated material shall be the costs of the improvements, as determined by the Government, subject to an audit in accordance with Article X.C. of this Agreement to determine reasonableness, allocability, and allowability of costs. Such costs shall include, but not necessarily be limited to, actual costs of providing the improvements; planning, engineering and design costs; supervision and administration costs; and documented incidental costs associated with providing the improvements, but shall not include any costs due to betterments, as determined by the Government.

ARTICLE V - PROJECT COORDINATION TEAM

A. To provide for consistent and effective communication, the Non-Federal Sponsor and the Government, not later than 30 days after the effective date of this Agreement, shall appoint named senior representatives to a Project Coordination Team. Thereafter, the Project Coordination Team shall meet regularly until the end of the authorized periodic nourishment period. The Government's Project Manager and a counterpart named by the Non-Federal Sponsor shall co-chair the Project Coordination Team.

B. The Government's Project Manager and the Non-Federal Sponsor's counterpart shall keep the Project Coordination Team informed of the progress of periodic nourishment and of significant pending issues and actions, and shall seek the views of the Project Coordination Team on matters that the Project Coordination Team generally oversees.

C. Until the end of the authorized periodic nourishment period, the Project Coordination Team shall generally oversee the Project, including issues related to design; plans and specifications; scheduling; real property and relocation requirements; real property acquisition; contract awards and modifications; contract costs; the Government's cost projections; final inspection of the entire Project or functional portions of the Project; preparation of the proposed OMRR&R Manual; anticipated requirements and needed capabilities for performance of operation, maintenance, repair, replacement, and rehabilitation of the Project; and other related

matters. This oversight shall be consistent with a project management plan developed by the Government after consultation with the Non-Federal Sponsor.

D. The Project Coordination Team may make recommendations that it deems warranted to the District Engineer on matters that the Project Coordination Team generally oversees, including suggestions to avoid potential sources of dispute. The Government in good faith shall consider the recommendations of the Project Coordination Team. The Government, having the legal authority and responsibility for periodic nourishment of the Project, has the discretion to accept, reject, or modify the Project Coordination Team's recommendations.

E. The costs of participation in the Project Coordination Team shall be included in total project costs and cost shared in accordance with the provisions of this Agreement.

ARTICLE VI - METHOD OF PAYMENT

A. The Government shall maintain current records of contributions provided by the parties and current projections of total project costs and costs due to betterments. At least quarterly, the Government shall provide the Non-Federal Sponsor with a report setting forth all contributions provided to date and the current projections of total project costs, of total costs due to betterments, of the components of total project costs, of each party's share of total project costs, of the Non-Federal Sponsor's total cash contributions required in accordance with Articles II.B., II.E., and II.F. of this Agreement, of the non-Federal proportionate share, and of the funds the Government projects to be required from the Non-Federal Sponsor for the upcoming fiscal year. On the effective date of this Agreement, total project costs are projected to be \$27,300,000, and the Non-Federal Sponsor's cash contribution required under Article II.E. of this Agreement is projected to be \$14,300,000. Such amounts are estimates subject to adjustment by the Government and are not to be construed as the total financial responsibilities of the Government and the Non-Federal Sponsor.

B. The Non-Federal Sponsor shall provide the cash contribution required under Article II.E. of this Agreement in accordance with the provisions of this paragraph.

1. Not less than 30 calendar days prior to the scheduled date for issuance of the solicitation for the first contract for periodic nourishment, the Government shall notify the Non-Federal Sponsor in writing of such scheduled date and the funds the Government determines to be required from the Non-Federal Sponsor to meet the non-Federal proportionate share of projected financial obligations for periodic nourishment through the first fiscal year of periodic nourishment, including the non-Federal proportionate share of financial obligations for periodic nourishment incurred prior to the commencement of the authorized periodic nourishment period. Not later than such scheduled date, the Non-Federal Sponsor shall verify to the satisfaction of the Government that the Non-Federal Sponsor has deposited the required funds in an escrow or other account acceptable to the Government, with interest accruing to the Non-Federal Sponsor.

2. For the second and subsequent fiscal years of periodic nourishment, the Government shall notify the Non-Federal Sponsor in writing, no later than 60 calendar days prior to the beginning of that fiscal year, of the funds the Government determines to be required from the Non-Federal Sponsor to meet the non-Federal proportionate share of projected financial obligations for periodic nourishment for that fiscal year. No later than 30 calendar days prior to the beginning of the fiscal year, the Non-Federal Sponsor shall make the full amount of the required funds for that fiscal year available to the Government through the funding mechanism specified in Article VI.B.1. of this Agreement.

3. The Government shall draw from the funds provided by the Non-Federal Sponsor such sums as the Government deems necessary to cover: (a) the non-Federal proportionate share of financial obligations for periodic nourishment incurred prior to the commencement of the authorized periodic nourishment period; and (b) the non-Federal proportionate share of financial obligations for construction as they are incurred during the authorized periodic nourishment period.

4. If at any time during the authorized periodic nourishment period the Government determines that additional funds will be needed from the Non-Federal Sponsor to cover the non-Federal proportionate share of projected financial obligations for periodic nourishment for the current fiscal year, the Government shall notify the Non-Federal Sponsor in writing of the additional funds required, and the Non-Federal Sponsor, no later than 60 calendar days from receipt of such notice, shall make the additional required funds available through the payment mechanism specified in Article VI.B.1. of this Agreement.

C. In advance of the Government incurring any financial obligation associated with additional work under Article II.B. or II.F. of this Agreement, the Non-Federal Sponsor shall verify to the satisfaction of the Government that the Non-Federal Sponsor has deposited the full amount of the funds required to pay for such additional work in an escrow or other account acceptable to the Government, with interest accruing to the Non-Federal Sponsor. The Government shall draw from the funds provided by the Non-Federal Sponsor such sums as the Government deems necessary to cover the Government's financial obligations for such additional work as they are incurred. In the event the Government determines that the Non-Federal Sponsor must provide additional funds to meet its cash contribution, the Government shall notify the Non-Federal Sponsor in writing of the additional funds required. Within 30 calendar days thereafter, the Non-Federal Sponsor shall provide the Government with a check for the full amount of the additional required funds.

D. Upon completion of each iteration of periodic nourishment or termination of this Agreement, and upon resolution of all relevant claims and appeals, the Government shall conduct a final accounting and furnish the Non-Federal Sponsor with the results of the final accounting. The final accounting shall determine total project costs, each party's contribution provided thereto, and each party's required share thereof. The final accounting also shall determine costs

due to betterments and the Non-Federal Sponsor's cash contribution provided pursuant to Article II.B. of this Agreement.

1. In the event the final accounting shows that the total contribution provided by the Non-Federal Sponsor is less than its required share of total project costs plus costs due to any betterments provided in accordance with Article II.B. of this Agreement, the Non-Federal Sponsor shall, no later than 90 calendar days after receipt of written notice, make a cash payment to the Government of whatever sum is required to meet the Non-Federal Sponsor's required share of total project costs plus costs due to any betterments provided in accordance with Article II.B. of this Agreement.

2. In the event the final accounting shows that the total contribution provided by the Non-Federal Sponsor exceeds its required share of total project costs plus costs due to any betterments provided in accordance with Article II.B. of this Agreement, the Government shall, subject to the availability of funds, refund the excess to the Non-Federal Sponsor no later than 90 calendar days after the final accounting is complete. In the event existing funds are not available to refund the excess to the Non-Federal Sponsor, the Government shall seek such appropriations as are necessary to make the refund.

ARTICLE VII - DISPUTE RESOLUTION

As a condition precedent to a party bringing any suit for breach of this Agreement, that party must first notify the other party in writing of the nature of the purported breach and seek in good faith to resolve the dispute through negotiation. If the parties cannot resolve the dispute through negotiation, they may agree to a mutually acceptable method of non-binding alternative dispute resolution with a qualified third party acceptable to both parties. The parties shall each pay 50 percent of any costs for the services provided by such a third party as such costs are incurred. The existence of a dispute shall not excuse the parties from performance pursuant to this Agreement.

ARTICLE VIII - OPERATION, MAINTENANCE, REPAIR, REPLACEMENT, AND REHABILITATION (OMRR&R)

A. Upon notification in accordance with Article II.C. of this Agreement and for so long as the Project remains authorized, the Non-Federal Sponsor shall operate, maintain, repair, replace, and rehabilitate the entire Project or the functional portion of the Project, at no cost to the Government, in a manner compatible with the Project's authorized purposes and in accordance with applicable Federal and State laws as provided in Article XI of this Agreement and specific directions prescribed by the Government in the OMRR&R Manual and any subsequent amendments thereto.

1. At least annually the Non-Federal Sponsor shall monitor the beach and dune profile to determine losses of nourishment material from the Project design section and provide the results of such monitoring to the Government.

2. The Non-Federal Sponsor shall grade and reshape the beach and dune profile using material within the Project area and maintain vegetation, fencing, dune cross-overs, and other Project features associated with the beach and dune.

B. The Non-Federal Sponsor hereby gives the Government a right to enter, at reasonable times and in a reasonable manner, upon property that the Non-Federal Sponsor owns or controls for access to the Project for the purpose of inspection and, if necessary, for the purpose of completing, operating, maintaining, repairing, replacing, or rehabilitating the Project. If an inspection shows that the Non-Federal Sponsor for any reason is failing to perform its obligations under this Agreement, the Government shall send a written notice describing the non-performance to the Non-Federal Sponsor. If, after 30 calendar days from receipt of notice, the Non-Federal Sponsor continues to fail to perform, then the Government shall have the right to enter, at reasonable times and in a reasonable manner, upon property that the Non-Federal Sponsor owns or controls for access to the Project for the purpose of completing, operating, maintaining, repairing, replacing, or rehabilitating the Project. No completion, operation, maintenance, repair, replacement, or rehabilitation by the Government shall operate to relieve the Non-Federal Sponsor of responsibility to meet the Non-Federal Sponsor's obligations as set forth in this Agreement, or to preclude the Government from pursuing any other remedy at law or equity to ensure faithful performance pursuant to this Agreement.

ARTICLE IX - INDEMNIFICATION

The Non-Federal Sponsor shall hold and save the Government free from all damages arising from the periodic nourishment, operation, maintenance, repair, replacement, and rehabilitation of the Project and any Project-related betterments, except for damages due to the fault or negligence of the Government or its contractors.

ARTICLE X - MAINTENANCE OF RECORDS AND AUDIT

A. Not later than 60 calendar days after the effective date of this Agreement, the Government and the Non-Federal Sponsor shall develop procedures for keeping books, records, documents, and other evidence pertaining to costs and expenses incurred pursuant to this Agreement. These procedures shall incorporate, and apply as appropriate, the standards for financial management systems set forth in the Uniform Administrative Requirements for Grants and Cooperative Agreements to State and Local Governments at 32 C.F.R. Section 33.20. The Government and the Non-Federal Sponsor shall maintain such books, records, documents, and other evidence in accordance with these procedures and for a minimum of three years after the authorized periodic nourishment period and resolution of all relevant claims arising therefrom. To the extent permitted under applicable Federal laws and regulations, the Government and the Non-

Federal Sponsor shall each allow the other to inspect such books, documents, records, and other evidence.

B. Pursuant to 32 C.F.R. Section 33.26, the Non-Federal Sponsor is responsible for complying with the Single Audit Act of 1984, 31 U.S.C. Sections 7501-7507, as implemented by Office of Management and Budget (OMB) Circular No. A-133 and Department of Defense Directive 7600.10. Upon request of the Non-Federal Sponsor and to the extent permitted under applicable Federal laws and regulations, the Government shall provide to the Non-Federal Sponsor and independent auditors any information necessary to enable an audit of the Non-Federal Sponsor's activities under this Agreement. The costs of any non-Federal audits performed in accordance with this paragraph shall be allocated in accordance with the provisions of OMB Circulars A-87 and A-133, and such costs as are allocated to the Project shall be included in total project costs and cost shared in accordance with the provisions of this Agreement.

C. In accordance with 31 U.S.C. Section 7503, the Government may conduct audits in addition to any audit that the Non-Federal Sponsor is required to conduct under the Single Audit Act. Any such Government audits shall be conducted in accordance with Government Auditing Standards and the cost principles in OMB Circular No. A-87 and other applicable cost principles and regulations. The costs of Government audits performed in accordance with this paragraph shall be included in total project costs and cost shared in accordance with the provisions of this Agreement.

ARTICLE XI - FEDERAL AND STATE LAWS

In the exercise of their respective rights and obligations under this Agreement, the Non-Federal Sponsor and the Government agree to comply with all applicable Federal and State laws and regulations, including, but not limited to, Section 601 of the Civil Rights Act of 1964, Public Law 88-352 (42 U.S.C. 2000d), and Department of Defense Directive 5500.11 issued pursuant thereto, as well as Army Regulations 600-7, entitled "Nondiscrimination on the Basis of Handicap in Programs and Activities Assisted or Conducted by the Department of the Army".

ARTICLE XII - RELATIONSHIP OF PARTIES

A. In the exercise of their respective rights and obligations under this Agreement, the Government and the Non-Federal Sponsor each act in an independent capacity, and neither is to be considered the officer, agent, or employee of the other.

B. In the exercise of its rights and obligations under this Agreement, neither party shall provide, without the consent of the other party, any contractor with a release that waives or purports to waive any rights such other party may have to seek relief or redress against such contractor either pursuant to any cause of action that such other party may have or for violation of any law.

ARTICLE XIII - OFFICIALS NOT TO BENEFIT

No member of or delegate to the Congress, nor any resident commissioner, shall be admitted to any share or part of this Agreement, or to any benefit that may arise therefrom.

ARTICLE XIV - TERMINATION OR SUSPENSION

A. If at any time the Non-Federal Sponsor fails to fulfill its obligations under Article II.B., II.E., II.F., VI, or XVIII.C. of this Agreement, the Assistant Secretary of the Army (Civil Works) shall terminate this Agreement or suspend future performance under this Agreement unless he determines that continuation of work on the Project is in the interest of the United States or is necessary in order to satisfy agreements with any other non-Federal interests in connection with the Project.

B. If the Government fails to receive annual appropriations in amounts sufficient to meet Project expenditures for the then-current or upcoming fiscal year, the Government shall so notify the Non-Federal Sponsor in writing, and 60 calendar days thereafter either party may elect without penalty to terminate this Agreement or to suspend future performance under this Agreement. In the event that either party elects to suspend future performance under this Agreement pursuant to this paragraph, such suspension shall remain in effect until such time as the Government receives sufficient appropriations or until either the Government or the Non-Federal Sponsor elects to terminate this Agreement.

C. In the event that either party elects to terminate this Agreement pursuant to this Article or Article XV of this Agreement, both parties shall conclude their activities relating to the Project and proceed to a final accounting in accordance with Article VI.D. of this Agreement.

D. Any termination of this Agreement or suspension of future performance under this Agreement in accordance with this Article or Article XV of this Agreement shall not relieve the parties of liability for any obligation previously incurred. Any delinquent payment shall be charged interest at a rate, to be determined by the Secretary of the Treasury, equal to 150 per centum of the average bond equivalent rate of the 13-week Treasury bills auctioned immediately prior to the date on which such payment became delinquent, or auctioned immediately prior to the beginning of each additional 3-month period if the period of delinquency exceeds 3 months.

ARTICLE XV - HAZARDOUS SUBSTANCES

A. After execution of this Agreement and upon direction by the District Engineer, the Non-Federal Sponsor shall perform, or cause to be performed, any investigations for hazardous substances that the Government or the Non-Federal Sponsor determines to be necessary to identify the existence and extent of any hazardous substances regulated under the Comprehensive Environmental Response, Compensation, and Liability Act (hereinafter "CERCLA"), 42 U.S.C. Sections 9601-9675, that may exist in, on, or under lands, easements, and rights-of-way that the

Government determines, pursuant to Article III of this Agreement, to be required for the periodic nourishment, operation, and maintenance of the Project. However, for lands that the Government determines to be subject to the navigation servitude, only the Government shall perform such investigations unless the District Engineer provides the Non-Federal Sponsor with prior specific written direction, in which case the Non-Federal Sponsor shall perform such investigations in accordance with such written direction. All actual costs incurred by the Non-Federal Sponsor for such investigations for hazardous substances shall be included in total project costs and cost shared in accordance with the provisions of this Agreement, subject to an audit in accordance with Article X.C. of this Agreement to determine reasonableness, allocability, and allowability of costs.

B. In the event it is discovered through any investigation for hazardous substances or other means that hazardous substances regulated under CERCLA exist in, on, or under any lands, easements, or rights-of-way that the Government determines, pursuant to Article III of this Agreement, to be required for the periodic nourishment, operation, and maintenance of the Project, the Non-Federal Sponsor and the Government shall provide prompt written notice to each other, and the Non-Federal Sponsor shall not proceed with the acquisition of the real property interests until both parties agree that the Non-Federal Sponsor should proceed.

C. The Government and the Non-Federal Sponsor shall determine whether to initiate periodic nourishment of the Project, or, if already in periodic nourishment, whether to continue with work on the Project, suspend future performance under this Agreement, or terminate this Agreement for the convenience of the Government, in any case where hazardous substances regulated under CERCLA are found to exist in, on, or under any lands, easements, or rights-of-way that the Government determines, pursuant to Article III of this Agreement, to be required for the periodic nourishment, operation, and maintenance of the Project. Should the Government and the Non-Federal Sponsor determine to initiate or continue with periodic nourishment after considering any liability that may arise under CERCLA, the Non-Federal Sponsor shall be responsible, as between the Government and the Non-Federal Sponsor, for the costs of clean-up and response, to include the costs of any studies and investigations necessary to determine an appropriate response to the contamination. Such costs shall not be considered a part of total project costs. In the event the Non-Federal Sponsor fails to provide any funds necessary to pay for clean up and response costs or to otherwise discharge the Non-Federal Sponsor's responsibilities under this paragraph upon direction by the Government, the Government may, in its sole discretion, either terminate this Agreement for the convenience of the Government, suspend future performance under this Agreement, or continue work on the Project.

D. The Non-Federal Sponsor and the Government shall consult with each other in accordance with Article V of this Agreement in an effort to ensure that responsible parties bear any necessary clean up and response costs as defined in CERCLA. Any decision made pursuant to paragraph C. of this Article shall not relieve any third party from any liability that may arise under CERCLA.

E. As between the Government and the Non-Federal Sponsor, the Non-Federal Sponsor shall be considered the operator of the Project for purposes of CERCLA liability. To the maximum extent practicable, the Non-Federal Sponsor shall operate, maintain, repair, replace, and rehabilitate the Project in a manner that will not cause liability to arise under CERCLA.

ARTICLE XVI - NOTICES

A. Any notice, request, demand, or other communication required or permitted to be given under this Agreement shall be deemed to have been duly given if in writing and either delivered personally or by telegram or mailed by first-class, registered, or certified mail, as follows:

If to the Non-Federal Sponsor:

County Administrator
St. Lucie County
2300 Virginia Avenue
Ft. Pierce, Florida 34982

If to the Government:

District Engineer
U.S. Army Corps of Engineers
Jacksonville District
P.O. Box 4970
Jacksonville, Florida 32232-0019

B. A party may change the address to which such communications are to be directed by giving written notice to the other party in the manner provided in this Article.

C. Any notice, request, demand, or other communication made pursuant to this Article shall be deemed to have been received by the addressee at the earlier of such time as it is actually received or seven calendar days after it is mailed.

ARTICLE XVII - CONFIDENTIALITY

To the extent permitted by the laws governing each party, the parties agree to maintain the confidentiality of exchanged information when requested to do so by the providing party.

ARTICLE XVIII - HISTORIC PRESERVATION

A. The costs of identification, survey and evaluation of historic properties shall be included in total project costs and cost shared in accordance with the provisions of this Agreement.

B. As specified in Section 7(a) of Public Law 93-291 (16 U.S.C. Section 469c(a)), the costs of mitigation and data recovery activities associated with historic preservation shall be borne entirely by the Government and shall not be included in total project costs, up to the statutory limit of one percent of the total amount authorized to be appropriated for the Project.


C. The Government shall not incur costs for mitigation and data recovery that exceed the statutory one percent limit specified in paragraph B. of this Article unless and until the Assistant Secretary of the Army (Civil Works) has waived that limit in accordance with Section 208(3) of Public Law 96-515 (16 U.S.C. Section 469c-2(3)). Any costs of mitigation and data recovery that exceed the one percent limit shall not be included in total project costs but shall be cost shared between the Non-Federal Sponsor and the Government consistent with the non-Federal cost sharing requirements for the underlying hurricane and storm damage reduction purpose, as follows: 35 percent borne by the Non-Federal Sponsor, and 65 percent borne by the Government.

ARTICLE XIX - SECTION 902 PROJECT COST LIMITS

The Non-Federal Sponsor has reviewed the provisions set forth in Section 902 of Public Law 99-662, as amended, and understands that Section 902 establishes the maximum amount of total project costs for the Fort Pierce, Florida Shore Protection Project. Notwithstanding any other provision of this Agreement, the Government shall not make a new Project financial obligation, make a Project expenditure, or afford credit toward total project costs for the value of any contribution provided by the Non-Federal Sponsor, if such obligation, expenditure, or credit would result in total project costs exceeding this maximum amount, unless otherwise authorized by law. On the effective date of this Agreement, this maximum amount is estimated to be \$28,565,000, as calculated in accordance with ER 1105-2-100 using October 1, 1996 price levels and allowances for projected future inflation. The Government shall adjust this maximum amount in accordance with Section 902.

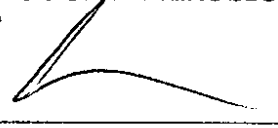
IN WITNESS WHEREOF, the parties hereto have executed this Agreement, which shall become effective upon the date it is signed by the Assistant Secretary of the Army (Civil Works).

THE DEPARTMENT OF THE ARMY

BY: 
Joseph W. Westphal
Assistant Secretary of the Army
(Civil Works)

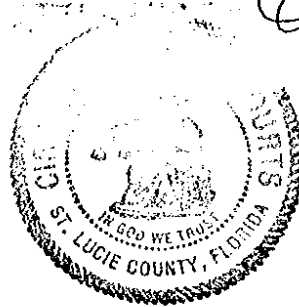
DATE: 03 SEP 1998

ST. LUCIE COUNTY EROSION DISTRICT

BY: 
Cliff Barnes
Chairman, St. Lucie County Erosion District Board

DATE: 8/18/98

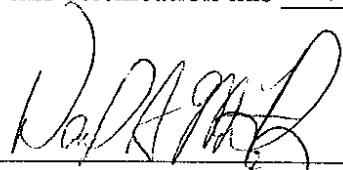




CERTIFICATE OF AUTHORITY

I, Daniel S. McIntyre, do hereby certify that I am the principal legal officer of St. Lucie County Erosion District, that St. Lucie County Erosion District is a legally constituted public body with full authority and legal capability to perform the terms of the Agreement between the Department of the Army and St. Lucie County Erosion District in connection with the extension of federal participation in the Fort Pierce, Florida Shore Protection Project, and to pay damages in accordance with the terms of this Agreement, if necessary, in the event of the failure to perform, as required by Section 221 of Public Law 91-611 (42 U.S.C. Section 1962d-5b), and that the persons who have executed this Agreement on behalf of St. Lucie County Erosion District has acted within his statutory authority.

IN WITNESS WHEREOF, I have made and executed this certification this 19th
day of August 1998.



Daniel S. McIntyre
Attorney for
St. Lucie County Erosion District

CERTIFICATION REGARDING LOBBYING

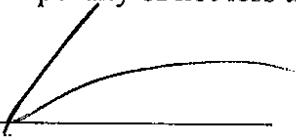
The undersigned certifies, to the best of his or her knowledge and belief that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions.

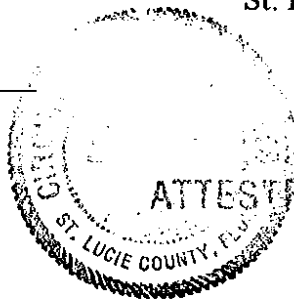
(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.


Cliff Barnes
Chairman
Governing Board
St. Lucie County Erosion District

DATE: _____

8/18/98

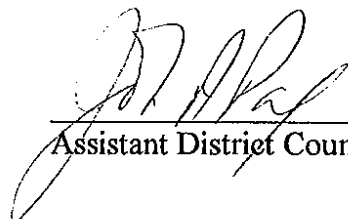


ATTESTED BY _____


Deputy Clerk

CERTIFICATION OF LEGAL REVIEW

The draft Project Cooperation Agreement for the Fort Pierce, Florida Shore Protection Project has been fully reviewed by the Office of Counsel, USAED Jacksonville, and is legally sufficient.


Assistant District Counsel