FORT PIERCE REDEVELOPMENT AGENCY

BOARD AGENDA

FPRA Regular Meeting - Tuesday, November 12, 2024 - 5:05 p.m.
City Hall - City 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 of the September 10, 2024 FPRA meeting.

5. **ADDITIONS OR DELETIONS TO AGENDA AND APPROVAL OF AGENDA**

6. **COMMENTS FROM THE PUBLIC**
   Any person who wishes to comment on any subject on this agenda may be heard at this time. Please limit your comments to three (3) minutes or less, as directed by the Chairperson, as this section of the Agenda is limited to fifteen minutes. The FPRA Board will not be able to take any official actions under Comments from the Public. Speakers will address the Chairperson, Commissioners, and the Public with respect. Inappropriate language will not be tolerated.

7. **CONSENT AGENDA**

   a. Approval of a PAD Mural Program Artist Service Agreement with Sitki Dogan for the mural at 607 Orange Avenue in the amount of $12,000.00

b. Approval of a PAD Mural Program Property Owner Agreement with Serenity Food Ministries, LLC, 607 Orange Avenue

c. Approval of Construction Contract with Close Construction Services, LLC for Avenue D and Means Court Parking Lot Improvement project, Bid No. 2024-023.

d. First Amendment to Commercial Facade Agreement for 2203 Orange Ave - Fort Pierce Police Athletic League, Inc., DBA St Lucie Sheriff's PAL

e. Approval to award RFQ No. 2024-040 Manufactured/Modular Home Installer/Contractor to the highest qualified respondent, Journey C&D Group, Inc.

8. **NEW BUSINESS**

a. Resolution 24-05 addressing a request for an extension to comply with the terms of the Surplus Property Sale Agreement for 612 N 25th Street.

b. Discussion on adding an additional vehicle to the Freebee fleet for the upcoming season

9. **STAFF COMMENTS**

a. FPRA Programs & Activities Summary

10. **BOARD COMMENTS**

11. **ADJOURNMENT**

Pursuant to Section 286.0105, Florida Statutes, the City hereby advises you that if you or another person decide to appeal and decision made by the Fort Pierce Redevelopment Agency with respect to any matter considered at its meeting or hearing, that you or said person will need a record of the proceedings, and that for such person, affected persons may need to insure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. This notice does not constitute consent by the Agency for the introduction or admission into evidence of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals not otherwise allowed by law.

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.

FPRA Regular Meeting - 5:05 p.m. **4. a.**

Meeting Date: November 12, 2024

Re: Approval of the minutes of the September 10, 2024 FPRA meeting.

Submitted For: Linda Cox, City Clerk, City Clerk

SUBJECT:

Approval of the minutes of the September 10, 2024 FPRA meeting.

Attachments

09.10.2024 Minutes

MINUTES OF A REGULAR MEETING OF THE FORT PIERCE REDEVELOPMENT AGENCY, HELD IN THE CITY HALL COMMISSION CHAMBERS, 100 NORTH U.S. #1, FORT PIERCE, FLORIDA, AT 5:05 P.M. ON TUESDAY, SEPTEMBER 10, 2024.

1. CALL TO ORDER

Chairwoman Hudson called the meeting to order at 5:05 p.m.

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

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

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

4. APPROVAL OF MINUTES

a. Approval of minutes from the August 13, 2024 meeting.

Motion was made by Commissioner Michael Broderick, seconded by Commissioner Curtis Johnson, Jr. to approve the minutes of the August 13, 2024, FPRA Meeting.

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

Passed

5. **ADDITIONS OR DELETIONS TO AGENDA AND APPROVAL OF AGENDA**

Motion was made by Commissioner Curtis Johnson, Jr., seconded by Commissioner Jeremiah Johnson to approve the agenda as set.

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

Passed

6. COMMENTS FROM THE PUBLIC

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

No public comments

7. CONSENT AGENDA

a. Approval of expenditure in the amount of $431,586.33 with the annual services paving contractor, The Paving Lady, (Bid No. 2023-044) to complete the proposed improvements to the JC Penney parking lot along North Indian River Drive between Orange Avenue and Avenue A.

b. Approval of the Grant Agreement for Commercial Facade improvement for 207 Orange Avenue - Jetset Events LLC in an amount not to exceed $25,000.00.

c. Approval of First Amendment to Lease Agreement with the Boys and Girls Clubs of St. Lucie County for the Human Development and Resource Center Gymnasium

Commissioner Gaines pulled item 7c

Motion was made by Commissioner Arnold Gaines, seconded by Commissioner Michael Broderick to approve items 7a and 7b of the consent agenda.

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

Passed

As to item 7c
Kayla Turner, Percy Peek Senior Club Director, Boys & Girls Club St. Lucie County, highlighted the partnerships with the City and the benefits.

Motion was made by Commissioner Arnold Gaines, seconded by Commissioner Curtis Johnson, Jr. to approve item 7c of the consent agenda.

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

Passed

8. NEW BUSINESS

a. Approval of the FY2025 FPRA Operating Budget

Linda Cox City Clerk and Acting City Manager, commented that this formalizes the acceptance of the FPRA operating budget.

Motion was made by Commissioner Curtis Johnson, Jr., seconded by Commissioner Jeremiah Johnson to approve the FY2025 FPRA operating budget.

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

Passed

b. FPRA Resolution 24-04 appointing an Acting FPRA Director.

Records Management Coordinator, Tina Rel, introduced the Resolution, read by the title only, into the record.

FPRA RESOLUTION NO. 24-04
A RESOLUTION OF THE FORT PIERCE REDEVELOPMENT AGENCY, A DEPENDENT SPECIAL DISTRICT OF THE CITY OF FORT PIERCE, FLORIDA; DESIGNATING AN ACTING FPRA DIRECTOR; AND PROVIDING FOR AN EFFECTIVE DATE.

Linda Cox, City Clerk and Acting City Manager, explained that the resolution formalizes her as Acting FPRA Director.

Motion was made by Commissioner Jeremiah Johnson, seconded by Commissioner Michael Broderick to approve FPRA Resolution 24-04.

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

Passed

9. STAFF COMMENTS

a. FPRA Programs and Activities Summary

Linda Cox, City Clerk and Acting City Manager, commented on the programs and activities summary and the great things coming to the City.

10. BOARD COMMENTS

Chairwoman Hudson commented on Stuart's exit from the agreement with Brightline, opened discussions on the topic, and the 9-11 ceremony at Liberty Gardens in Veterans Memorial Park.

The Commission discussed reengaging Brightline, property opportunities, and Martin County participation and expectations.

11. ADJOURNMENT

Chairwoman Hudson adjourned the meet at 5:36 P.M.

ATTEST:

_____ _____

CITY CLERK CHAIRPERSON

FPRA Regular Meeting - 5:05 p.m. **7. a.**

Meeting Date: November 12, 2024

Re: Approval Executing a PAD Mural Program Artist Service Agreement with Sitki Dogan for the mural at 607 Orange Avenue in the amount of $12,000.00

Submitted For: Shyanne Harnage, CRA Administrator, City Manager

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SUBJECT:

Approval of a PAD Mural Program Artist Service Agreement with Sitki Dogan for the mural at 607 Orange Avenue in the amount of $12,000.00

SUMMARY:

The Peacock Arts District (PAD) Mural Program has achieved significant success since its inception, revitalizing public spaces with vibrant and culturally enriching artworks. Launched with the aim of beautifying and activating the district, the program has not only enhanced the aesthetic appeal but also fostered community engagement and economic growth. Additional funding of $50,000 was approved for Fiscal Year 2025 to further enrich the district's artistic landscape.
In August 2024, a Call for Artists was issued, followed by a review of submissions by staff in September. The property owner selected the artist, Sitki Dogan to create a mural at 607 Orange Avenue.
Sitki's vibrant piece, titled "Flora Symphony," celebrates the beauty of nature through a harmonious blend of colors and intricate floral designs. The mural is expected to become a focal point in the area, inviting both residents and visitors to appreciate art in public spaces while fostering a sense of connection.

As a result, the selected artist agrees to enter into an agreement with the FPRA to proceed with the commencement of the mural.

RECOMMENDATION:

Staff recommends approval to execute the Artist Agreement

ALTERNATIVES:

Staff will proceed as directed by the FPRA Board

RESPONSIBLE STAFF:

Sara Delgado, Redevelopment Specialist

COORDINATED WITH:

City Attorney

Fiscal Impact

Budgeted Y/N: Y

Fiscal Year: 2025
Amount: $12,000
OTHER INFORMATION:
N/A

Attachments

Presentation
Artist Agreement
City Attorney Memo

PAD Mural Program

FPRA FORT PIERCE
REDEVELOPMENT AGENCY

607 Orange Avenue

Peacock Arts Cafe

Current Condition



607 Orange Avenue

Peacock Arts Cafe

Design by Sitki Dogan
Cost: 12,000



City of Fort Pierce
PAD Mural Program
Artist Services Agreement

This Agreement is made and entered into this ___ day of_____, 20___, by and between the **Fort Pierce Redevelopment Agency (FPRA), a dependent special district of the City of Fort Pierce, Florida** (hereinafter referred to as "City") and Sitki Dogan (hereinafter referred to as "ARTIST").

WHEREAS, the FPRA has approved a recommendation to commission the ARTIST to create public mural art located at 607 Orange Avenue, Fort Pierce, Florida (such public art hereinafter referenced as "Work of Art") as more fully set forth in the conceptual designs provided in the attached Exhibit A; and

WHEREAS, the ARTIST is willing and able to create the Work of Art for the FPRA on the terms and conditions set forth below; and

WHEREAS, the FPRA and ARTIST wish to enter into this Agreement for the ARTIST's services for the project.

NOW THEREFORE, in consideration of the mutual covenants hereinafter contained, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

SCOPE OF SERVICES

1. The ARTIST hereby agrees to execute and install the Work of Art in accordance with the Conceptual Design Proposal ("Proposal") attached hereto as "Exhibit A", which is incorporated herein by this reference in its entirety.
2. The name of the Work of Art is "Flora Symphony". The Location of the Work of Art shall be the East wall at 607 Orange Avenue, Fort Pierce, Florida. The type of work shall be a Mural whose design, materials, and creation of shall be in accordance with the Proposal.
3. The Work of Art shall be completed within 2 months of the effective date.
4. The effective date of this Agreement shall be upon execution of the Agreement by the parties.
5. Prior to commencing work on the Work of Art, the ARTIST shall prepare and submit to the FPRA final drawings and any other renderings including but not limited to graphic materials of the Work of Art and shall obtain Property Owner

and FPRA's approval for completion and installation of the work described in the Proposal.

6. The ARTIST shall perform or provide all services, and furnish all supplies, materials and equipment necessary for the design, execution, fabrication and installation of the Work of Art, in accordance with the Proposal. Services shall also include the application of sealant or a protective mural coat to prevent fading, scuffs, or marks on the Work of Art.
7. The ARTIST must inspect and report any deficiencies identified on the wall space they will be painting on to the FPRA and the Property Owner before beginning the artwork. Deficiencies are issues that can inhibit the artist from properly applying the artwork, issues such as chipped paint, surface debris, etc. It will be the sole responsibility of the Property Owner to correct any deficiencies before the artwork can begin.

COMPENSATION

1. The FPRA shall pay the ARTIST a fixed fee of Twelve Thousand Dollars ($12,000), which shall constitute full compensation for services to be performed in the creation of the Work of Art.

2. The method of payment of fees shall be as follows;

   Upon signing the agreement, the FPRA shall provide a down payment to the ARTIST equaling Six Thousand Dollars ($6,000) followed by the balance of the fixed fee of Six Thousand Dollars ($6,000) following final inspection verifying completion of Work of Art.

3. The FPRA reserves the right to inspect the progress of the Work of Art during the creation thereof. The FPRA further reserves the right to request written updates from the ARTIST on progress toward completion of the Work of Art.

4. All work under this Agreement shall be completed in compliance with all applicable Code of Ordinance provisions of the City of Fort Pierce as well as all Laws of the State of Florida and Codes of St. Lucie County, Florida.

5. ARTIST may not transfer or subcontract the creative or artistic portions of the Work of Art to another party without the prior written approval of the FPRA.

6. ARTIST warrants that the work covered in this Agreement shall be the result of the artistic effort of the ARTIST and that the Work of Art shall be unique. The ARTIST shall deliver the Work of Art free and clear of any liens, claims, or other encumbrances of any type arising from the acts of the ARTIST.

7. The ARTIST warrants that the Work of Art shall be free of defects in material and workmanship and that the ARTIST shall, at his expense, correct any such defects which appear for a period of one (1) year from final acceptance of the Work of Art.

8. It is understood that the product produced by the ARTIST is intended to be a Work of Art. Any use by the FPRA of the Work of Art for any purpose other than adornment of the placed site will void any warranties made by the ARTIST.

9. The ARTIST shall bear the full risk of loss of damage to the Work of Art until all services have been completed and the Work of Art has been accepted by the FPRA. The ARTIST will take such measures as are necessary to protect the Work of Art from loss or damage until the completed Work of Art has been accepted by the FPRA.

INSURANCE

1. The ARTIST should obtain liability and property damage insurance to protect himself or herself and any subcontractors performing work required by this Agreement from claims for damage for personal injury, claims for accidental death as well as from claims of property damage which may arise from operation under this Agreement.

2. The ARTIST is solely responsible for obtaining insurance under this section. The FPRA and the City shall not assume liability or be liable for any claims of damages which accrue as a result of inadequate insurance coverage by the ARTIST.

3. The ARTIST is an independent contractor and nothing in this agreement shall be construed as establishing in any way that the ARTIST is an employee, agent, or representative of the FPRA or the City. The ARTIST shall not be supervised by any employee or agent of the City of Fort Pierce.

INDEMNIFICATION

1. The ARTIST, his/her subcontractors, agents, affiliates, and employees agree to indemnify and hold harmless against liability and agree to assume legal liability for and defend the FPRA and the City and their officers, employees, and agents from and against any and all claims, actions, liabilities, assertions of liability, or other wrongful conduct of the ARTIST, his/her subcontractor, employees, affiliates, and agents in connection with the ARTIST's performance of services pursuant to this Agreement. The parties agree to give each other prompt notice of any claim of which it becomes aware, which in any way, either directly or indirectly, affects the other party.

TERMINATION OF AGREEMENT

1. This Agreement may be terminated by either party upon seven (7) business days written notice; by mutual agreement of the parties; or by the failure of any party to substantially perform obligations under this contract through no fault of either party.

2. The performance of work under this Agreement may be terminated by the FPRA in accordance with this clause in whole or in part from time to time whenever the FPRA shall determine that such termination is in the best interests of the FPRA or the City.

3. Upon termination of this Agreement, the ARTIST shall be entitled only to payment for that portion of work on the Work of Art that is completed at the time of termination. The percentage of completion of the work shall be determined based upon the approved schedule. Where the Agreement is terminated for cause by the FPRA, such payment to ARTIST shall be reduced by the amount equal to any additional costs incurred by the FPRA or the City as a result of the termination.

NOTICE

All notices or contacts required under the terms of this Agreement shall be sent to the following:

To the ARTIST: Name: Sitki Dogan
Address: 8326 Martingale Dr. #211
City/State/Zip: Lake Worth, FL 33467

To the FPRA: City Manager's Office
City of Fort Pierce
100 U.S. Highway 1
Fort Pierce, Florida 34950

With Copies to:
Sara Hedges, City Attorney
City Attorney's Office
100 U.S. Highway 1
Fort Pierce, Florida 34950

SPECIAL PROVISIONS

1. The ARTIST shall not have the power to pledge the FPRA or the City's credit or make it a guarantor of payment or surety for any contract, debt, obligation, judgement, lien, or any other form of indebtedness. The ARTIST further warrants and represents that it has no obligation or indebtedness that would impair its ability to fulfill the terms of this Agreement.

2. The FPRA and the City are exempt from payment of Florida State Sales and Use Taxes. The ARTIST shall not be exempt from paying sales tax to its suppliers for materials used to fulfill contractual obligations with the FPRA, nor is the ARTIST authorized to use the FPRA or the City's tax exemption number in securing such material. The ARTIST shall be responsible for payment of all federal state and local taxes and fees incurred in connection with this Agreement.

3. The ARTIST shall not, during the performance of this Agreement, disseminate publicity or news releases regarding the Work of Art without prior written approval of the FPRA. Any reproduction of the Work of Art by the City of Fort Pierce or the FPRA shall contain a credit to the ARTIST.

ENTIRETY OF AGREEMENT; VENUE; CHOICE OF LAW

1. This writing embodies the entire agreement and understanding between the Parties hereto, and there are no other agreements or understandings between the parties hereto oral or written with reference to the subject matter thereof that are not merged or incorporated herein. No alteration, change or modification of the terms of the Agreement shall be valid unless made in writing and executed by the parties hereto.

2. Any dispute hereunder between the parties shall be resolved by resort to binding mediation. If not resolved at mediation, then the dispute will be resolved by a non-jury trial. Venue for any trial shall be St. Lucie County, Florida. This agreement shall be subject to and governed by the laws of the State of Florida.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, this Agreement has been fully executed on behalf of the Parties hereto by their duly authorized representatives, as of the date first written above.

ATTEST:

Linda Cox, City Clerk

FORT PIERCE REDEVELOPMENT AGENCY:

Linda Hudson, Chairperson

APPROVED AS TO FORM AND CORRECTNESS:

By:

Sara Hedges, City Attorney

ARTIST:

By: Sitki Dogan (Sep 30, 2024 23:14 EDT)

Print: Sitki Dogan

Title: ARTIST

Today's Date: 09/30/24

SITKI DOGAN

“FLORA SYMPHONY”

EXHIBIT A



THE SUNRISE CITY
FORT PIERCE
CITY ATTORNEY'S OFFICE Florida

TO:	SARA DELGADO, REDEVELOPMENT SPECIALIST, CITY MANAGER, FPRA
FROM:	ANDREA H. DUENAS, ASSISTANT CITY ATTORNEY **AHD**
THROUGH:	SARA HEDGES, CITY ATTORNEY *SH*
RE:	REVIEW AS TO FORM AND CORRECTNESS PAD MURAL PROGRAMS ARTIST SERVICES AGREEMENT AND PROPERTY OWNER AGREEMENT FOR PROPERTY AT 607 ORANGE AVENUE
CAO RLS FILE:	24-376
DATE:	SEPTEMBER 27, 2024

I have reviewed the above Request for Legal Services (RLS) related to the Peacock Arts District Mural Program. This RLS seeks approval of two documents:

(1) an Artist Services Agreement between the FPRA and Sitki Dogan for a mural to be installed at 607 Orange Avenue; and

(2) a Property Owner Agreement between the FPRA and Serenity Food Ministries, LLC, owner of the subject property; and

(3) an Artist's Limited Release to be executed by Sitki Dogan and attached as Exhibit A to the Property Owner Agreement.

All documents were based on the templates previously approved by this Office and all are approved as to form and correctness.

Please confirm: The Agreements state that the EAST WALL is to be painted. Please confirm that this is the correct wall and revise both Agreements if necessary.

***Please note**:

(1) The Artist's Limited Release must be executed by the Artist and then attached to the Property Owner Agreement when submitted for signatures.

(2) The Artist's rendering must be attached as Exhibit A to the Artist Services Agreement when it is submitted for signatures.

If you have any questions about how to proceed, please do not hesitate to contact this office.

/ahd

FPRA Regular Meeting - 5:05 p.m. **7. b.**

Meeting Date: November 12, 2024

Re: Approval of a PAD Mural Program Property Owner Agreement with Serenity Food Ministries, LLC, 607 Orange Avenue

Submitted For: Shyanne Harnage, CRA Administrator, City Manager

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SUBJECT:

Approval of a PAD Mural Program Property Owner Agreement with Serenity Food Ministries, LLC, 607 Orange Avenue

SUMMARY:

The PAD Mural Program aims to enhance the district by bringing accessible and captivating art to our community. The FPRA is attempting to make the greatest impact in the Peacock Arts District by strategically curating murals within a concentrated zone while spreading beautification efforts throughout the area. By involving a variety of properties on various streets within the target area, we can enhance diversity and create a more dynamic experience for residents and visitors. We believe that placing murals in unique locations can add to the special charm of the district and help achieve a vibrant atmosphere.

The property owner selected the artist, Sitki Dogan, in September 2024 to create the mural titled "Flora Symphony" at the property located at 607 Orange Ave.

An agreement has been established between the FPRA and the property owner to assure an understanding of the expectations. Once approved, staff will proceed to work with the property owner for the successful completion of the mural.

RECOMMENDATION:

Staff recommends approval to execute the Property Owner Agreement

ALTERNATIVES:

Staff will proceed as directed by the Board

RESPONSIBLE STAFF:

Sara Delgado, Redevelopment Specialist

COORDINATED WITH:

City Attorney

Fiscal Impact

OTHER INFORMATION:

N/A

Attachments

Property Owner Agreement
Presentation
City Attorney Memo

City of Fort Pierce PAD
Mural Program
Property Owner Agreement

This Agreement is made and entered into this_____day of _____, 202___, by and between the Fort Pierce Redevelopment Agency (FPRA), a dependent special district of the City of Fort Pierce, Florida (hereinafter referred to as "City") and Serenity Food Ministries, LLC (hereinafter referred to as "Property Owner"), owner of property/walls located at 607 Orange Avenue in the City of Fort Pierce, Florida.

WHEREAS, the City, through the FPRA, has developed the Peacock Arts District (PAD) Mural Program, the purpose of which is to promote and commemorate the City's rich cultural heritage, reinforce the growth of arts and culture within the City and increase tourism to the area. The program shall strive for diversity of style, scale, and media represented in a series of murals on property in the City; and

WHEREAS, the Property Owner recognizes that the purpose of the program, which is to enhance the community and encourage tourism and commerce in the City, is mutually beneficial to the City and the Property Owner and therefore desires to have a mural painted on the walls on their property; and

WHEREAS, the nature of the PAD Mural Program is such that it is necessary and desirable to enter into an Agreement expressly setting forth the respective rights, duties, and obligations of the parties.

NOW, THEREFORE, in consideration of the mutual covenants hereinafter contained, it is mutually agreed between the parties as follows:

1. The Property Owner hereby agrees to allow the FPRA to have a mural mounted or painted on the East wall located at 607 Orange Avenue.

2. The dimensions of the mural will be dependent upon the subject and Program. The mural shall be allowed to remain on the walls for a period of five (5) years. The Property Owner has the right to pay for enhancement, maintenance, or removal of the mural.

3. This Agreement may be extended for successive five (5) year periods upon the execution of a mutually agreed upon written extension agreement between the Property Owner and the FPRA.

4. During the term, or any extension thereof, at such time as the property is being offered for sale or lease, or the walls on such property are being demolished or expanded where the mural

is located, or the mural otherwise interferes with the Property Owner's use, occupancy, or control of the property, then at the Property Owner's sole discretion, the Property Owner has the right to cancel this Agreement upon six (6) months' written notice to the FPRA.

5. The FPRA agrees that it shall provide a stipend to each of the selected artists to pay for materials necessary for the execution and completion of the mural. The Property Owner has the right to provide an additional stipend to the Mural Artist to enhance or make changes. The Property Owner shall provide the FPRA with an image of the updated mural for recordkeeping purposes.

6. The murals will be applied directly to the wall on a wall surface that is prepared by the Property Owner for the Artist. Preparing the surface shall include but is not limited to pressure washing and priming. It is the responsibility of the Property Owner to properly inspect their wall surface before the mural installation and obtain approval of the wall surface preparation by the FPRA when the Property Owner believes it is ready for the Artist to begin the artwork.

7. The Property Owner agrees to provide the FPRA and Mural Artist with reasonable access to the site for such work so as not to interfere with the Property Owner's business operations. The mural shall at all times be properly maintained in appropriate condition by the Property Owner at its cost and the mural's condition shall not be allowed to deteriorate. The Property Owner has the right to maintain and clean the mural.

8. The Property Owner understands and agrees that the placement of the mural on the site in no way entitles the Property Owner to use, at its discretion, the artwork for advertising/profit-making purposes, or any other publicity, except under conditions in which the artwork has been released by both the FPRA and the Artist.

a. The Property Owner may reproduce the artwork for purposes of publicity, awareness, and promotion of the PAD Mural Program pursuant to and subject to the terms of the Artist's Limited Release attached as Exhibit A and incorporated herein by reference. The artwork may not be used for advertising or profit-making by the Property Owner. Any reproduction of the artwork by the Property Owner must contain a credit to the Artist.

9. The Property Owner agrees to indemnify and hold the FPRA and the City and their commissions, departments, boards, officers, agents, employees, representatives, contractors or subcontractors, and employees harmless from all liabilities, third-party claims, causes of action, judgments, damages, losses and expenses (including reasonable attorney's fees) arising out of any breach of Property Owner's representations and promises and performance of obligations under this Agreement.

10. The City of Fort Pierce's PAD Mural Program Committee will present options to the Property Owner to make the final selection.

11. Any dispute hereunder between the parties shall be resolved by resort to binding mediation. If not resolved at mediation, then the dispute will be resolved by a non-jury trial. Venue for any trial shall be St. Lucie County, Florida.

12. This Agreement shall be subject to and governed by the laws of the State of Florida.

13. Any notices required pursuant to this Agreement shall be served at the following addresses:

CITY OF FORT PIERCE:

City Manager's Office

City of Fort Pierce
100 N. U.S. Hwy. 1
Fort Pierce, FL 34950

With copies to:
Sara Hedges
The City Attorney's Office
100 N. U.S. Hwy. 1
Fort Pierce, FL 34950

PROPERTY OWNER:

Business Name: Serenity Food Ministries, LLC

Business Address: 117 Orange Avenue, Fort Pierce, FL 34950

14. This Agreement represents the complete understanding between the parties with respect to the matters set forth herein. No amendment or modification of the Agreement shall be valid unless evidenced in writing and executed by the parties thereto.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS THEREOF, the FPRA and the Property Owner have executed this Agreement as of the date first above written.

ATTEST:

FORT PIERCE REDEVELOPMENT AGENCY:

_____

_____

Linda Cox, City Clerk

Linda Hudson, Chairperson

APPROVED AS TO FORM AND CORRECTNESS:

By: _____
Sara Hedges, City Attorney

PROPERTY OWNER:

By: Emily Fingerhut
Emily Fingerhut (Oct 1, 2024 17:15 EDT)

Print: Emily Fingerhut

Title: OWNER

Today's Date: 10/01/24

Signature:

Email: houseanddesigns@gmail.com

City of Fort Pierce
PAD Mural Program
Artist's Limited Release

I, Sitki Dogan , as the ARTIST of the Work of Art titled Flora Symphony , hereby consent to and give permission for the Property Owner located at 607 Orange Avenue to reproduce the Work of Art for publicity, awareness, and promotion of the PAD Mural Program. Such reproduction may include the use of the Work of Art on social media by the Property Owner. The Work of Art may not, however, be used for advertising or profit-making by the Property Owner. Any reproduction of the Work of Art by the Property Owner must contain a credit to the ARTIST.

ARTIST:

Signature: *sıtkı doğan* sıtkı doğan (Sep 30, 2024 23:16 EDT)

Print: sıtkı doğan

Today's Date: 09/30/24

PAD Mural Program

FPRA FORT PIERCE
REDEVELOPMENT AGENCY

607 Orange Avenue

Peacock Arts Cafe

Current Condition



607 Orange Avenue

Peacock Arts Cafe

Design by Sitki Dogan
Cost: 12,000



THE SUNRISE CITY
FORT PIERCE
CITY ATTORNEY'S OFFICE Florida

TO:	SARA DELGADO, REDEVELOPMENT SPECIALIST, CITY MANAGER, FPRA
FROM:	ANDREA H. DUENAS, ASSISTANT CITY ATTORNEY **AHD**
THROUGH:	SARA HEDGES, CITY ATTORNEY *SH*
RE:	REVIEW AS TO FORM AND CORRECTNESS PAD MURAL PROGRAMS ARTIST SERVICES AGREEMENT AND PROPERTY OWNER AGREEMENT FOR PROPERTY AT 607 ORANGE AVENUE
CAO RLS FILE:	24-376
DATE:	SEPTEMBER 27, 2024

I have reviewed the above Request for Legal Services (RLS) related to the Peacock Arts District Mural Program. This RLS seeks approval of two documents:

(1) an Artist Services Agreement between the FPRA and Sitki Dogan for a mural to be installed at 607 Orange Avenue; and

(2) a Property Owner Agreement between the FPRA and Serenity Food Ministries, LLC, owner of the subject property; and

(3) an Artist's Limited Release to be executed by Sitki Dogan and attached as Exhibit A to the Property Owner Agreement.

All documents were based on the templates previously approved by this Office and all are approved as to form and correctness.

Please confirm: The Agreements state that the EAST WALL is to be painted. Please confirm that this is the correct wall and revise both Agreements if necessary.

***Please note**:

(1) The Artist's Limited Release must be executed by the Artist and then attached to the Property Owner Agreement when submitted for signatures.

(2) The Artist's rendering must be attached as Exhibit A to the Artist Services Agreement when it is submitted for signatures.

If you have any questions about how to proceed, please do not hesitate to contact this office.

/ahd

FPRA Regular Meeting - 5:05 p.m. **7. c.**

Meeting Date: November 12, 2024

Re: Approval of Contract - Avenue D and Means Court Parking Lot Improvement - Bi No. 2024-023

Submitted For: Latonya Hubbard, Purchasing Agent, Finance Department

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SUBJECT:

Approval of Construction Contract with Close Construction Services, LLC for Avenue D and Means Court Parking Lot Improvement project, Bid No. 2024-023.

SUMMARY:

During the FPRA meeting on June 11, 2024, the FPRA board approved the award of Bid No. 2024-023, for the Avenue D and Means Court Parking Lot Improvement, to Close Construction Services, LLC.
The scope of work includes the construction of a pervious paver public parking lot which will accommodate seventeen vehicles. The parking lot is to be constructed at the southeast corner of Avenue D and Means Court and will include curbing, landscaping, site lighting, custom bike rack, and pedestrian access to Avenue D, with a total cost of $385,610.50.

RECOMMENDATION:

Staff recommends approval.

ALTERNATIVES:

Staff will proceed as directed by the Commission.

RESPONSIBLE STAFF:

Engineering

COORDINATED WITH:

Engineering
Public Works
Purchasing Division
City Attorney's Office

Fiscal Impact

Budgeted Y/N:	Y
Fiscal Year:	2025
Account:	104-9400-563-200
Amount:	$385,610.50

OTHER INFORMATION:

The $385,610.50 construction cost shall be encumbered by FPRA funds, Account No. 104-9400-563-200.

Attachments

Agreement
CA Memo
Agenda item 7c - 061124
Executed -Human Traffic Form

UNIT PRICE CONSTRUCTION AGREEMENT

FOR

AVENUE D AND MEANS COURT PARKING IMPROVEMENTS

FORT PIERCE REDEVELOPMENT AGENCY(FPRA)
A Dependent Special District Of
The City Of Fort Pierce

BID NO. 2024-023

Prepared by:

The City of Fort Pierce Department of Engineering
John R. Andrews, P.E., City Engineer
100 North U.S. Hwy. 1
Ft. Pierce, FL 34950
(772) 467-3774

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AGREEMENT

THIS AGREEMENT (hereinafter the "Agreement" or "Contract") entered into this _____day of _____, 2024 by and between the **FORT PIERCE REDEVELOPMENT AGENCY(FPRA),** a dependent special district of the CITY OF FORT PIERCE,FLORIDA a municipal corporation (hereinafter the "CITY"), and **CLOSE CONSTRUCTION** a **LIMITED LIABILITY** corporation, with its principal address at **305 NW 4th Avenue, Okeechobee FL 34972**(hereinafter "CONTRACTOR").

WITNESSETH:

WHEREAS, the CITY wishes to contract for the project identified as **Avenue D and Means Court Parking Lot Improvements, Bid No. 2024-023, Fort Pierce, Florida**, and

WHEREAS the CONTRACTOR has represented to the CITY that its staff is qualified to provide the Work required in this Agreement in a professional, timely manner, and

WHEREAS the CITY has relied upon the above representations by the CONTRACTOR, and

WHEREAS the CITY's Representative and the City Engineer have recommended that an agreement for aforesaid construction be entered into with the CONTRACTOR.

NOW, THEREFORE, for and in consideration of these premises, of the mutual covenants herein set forth, and for other good and valuable consideration, the sufficiency of which is hereby acknowledged, the parties hereto hereby agree as follows:

ARTICLE 1
DOCUMENTS INCORPORATED BY REFERENCE

This Contract includes the construction of a pervious paver parking lot complete with site lighting and landscaping as indicated on the construction plans. The Contract includes the construction drawings and the following:

1. Exhibit "A" - Invitation to Bid No. 2024-023
2. Exhibit "B" - Instructions to Bidders
3. Exhibit "C" - Technical Specifications – Grading, Paving & Drainage
4. Exhibit "D" - Bid Forms
6. Exhibit "E" - General Conditions

All of which are hereby incorporated herein by reference and made a part hereof (hereinafter collectively referred to as the "Contract" or "Contract Documents"). Change Orders issued hereafter, Construction Change Directives, a Direction for a Minor Modification in the Work issued by the CITY, and any other amendments executed by the CITY and the CONTRACTOR shall become and be a part of this Contract. Documents not included or expressly contemplated in this Article 1 do not, and

shall not, form any part of this Contract. The Contract Documents are intended to be complementary, and a requirement in one document shall be deemed to be required in all documents. Where terms found in Exhibit "E", "General Conditions", conflict with Contract terms the Contract terms shall prevail.

ARTICLE 2
REPRESENTATIONS OF THE CONTRACTOR

In order to induce the CITY to execute this Contract and recognizing that the CITY is relying thereon, the CONTRACTOR, by executing this Contract, makes the following express representations to the CITY:

2(A) The CONTRACTOR is fully qualified to act as the general contractor for the Project and has, and shall maintain, any and all licenses, permits, or other authorizations necessary to act as the general contractor for, and to construct the Project.

2(B) The CONTRACTOR has become familiar with the Project site and the local conditions under which the Project is to be constructed and operated.

2(C) The CONTRACTOR has received, reviewed, and examined all of the documents which make up this Contract, including, but not limited to all plans and specifications, and has found them to the best of its knowledge, to be complete, accurate, adequate, consistent, coordinated, and sufficient for construction.

ARTICLE 3
INTENT AND INTERPRETATION

With respect to the intent and interpretation of this Contract, the CITY and the CONTRACTOR agree as follows:

3(A) This Contract (along with its exhibits), together with the CONTRACTOR's and Surety's performance and payment bonds for the Project constitute the entire and exclusive agreements between the parties with reference to the Project, and said Contract supersedes any and all prior discussions, communications, representations, understandings, negotiations, or agreements.

3(B) Anything that may be required, implied, or reasonably inferred by the documents which make up this Contract, or any one or more of them, shall be provided by the CONTRACTOR for the Contract Price.

3(C) Nothing contained in this Contract shall create, nor be interpreted to create, privity, or any other relationship whatsoever between the CITY and any person except the CONTRACTOR.

3(D) When a word, term, or phrase is used in this Contract, it shall be interpreted or construed first, as defined herein; second, if not defined, according to its generally accepted meaning in the construction industry; and third, if there is no generally accepted meaning in the construction industry, according to its common and customary usage.

3(E) Wherever this Contract calls for "strict" compliance or conformance with the Contract Documents as to matters other than compliance with time limits, providing an updated schedule, and claim and change order procedures, the term shall mean within tolerances as described specifically in the Contract Documents, or if not specifically described, within industry standards and tolerances for deviation for the specific item or procedure in question.

3(F) The words "include," "includes," or "including," as used in this Contract, shall be deemed to be followed by the phrase, "without limitation."

3(G) The listing herein of any items as constituting a material breach of this Contract shall not imply that any other, non-listed item will not constitute a material breach of this Contract.

3(H) The CONTRACTOR shall have a continuing duty to read, examine, review, compare and contrast each of the documents which make up this Contract, shop drawings, and other submittals and shall give written notice to the CITY of any conflict, ambiguity, error, or omission which the CONTRACTOR may find with respect to these documents, before proceeding with the affected Work. The express or implied approval by the City Engineer of any shop drawings or other submittals shall not relieve the CONTRACTOR of the continuing duties imposed hereby, nor shall any such approval be evidence of the CONTRACTOR's compliance with this Contract. The CITY has prepared documents for the Project, including the plans and specifications for the Project, which are accurate, adequate, consistent, coordinated, and sufficient for construction. The CONTRACTOR shall not be liable to the CITY for damage resulting from errors, inconsistencies, or omissions in the Contract Documents unless the CONTRACTOR recognized, or reasonably should have recognized, such error, inconsistency or omission and knowingly failed to report it to the CITY or City Engineer or his designee. If the CONTRACTOR performs any activity knowing it involves an error, inconsistency or omission which was recognized, obvious, or reasonably should have been recognized, without such notice to the CITY, the CONTRACTOR shall assume responsibility for such performance and shall bear the costs for correction.

3(I) In the event of any conflict, discrepancy, or inconsistency among any of the documents which make up this Contract, the following shall control:

(1) As between this document and the plans or specifications, this document shall govern.

(2) In the case of any conflict, discrepancy or inconsistency among any of the other Contract documents, the CONTRACTOR shall notify the CITY immediately upon discovery of same for resolution.

ARTICLE 4
CONTRACTOR'S PERFORMANCE

The CONTRACTOR shall perform all of the Work required, implied, or reasonably inferable from this Contract including, but not limited to, the following:

4(A) The CONTRACTOR will complete the entire Work described in the Contract Documents, except as specifically identified therein as the Work of other parties, in accordance with the terms

herein and in all Exhibits, all as may be amended from time to time.

4(B) The furnishing of any and all required surety bonds and insurance certificate(s) and endorsement(s) to the CITY.

4(C) The provision or furnishing, and prompt payment therefore, of labor, supervision, services, materials, supplies, equipment, fixtures, appliances, facilities, tools, transportation, storage, disposal, power, fuel, heat, light, cooling, or other utilities, required for construction and all necessary building permits and other permits or licenses required for the construction of the Project.

4(D) The creation and maintenance of a detailed and comprehensive copy of the drawings, specifications, addenda, change orders and other modifications depicting all as-built construction. Said items shall be submitted to the CITY, along with other required submittals upon Completion of the Project, and receipt of same by the CITY shall be a condition precedent to final payment to the CONTRACTOR. The CONTRACTOR shall prepare and submit final as-built drawings to the CITY.

ARTICLE 5
TIME FOR CONTRACTOR'S PERFORMANCE; DELAYS

5(A) The CONTRACTOR shall commence the performance of this Contract on the date set forth in the Notice to Proceed issued by the City Engineer and shall diligently continue its performance to and until Completion of the Project. **The CONTRACTOR shall accomplish Substantial Completion within ninety (90) calendar days and Final Completion in one hundred (120) calendar days as specified on the Notice to Proceed (sometimes hereinafter referred to as the "Contract Time").** By signing this Contract, the CONTRACTOR agrees that the Contract Time is a reasonable time for accomplishing Completion of the Project. There will be no monetary early completion incentive. The CONTRACTOR shall submit its initial progress schedule in accordance with Article 9(G) below.

5(B) The CONTRACTOR shall pay the CITY the sum of **$500.00** per day for each and every calendar day of unexcused delays in achieving Substantial Completion beyond the date set forth herein for Substantial Completion. Any sums due and payable hereunder by the CONTRACTOR shall be payable, not as a penalty, but as liquidated damages representing an estimate of delay damages likely to be sustained by the CITY, estimated at the time of executing this Contract. When the CITY reasonably believes that Substantial Completion will be inexcusably delayed, the CITY shall be entitled, but not required, to withhold from any amounts otherwise due the CONTRACTOR an amount then believed by the CITY to be adequate to recover liquidated damages applicable to such delays. If and when the CONTRACTOR overcomes the delay in achieving Substantial Completion, or any part thereof, for which the CITY has withheld payment, the CITY shall promptly release to the CONTRACTOR those funds withheld, but no longer applicable, as liquidated damages.

5(C) The term "Substantial Completion," as used herein, shall mean that point at which, as certified in writing by the CONTRACTOR and approved by the CITY, the Project is at a level of completion in strict compliance with this Contract such that the CITY or its designees can enjoy beneficial use or occupancy and can legally occupy, use or operate it in all respects, for its intended purpose. Partial use or occupancy of the Project shall not result in the Project being deemed "substantially complete," and such partial use or occupancy shall not be evidence of Substantial Completion.

5(D) All limitations of time set forth herein are material and are of the essence of this Contract.

5(E) CONTRACTOR agrees to punctually and diligently perform all parts of the Work at the time scheduled as provided herein. In this connection, CONTRACTOR agrees that it will keep himself continually informed of the progress of the job and will, upon its own initiative, confer with the CITY, City Engineer or his designee, so as to plan its Work in coordinated sequence with the Work of the CITY and of others and so as to be able to expeditiously undertake and perform its Work at the time most beneficial to the entire Project. The CONTRACTOR will be liable for any loss, costs, or damages sustained by the CITY for delays in performing the Work herein, other than for excusable delays, as set forth in 5(F) below, for which CONTRACTOR may be granted a reasonable extension of time.

5(F) If the CONTRACTOR is delayed at any time in the progress of the Work by any separate contractor employed by the CITY, changes in the Work, labor disputes, fire, unusual delay in transportation, unusually severe weather conditions, unavoidable casualties, delays specifically authorized by the CITY, or by causes beyond the CONTRACTOR's control, avoidance, or mitigation, and without the fault or negligence of the CONTRACTOR and/or subcontractor or supplier at any tier, then the Contract Time shall be extended by Change Order for such reasonable time, if any, as the CITY may determine that such event has delayed the progress of the Work, or overall completion of the Work if the CONTRACTOR complies with the notice and documentation requirements set forth herein.

If the CONTRACTOR is delayed, obstructed, hindered, or interrupted for a period of time exceeding seven (7) consecutive calendar days by any act or neglect of the CITY, an adjustment shall be made for any increase in the direct cost of performance of this Contract (excluding profit, extended home office overhead, incidental or consequential damages, or disruption damages) and the Contract modified in writing accordingly. Delays without compensation to the CONTRACTOR as a direct result of an act or neglect of the CITY or City Engineer cannot exceed forty-five (45) days in the aggregate over the term of the project. The CONTRACTOR must assert its right under this Article by giving written notice to the City Engineer, with a copy to the City Representative, within ten (10) calendar days of the beginning of a delay, obstruction, hindrance, or interruption by the CITY. No adjustment shall be made for any delay, obstruction, hindrance, or interruption after final payment under this contract or to the extent that performance would have been so delayed, obstructed, hindered, or interrupted by any other cause, including, but not limited to concurrent cause or fault or negligence of the CONTRACTOR, or for which an equitable adjustment is provided for or excluded under any other term or condition of this Contract. The direct costs described above shall be limited to those direct costs attributable solely to this project, and shall be subject to documentation and verification of costs as required by the CITY. If unit prices are established in the Contract Documents or subsequently agreed upon, they shall form the basis for cost calculations under any claims for delay.

Any claim for extension of time shall be made in writing to the City Engineer, with a copy to the City Representative, not more than ten (10) calendar days from the beginning of the delay. The notice shall indicate the cause of delay upon the progress of Work. If the cause of the delay is continuing, the CONTRACTOR must give such written notice every ten (10) calendar days. Within ten (10) calendar days after the elimination of any such delay, the CONTRACTOR shall submit further documentation of the delay and a formal Change Order request for an extension of time for such delay.

The written request for a time extension shall state the cause of the delay, the number of calendar days extension requested, and such analysis and other documentation as is reasonably requested by

the City Engineer or his designee to demonstrate a delay in the progress of the Work or the overall project completion. If the CONTRACTOR does not comply with the above notice and documentation requirements, the claim for the delay shall be waived by the CONTRACTOR. The above notice and documentation requirements shall also be a condition precedent to the CONTRACTOR's entitlement to any extension of time.

Extensions of time will be the CONTRACTOR'S primary remedy for any and all delays, obstructions, hindrances, or interference. Payment or compensation, for direct costs only, as set forth above, may be made to the CONTRACTOR for hindrances or delays solely caused by the CITY if such delays or hindrances are within the CITY's ability to control and are not partially caused by the CONTRACTOR or any of its agents, subcontractors, or others for whom it is responsible. No payment or compensation will be made for interference, obstructions, hindrances, or delays which are not solely caused by the CITY or which arise from the CITY's actions under Article 8.

Without limitation, the CITY's exercise of its rights under the changes clause, regardless of the extent or number of such changes, or the CITY's exercise of any of its remedies or any requirement to correct or re-execute defective Work, shall not under any circumstances be construed as delays, hindrances, or interference compensable further than as described herein.

ARTICLE 6
CONTRACT PRICE AND CONTRACT PAYMENTS

6(A) **Based on Engineering Construction Drawings and Specifications, identified as Bid No. 2024-023, Avenue D and Means Court Parking Lot Improvements, all of which are hereby incorporated herein by reference and made a part hereof, the CONTRACTOR shall provide all labor and materials required to complete construction as prescribed in the aforementioned Drawings and Specifications, for the sum not to exceed: $ 385,610.50 – Three Hundred Eighty – Five Thousand Six Hundred Ten Dollars and Fifty Cents (hereinafter the "Contract Amount" or "Contract Price")** **Written Amount**

6(B) Prior to review of the first payment request, the CONTRACTOR must submit to the CITY and receive the CITY's approval for the schedule of values apportioning the entire Contract Amount among the different elements of the Project (hereinafter the "Schedule of Values") for purposes of periodic and final payment. The Schedule of Values shall be presented in whatever format, with such detail including labor and material breakout, and backed up with whatever supporting information the CITY requests (see also the specifications for additional information). The CONTRACTOR shall not imbalance its Schedule of Values nor artificially inflate any element thereof. The violation of this provision by the CONTRACTOR shall constitute a material breach of this Contract. The Schedule of Values will be utilized for the CONTRACTOR's Payment Requests but shall only be so utilized after it has been approved in writing by the CITY.

6(C) Upon receipt of a proper Payment Request, the City shall make payment within twenty (20) business days. If there is a dispute as to the Payment Request, the City shall notify the CONTRACTOR in writing, commence the dispute resolution within thirty (30) days, and conclude the final decision within forty-five (45) days. Said Payment Request shall be in such format and include whatever supporting information as may be required by the City Engineer or his designee.

Therein, the CONTRACTOR may request payment for ninety-five percent (95%) of that part of the Contract Amount allocable to Contract requirements properly provided, labor, materials, and equipment properly incorporated in the Project, and materials or equipment necessary for the Project and properly stored at the Project site, or elsewhere if offsite storage is approved in writing by the City Engineer, less the total amount of previous payments received from the CITY. Payment for materials stored offsite shall be at the discretion of the CITY and if approved, the CONTRACTOR shall provide appropriate documentation to substantiate materials are stored in a bonded warehouse or facility, title or other proof of ownership has been transferred to the CITY, and that materials have been purchased and paid for by the CONTRACTOR. Copies of paid invoices must be submitted to the City Engineer with Payment Request. Risk of loss shall be borne by, and insurance must be provided by the CONTRACTOR while in storage and in transit. Hard cost of Builders Risk Insurance to be paid by CONTRACTOR and such cost is not subject to CONTRACTOR's fee.

Amounts reflected in Change Orders may be included in Payment Requests to the extent they are not in dispute and subject to final approval of cost to the CITY for such changes in the Work.

Each Payment Request shall be signed by the CONTRACTOR and shall constitute the CONTRACTOR's representation that the quantity of Work has reached the level for which payment is requested, that the Work has been properly installed or performed in strict compliance with this Contract, and that the CONTRACTOR knows of no reason why payment should not be made as requested.

Thereafter, the City Engineer shall review the Payment Request and may also review the Work at the project site or elsewhere to determine whether the quantity and quality of the Work is as represented in the Payment Request and is as required by this Contract. The amount of each such payment shall be the amount approved for payment by the City Engineer, less such amounts, if any, otherwise owing by the CONTRACTOR to the CITY or which the CITY shall have the right to withhold as authorized by this Contract, subject to approval by the CITY. Approval of the CONTRACTOR's Payment Requests shall not preclude the CITY from the exercise of any of its rights as set forth herein.

The submission by the CONTRACTOR of a Payment Request also constitutes an affirmative representation and warranty that all Work for which the CITY has previously paid is free and clear of any lien, claim, or other encumbrance of any person whatsoever. As a condition precedent to payment, the CONTRACTOR shall, as required by the CITY, also furnish to the City Engineer properly executed waivers of lien or claim, in a form acceptable to the CITY, from all subcontractors, material, men, suppliers or others having lien or claim rights, wherein said subcontractors, material, men, suppliers or others having lien or claim rights, shall acknowledge receipt of all sums due pursuant to all prior Payment Requests and waive and relinquish any liens, lien rights or other claims relating to the Project site. Furthermore, the CONTRACTOR warrants and represents that, upon payment of the Payment Request submitted, title to all Work included in such payment shall be vested in the CITY, even though responsibility for the care and maintenance of said Work rests with CONTRACTOR until Substantial Completion of contracted Project.

6(D) When payment is received from the CITY, the CONTRACTOR shall promptly pay all subcontractors, material men, laborers, and suppliers the amounts they are due for the Work covered by such payment.

6(E) Neither payment to the CONTRACTOR, utilization of the Project for any purpose by the

CITY, nor any other act or omission by the CITY shall be interpreted or construed as an acceptance of any Work of the CONTRACTOR not strictly in compliance with this Contract.

After written notice to the CONTRACTOR and a reasonable opportunity to cure, the CITY shall have the right to refuse to make payment, in whole or in part, and, if necessary may demand the return of a portion or the entire amount previously paid to the CONTRACTOR due to:

(1) The quality of a portion, or all, of the CONTRACTOR's Work not being in requirements of this Contract; or
(2) The quantity of the CONTRACTOR's Work not being as represented in the CONTRACTOR's Payment Request, or otherwise; or
(3) The CONTRACTOR's rate of progress being such that, in the opinion of the City Engineer or his designee, Substantial Completion may be inexcusably delayed; or
(4) The CONTRACTOR's failure to use Contract funds, previously paid the CONTRACTOR by the CITY to pay CONTRACTOR's project-related obligations including, but not limited to, subcontractors, laborers, and material and equipment suppliers; or
(5) Claims made, or likely to be made, against the CITY or its property for which the CONTRACTOR or its agents or subcontractors or others for whom it is responsible are, or reasonably appear to be at fault; or
(6) Loss caused by the CONTRACTOR; or
(7) The CONTRACTOR's failure or refusal to perform any of its obligations to the CITY after written notice and a reasonable opportunity to cure as set forth above.

In the event that the CITY makes written demand upon the CONTRACTOR for amounts previously paid by the CITY as contemplated in this Subarticle 6(E), the CONTRACTOR shall promptly comply with such demand. The CITY's rights hereunder survive the term of this Contract, are not waived by final payment and/or acceptance and are in addition to CONTRACTOR's obligations in Article 14 and elsewhere herein.

6(F) When the CONTRACTOR believes that Substantial Completion has been achieved, the CONTRACTOR shall notify the CITY in writing and shall furnish a listing of those matters yet to be finished. The City Engineer or his designee will thereupon conduct a site review to confirm that the Work is in fact substantially complete. Upon confirmation that the CONTRACTOR's Work is substantially complete, the City Engineer or his designee will therein set forth the date of Substantial Completion for approval. After approval the CITY will so notify the CONTRACTOR. If the City Engineer or his designee, through his review, fails to find that the CONTRACTOR's Work is substantially complete, and is required to repeat all, or any portion, of its Substantial Completion review, the CONTRACTOR shall bear the cost of such repeat site review(s) which cost may be deducted by the CITY from any payment then or thereafter due to the CONTRACTOR.

Guarantees and equipment warranties required by this Contract shall commence on the date of Substantial Completion.

Upon Substantial Completion, the CITY shall pay the CONTRACTOR an amount sufficient to

increase total payments to the CONTRACTOR to one hundred percent (100%) of the Contract Amount less any amounts attributable to damages, and less one hundred fifty percent (150%) of the costs, as reasonably determined by the CITY for completing all incomplete Work, correcting, and bringing into conformance all defective and nonconforming Work, and handling any outstanding or threatened claims. Such a calculation by the City Engineer of costs for completing all incomplete Work, correcting and bringing into conformance all defective and nonconforming Work, and handling any outstanding or threatened claims shall not bar the CITY from exercise of its rights elsewhere herein, in Article 16 below, or otherwise as provided by law for any incomplete, defective, or nonconforming Work or claims which are discovered by the CITY after the date of making such calculation or after the date of any partial or final payment, whether or not such incomplete, defective or nonconforming Work or claims were obvious or should have been discovered earlier.

6(G) When the Project is complete and the CONTRACTOR is ready for a final review, they shall notify the CITY Engineer and the CITY Representative thereof in writing. Thereupon, the City Engineer or City Representative will perform a final inspection of the Project. If the City Engineer concurs that the Project is complete and in full accordance with this Contract and that the CONTRACTOR has performed all of their obligations to the CITY hereunder, the CONTRACTOR will furnish a final Request for Payment to the CITY certifying to the CITY that the Project is complete and the CONTRACTOR is entitled to the remainder of the unpaid Contract Price, less any amount withheld pursuant to this Contract. If the City Engineer is unable to issue his final Approval for Payment and is required to repeat the final inspection of the Project, the CONTRACTOR shall bear the cost of such repeat inspection(s), which costs may be deducted by the CITY from the CONTRACTOR's final payment.

6(H) In addition to other remedies of the CITY, actual damages may be withheld or collected for failure to meet the date for final completion as set forth in Article 5 above and elsewhere herein.

6(I) The CITY shall, subject to its rights set forth in Subarticle 6 above, endeavor to make final payment of all sums due the CONTRACTOR within twenty (20) calendar days of the final Request for Payment, with the exception of items in dispute or concerning which the City Engineer has exercised any of his rights to investigate or remove.

6(J) Notwithstanding any terms in this Article or elsewhere in this Contract, all payments shall be made in compliance with the Local Government Prompt Payment Act.

ARTICLE 7
INFORMATION AND MATERIAL SUPPLIED BY THE CITY

7(A)(i) The CITY shall furnish to the CONTRACTOR, prior to the execution of this Contract, any and all written and tangible material in its possession concerning existing site conditions within the limits of the Project. Such written and tangible material is furnished to the CONTRACTOR only in order to make complete disclosure of such material as being in the possession of the CITY and for no other purpose. By furnishing such material, the CITY does not represent, warrant, or guarantee its accuracy either in whole, in part, implicitly or explicitly, or at all.

7(A)(ii)(a) Differing Site Conditions: The CONTRACTOR shall promptly, and before such conditions are disturbed, notify the City Engineer in writing of: (1) subsurface or latent physical

conditions at the site differing materially from those indicated in the contract, or (2) unknown physical conditions at the site, of an unusual nature, differing materially from those ordinarily encountered and generally recognized as inhering in Work of the character provided for in this contract. The City Engineer or his designee shall investigate the conditions, and if it is discovered that such conditions do materially so differ and cause an increase or decrease in the CONTRACTOR's cost of, or the time required for, performance of any part of the Work under this Contract, whether or not changed as a result of such conditions, an adjustment shall be made, through negotiation and mutual agreement, and the contract modified in writing accordingly.

7(A)(ii)(b) No claim of the CONTRACTOR under this clause shall be allowed unless the CONTRACTOR has given the notice required herein: provided, however, the time prescribed therefore may be extended by the CITY.

7(A)(ii)(c) No claim by the CONTRACTOR for an adjustment hereunder shall be allowed if asserted after final payment under this Contract.

7(B) The CONTRACTOR is responsible for obtaining ALL permits and paying all fees required of the CONTRACTOR by this Contract, or permits and fees customarily the responsibility of the CONTRACTOR. The CONTRACTOR shall coordinate with the CITY and all other authorities having jurisdiction.

7(C) The City Manager and the City Engineer or his designee shall be the sole authorized representatives of the CITY. Other than in matters of public safety or in time of natural disaster or crisis, the CONTRACTOR shall not take direction or act upon information from any City personnel other than the City's authorized representative(s). This provision shall in no way limit the authority of the Procurement Director as described herein or of the City Attorney's Office or Building Department.

ARTICLE 8
CEASE AND DESIST ORDER OWNER'S RIGHT TO PERFORM WORK

8(A) In the event the CONTRACTOR fails or refuses to perform the Work, or any separable part thereof, as required herein, or with the diligence that will ensure its proper, timely completion in accordance with the Contract Documents, the City Engineer may instruct the CONTRACTOR, by written notice, to cease and desist further Work, in whole or in part, or to correct deficient Work. Upon receipt of such instruction, the CONTRACTOR shall immediately cease and desist, or proceed, as instructed by the CITY. In the event the City Engineer issues such instructions to cease and desist, the CONTRACTOR must, within seven (7) calendar days of receipt of the City Engineer's instructions, provide a written, verified plan to eliminate or correct the cause of the City Engineer's order, which plan appears to the City Engineer to be reasonable, actually attainable and in good faith. In the event that the CONTRACTOR fails and/or refuses to provide such a plan or diligently execute an approved plan, then the CITY shall have the right, but not the obligation, to subcontract the Work, or any portion thereof, with its own forces, or with the forces of another contractor, and the CONTRACTOR shall be fully responsible and liable for the costs of the CITY performing such Work, which costs may be withheld from amounts due to the CONTRACTOR from the CITY. The rights set forth herein are in addition to, and without prejudice to, any other rights or remedies the CITY may have against the CONTRACTOR.

If Work completed by the CITY or other contractors affects, relates to, is to be attached onto or extended by later Work of the CONTRACTOR, the CONTRACTOR shall, prior to proceeding with the

later Work, and to the extent visible, report any apparent defects or variance from the Contract requirements which would render the CONTRACTOR's later Work not in compliance with the Contract requirements or defective or not in compliance with warranties or other obligations of the CONTRACTOR hereunder.

8(B) The provisions of this Article shall be in addition to the CITY's ability to remove portions of the Work from this Contract and complete it separately.

ARTICLE 9
DUTIES, OBLIGATIONS, AND RESPONSIBILITIES OF THE CONTRACTOR

In addition to any and all other duties, obligations, and responsibilities of the CONTRACTOR set forth in the Contract Documents, the CONTRACTOR shall have and perform the following duties, obligations, and responsibilities to the CITY:

9(A) Reference is hereby made to the continuing duties set forth in Subarticle 3(H) which are by reference hereby incorporated in this Subarticle 9(A). The CONTRACTOR shall not perform Work without adequate plans and specifications, or without, as appropriate, approved shop drawings, or other submittals. If the CONTRACTOR performs Work knowing or believing, or if through exercise of reasonable diligence they should have known that such Work involves an error, inconsistency, or omission in the Contract without first providing written notice to the City Engineer, the CONTRACTOR shall be responsible for such Work and shall correct same bearing the costs set forth in Article 3(H) above.

9(B) All Work shall strictly conform to the requirements of this Contract. To that end, the CONTRACTOR shall be solely responsible for and have control over construction means, methods, techniques, sequences and procedures and for coordinating all portions of the Work, unless otherwise specified in the Contract Documents.

9(C) The Work shall be strictly supervised, the CONTRACTOR bearing full responsibility for any and all acts, errors, or omissions of those engaged in the Work on behalf of the CONTRACTOR, including, but not limited to, all subcontractors and their employees. The CONTRACTOR shall maintain an on-site superintendent while any portion of the Work is being performed.

9(D) The CONTRACTOR hereby warrants that all laborers furnished under this Contract shall be qualified and competent to perform the tasks undertaken, that the product of such labor shall yield only first-class results, that all materials and equipment provided shall be new (unless otherwise specified) and of high quality, that the completed Work will be complete, of high quality, without defects, and that all Work strictly complies with the requirements of this Contract. Any Work not strictly complying with the requirements of this Subarticle shall constitute a breach of this CONTRACTOR's warranty.

9(E) The CONTRACTOR will be responsible for acquiring the permit(s) and calling for routine inspections. The CONTRACTOR will cooperate with and abide by the decision of inspectors having jurisdiction. The CONTRACTOR shall comply with all legal requirements applicable to the Work.

9(F) The CONTRACTOR shall employ and maintain at the Project site only competent, qualified full time supervisory personnel, augmented with part time and offsite supervision, to be identified in the approved general conditions. Key supervisory personnel assigned by the CONTRACTOR to this Project are as follows:

NAME	FUNCTION
Thomas J. Close	Project manager
Donny Cooper	Supervisor
Tierney Shimanski	Project manager assistant

If at any time the City Engineer or his designee reasonably determines that any employee of the CONTRACTOR is not properly performing the Work in the best interest of the project, or is hindering the progress of the Work, or is otherwise objectionable, the City Engineer shall so notify the CONTRACTOR, whom shall replace the employee as soon as possible, at no increased cost to the CITY.

9(G) The CONTRACTOR must submit to the City Engineer and the City Representative the CONTRACTOR's schedule for completing the Work prior to submittal of the first application for payment. The CITY Engineer will not review any payment request until such schedule has been submitted and approved. Such schedule shall be in a form as specified in the Technical Specifications which shall provide for expeditious and practicable construction of the Project. The CONTRACTOR's schedule shall be updated no less frequently than monthly (unless the parties otherwise agree in writing) and shall be updated to reflect conditions encountered from time to time and shall apply to the total project. Each such revision shall be furnished to the City Engineer and the City Representative. Strict compliance with the requirements of this Subarticle 9(G) shall be a condition precedent to payment to the CONTRACTOR and failure by the CONTRACTOR to strictly comply with said requirements shall constitute a material breach of this Contract.

9(H) The CONTRACTOR shall keep an updated copy of the Contract Documents at the site. Additionally, the CONTRACTOR shall keep a copy of approved shop drawings and other submittals. All of these items shall be available to the City Engineer during all regular business hours.

9(I) Shop drawings and other such submittals from the CONTRACTOR do not constitute a part of the Contract. The CONTRACTOR shall not do any Work requiring shop drawings or other submittals unless such has been approved in writing by the City Engineer or as required by the Contract Documents. All Work requiring approved shop drawings or other submittals shall be done in strict compliance with such approved documents or Contract requirements. However, approval by the City Engineer shall not be evidence that Work installed pursuant thereto conforms with the requirements of this Contract, and shall not relieve the CONTRACTOR of responsibility for deviations from the Contract unless the City Engineer has been specifically informed of the deviation by a writing incorporated in the submittals and has approved the deviation in writing.

The delivery of submittals shall constitute a representation by the CONTRACTOR that it has verified that the submittals meets the requirements of the Contract, or will do so, including field measurements, materials, and field construction criteria related thereto.

The City Engineer shall have no duty to review partial submittals or incomplete submittals. The CONTRACTOR shall have the duty to carefully review, inspect, examine, and physically stamp and

sign any and all submittals before submission of same to the City Engineer.

9(J) The CONTRACTOR shall maintain the Project site and adjacent areas affected by its Work and/or the acts of its employees, material, men, and subcontractors in a reasonably clean condition during performance of the Work. Upon Substantial Completion, the CONTRACTOR shall thoroughly clean the Project site of all debris, trash, and excess materials or equipment. If the CONTRACTOR fails to do so, the CITY may complete the cleanup, by its own forces or by separate contract, and shall be entitled to charge the CONTRACTOR for same through the collection or withholding of funds through the mechanisms provided elsewhere herein.

9(K) At all times relevant to this Contract, the CONTRACTOR shall permit the CITY and its consultants to enter upon the Project site and any offsite lay down areas, and to review or inspect the Work and any materials on any such site, without formality or other procedure.

9(L) The CONTRACTOR recognizes that the CITY may enter into other contracts to perform Work relating to the Project, or to complete portions of the Work itself, the CONTRACTOR shall ensure that its forces reasonably accommodate the forces of the CITY and other contractors hired by the CITY. The CONTRACTOR shall coordinate its schedule with the Work of other contractors. If the CONTRACTOR claims that delay or damage results from these actions of the CITY, it shall promptly submit a claim as provided herein.

9(M) PROTECTION OF PERSONS AND PROPERTY. It shall be the responsibility of the CONTRACTOR to initiate, continue, and supervise all safety programs and precautions in the performance of the terms of this Contract. The CONTRACTOR shall take reasonable precautions for the safety of, and shall provide reasonable protection to prevent damage, injury or loss to its employees, subcontractors' employees, employees of the CITY, and members of the public, the Work itself and unassembled components thereof, and other property at the site or adjacent thereto. As part of the CONTRACTOR's obligations hereunder, the CONTRACTOR shall erect and maintain safeguards, barriers, signs, warnings, etc.

With notice to the CITY Engineer, the CONTRACTOR shall promptly remedy loss or damage to the Work or any person or property described herein caused in whole or in part by the acts of the CONTRACTOR or any subcontractor, sub-subcontractor or material man. This obligation shall be in addition to the requirements of Article 10 herein. The City Engineer may direct the CONTRACTOR to remedy violations of applicable laws, rules, regulations, and interpretations related to safety when and if observed on the site. However, through exercising this authority the City Engineer shall not incur any obligations to monitor, initiate, continue, or supervise safety programs and precautions such to diminish the CONTRACTOR's primary role in same. The City Engineer shall have the right to report suspected safety violations to the Occupational Safety and Health Administration (OSHA).

The CONTRACTOR shall promptly notify the City Engineer upon discovery of any unidentified material which CONTRACTOR reasonably believes to be asbestos, lead, PCB, or other hazardous material, and shall immediately stop Work in the affected area of the Project. The CONTRACTOR shall not be responsible for removal or other Work with regard to such hazardous material unless otherwise agreed between the City Engineer and the CONTRACTOR. In the case of Work stopped hereunder, Article 6 shall apply to claims for delay, hindrance or interference. Work will resume in the affected area of the Project immediately after such time as the hazardous material has been removed or rendered harmless, as certified by an industrial hygienist to be engaged by the CITY.

ARTICLE 10
INDEMNITY

Except for expenses or liabilities arising from the negligence of the CITY, the CONTRACTOR hereby expressly agrees to indemnify and hold the CITY harmless against any and all expenses and liabilities arising out of the performance or default of this Contract as follows:

10(A) CONTRACTOR shall indemnify and hold harmless, to the maximum extent permitted by law, CITY and its officers and employees, from and against any and all liability, damages, losses, (whether in contract or in tort, including personal injury, accidental death or property damage, and regardless, of whether the allegations are false, fraudulent, or groundless), and costs (including reasonable attorney fees, litigation, arbitration, mediation, and appeal expenses) to the extent caused by the negligence, recklessness, or intentional wrongful misconduct of the CONTRACTOR and persons employed by or utilized by the CONTRACTOR in CONTRACTOR's performance of this Agreement.

10(B) CONTRACTOR's obligation to indemnify and hold harmless shall remain in effect and shall be binding upon CONTRACTOR whether such injury or damage shall accrue, or may be discovered, before or after termination of this Agreement.

10(C) CONTRACTOR's failure to comply with this section's provisions shall constitute a material breach upon which CITY may immediately terminate or suspend this Agreement.

ARTICLE 11
CLAIMS BY THE CONTRACTOR

Claims by the CONTRACTOR against the CITY, other than for time extensions covered by Article 5 hereof, are subject to the following terms and conditions:

11(A) All CONTRACTOR claims against the CITY shall be initiated by a written claim submitted to the CITY. Notice of such claim shall be received by the CITY no later than either ten (10) calendar days after the event, or ten (10) calendar days after the first appearance of the circumstances causing the claim, whichever is sooner, and same shall set forth in detail all known facts and circumstances supporting the claim. Final costs associated with any claim upon which notice has been filed must be submitted in writing to the CITY within thirty (30) calendar days after notice has been received.

11(B) The CONTRACTOR and the CITY shall continue their performance hereunder regardless of the existence of any claims submitted by the CONTRACTOR including claims set forth in Article 5 hereof.

11(C) In the event the CONTRACTOR discovers previously concealed and unknown site conditions which are materially vary from those typically and ordinarily encountered in the general geographical location of the Project, the Contract Price may, with the approval of the CITY, be modified, either upward or downward, upon the written notice of claim made by either party within ten (10) calendar days after the first appearance to such party of the circumstances. Final costs must be submitted within thirty (30) calendar days after such notice is received by the CITY, unless extended by written agreement of the parties. As a condition precedent to the CITY having any liability to the CONTRACTOR due to concealed and unknown conditions, the CONTRACTOR must give the City Engineer written notice of, and an opportunity to observe, such condition prior to disturbing it. The failure by the CONTRACTOR to give the written notice and make the claim as provided by this

Subarticle 11(C) and Subarticle 7(A)(ii) shall constitute a waiver by the CONTRACTOR of any rights arising out of or relating to such concealed and unknown condition.

11(D) In the event the CONTRACTOR seeks to make a claim for an increase in the Contract Amount, as a condition precedent to any liability of the CITY therefore, unless emergency conditions exist, the CONTRACTOR shall strictly comply with the requirements of Subarticle 11(A) above and such claim shall be made by the CONTRACTOR before proceeding to execute any Work for which a claim is made. Failure to comply with this condition precedent shall constitute a waiver by the CONTRACTOR of any claim for additional compensation.

11(E) In connection with any claim by the CONTRACTOR against the CITY for compensation in excess of the Contract Amount, any liability of the CITY for the CONTRACTOR's cost shall be limited to those cost categories set forth in Article 13(E) below.

ARTICLE 12
SUBCONTRACTORS

12(A) Prior to execution of this Contract, the CONTRACTOR shall have identified to the City Engineer, in writing, those parties required to be listed on the proposal form as subcontractors on the Project. Any changes to this list at any time shall be subject to the prior approval of the City Engineer. The City Engineer shall, in writing, state any objections the CITY may have to one or more of such subcontractors. The CONTRACTOR shall not enter into a subcontract with an intended subcontractor to whom the CITY reasonably objects. If at any time the CITY objects to a subcontractor, the CONTRACTOR shall solicit proposals from potential replacements and shall submit the three lowest proposals to the City Engineer, along with the CONTRACTOR's proposed choice as replacement without an increase in bid price.

All subcontracts shall afford the CONTRACTOR rights against the subcontractor which correspond to those rights afforded to the CITY against the CONTRACTOR herein, including those rights of Contract termination as set forth herein.

12(B) Each and every subcontract related to the Project is hereby assigned by the CONTRACTOR to the CITY, contingent upon the termination of this Contract for default or convenience as provided herein, and only as to those subcontracts which the City Engineer accepts in writing directed to the CONTRACTOR. This contingent assignment is subject to the prior rights of any surety obligated under a bond related to this Contract. This contingent assignment will operate prospectively from the effective date of assignment, and will not obligate the CITY to any liabilities existing on the effective date of the assignment, or arising from events, acts, failures to act, facts or circumstances existing prior to the effective date of the assignment. The contracts subject to this contingent assignment shall also be further assignable by the CITY, at the CITY's sole option. The CONTRACTOR shall bear the responsibility of notifying subcontractors of this contingent assignment and including it in all subcontracts in connection with the Project.

ARTICLE 13
CHANGE ORDERS

One or more changes to the Work within the general scope of this Contract may be ordered by Change Order. The CITY may also issue written directions for minor changes in the Work and may

issue Construction Change Directives, as set forth below. The CONTRACTOR shall proceed with any such changes or Construction Change Directives without delay and in a diligent manner, and same shall be accomplished in strict accordance with the following terms and conditions:

13(A) Change Order shall mean a written order to the CONTRACTOR executed by the CITY after execution of this Contract, directing a change in the Work. A Change Order may include a change in the contract amount (other than a change attributable to damages to the CONTRACTOR for delay as provided in Article 5 hereof) or the time for the CONTRACTOR's performance, or any combination thereof. Where there is a lack of total agreement on the terms of a Change Order or insufficient time to execute a bilateral change, the CITY may also direct a change in the Work in the form of a Construction Change Directive, which will set forth the change in the Work and the change, if any, in the Contract Amount or time for performance, for subsequent inclusion in a Change Order; Construction Change Directives shall include a not-to-exceed preliminary price, against which the CONTRACTOR may begin billing (subject to the requirements for pay applications elsewhere herein) as the Work is performed.

a. The CONTRACTOR shall furnish a price breakdown, itemized as required and within the time specified by the City Engineer, with any proposal for a contract modification.

b. The price breakdown:

   (a) Must include sufficient detail to permit an analysis of all costs for material, labor, equipment, and subcontracts; and

   (b) Must cover all Work involved in the modification, whether the Work was deleted, added, or changed.

c. The CONTRACTOR shall provide similar price breakdowns to support any amounts claimed for subcontracts.

d. The CONTRACTOR's proposal shall include a complete justification for any time extension proposed.

13(B) Any change in the contract amount resulting from a Change Order shall be determined as follows:

(1) By mutual agreement between the CITY and the CONTRACTOR as evidenced by: (a) the change in the Contract Amount being set forth in the Change Order, (b) such change in the Contract Amount, together with any conditions or requirements relating thereto, being initialed by both parties, and (c) the CONTRACTOR's execution of the Change Order; or

(2) If no mutual agreement occurs between the CITY and the CONTRACTOR, the change in the Contract Amount, if any, shall be derived by determining the reasonable actual costs incurred or savings achieved, resulting from revisions in the Work. Such reasonable actual costs or savings shall include a component for direct job site overhead and profit but shall not include home-office overhead or other indirect costs or components. The calculation of actual costs shall conform to the markup schedule in Article 13(E) below. Any such costs or savings shall be documented in the format and with such content and detail as the CITY requires.

The CONTRACTOR shall promptly submit such documentation and other backup as the CITY may require in evaluating the actual costs incurred.

13(C) The execution of a Change Order by the CONTRACTOR shall constitute conclusive evidence of the CONTRACTOR's agreement to the ordered changes in the Work, this Contract as thus amended, the Contract Price, and the time for performance by the CONTRACTOR. The CONTRACTOR, by executing the Change Order, waives and forever releases any claim against the CITY for additional time or compensation for matters relating to, arising out of or resulting from the Work included within or affected by the executed Change Order of which the CONTRACTOR knew or should have known.

13(D) The CONTRACTOR shall notify and obtain the consent and approval of the CONTRACTOR's surety with reference to all Change Orders if such notice, consent or approval are required by the CITY, the CONTRACTOR's surety, or by law. The CONTRACTOR's execution of the Change Order shall constitute the CONTRACTOR's warranty to the CITY that the surety has been notified of, and consents to, such Change Order and the surety shall be conclusively deemed to have been notified of such Change Order and to have expressly consented thereto.

13(E) For the purpose of Change Orders, the following definitions of terms apply:

CONTRACTOR's or Subcontractor's Materials shall include the cost of materials, sales tax, and the cost of all transport. The cost of items listed shall be directly related to the Change Order. Indirect costs not specifically related to the Change Order shall not be considered.

CONTRACTOR's or Subcontractor's Direct Labor Cost shall be limited to the hourly rate of directly involved Workmen, employer contributions towards company standard benefits, pensions, unemployment or social security (if any), and employer costs for paid sick and annual leave.

CONTRACTOR's or Subcontractor's Overhead shall include license fees, bond premiums, supervision, wages of timekeepers and clerks, incidentals, home and field office expense, and vehicle expense directly related to the Project, and all other direct Project expenses not included in the CONTRACTOR's materials, direct labor, and equipment costs.

The allowance for Overhead and Profit shall be limited to the following schedule:

1. For the CONTRACTOR, for any Work performed by the CONTRACTOR's own forces, 10% of the Subtotal of Costs to the CONTRACTOR.

2. For the CONTRACTOR, for any Work performed by his Subcontractor, 5% of the amount due the Subcontractor.

3. For each Subcontractor or Sub-subcontractor involved, for any Work performed by their own forces, 10% of their materials and direct labor costs.

4. For each Subcontractor, for Work performed by his Sub-subcontractor(s),

5% of the amount due the Sub-subcontractor.

For Change Orders, the total cost or credit to the Owner shall be based on the following schedule:

CONTRACTOR's Materials Cost
+ CONTRACTOR's Direct Labor Costs
+ CONTRACTOR's Equipment Costs (includes owned/rental equipment)
+ Applicable Subcontractor Costs
Subtotal of Costs to the CONTRACTOR
+ CONTRACTOR's Overhead and Profit
Total Cost or Credit to the Owner

13(F) Nothing Contained in this Article shall be deemed to contradict or limit the terms of Article 6(E) herein.

ARTICLE 14
DISCOVERING AND CORRECTING DEFECTIVE OR INCOMPLETE WORK

14(A) In the event that the CONTRACTOR covers, conceals, or obscures its Work in violation of this Contract or in violation of an instruction from the City Engineer, such Work shall be uncovered and displayed for review by the City Engineer and/or the City's consultants upon request, and shall be reworked at no cost in time or money to the CITY.

14(B) If any of the Work is covered, concealed, or obscured in a manner not covered by Subarticle 14(A) above, it shall, if directed by the City Engineer, be uncovered and displayed for the City Engineer and/or the City's consultants. If the uncovered Work conforms strictly to this Contract, the costs incurred by the CONTRACTOR to uncover and subsequently, replace such Work shall be done by the CITY. Otherwise, such costs shall be borne by the CONTRACTOR.

14(C) The CONTRACTOR shall, at no cost in time or money to the CITY, correct Work rejected by the City Engineer as defective or failing to conform to this Contract. Additionally, the CONTRACTOR shall reimburse the CITY for all testing, review, inspections, and other expenses incurred as a result thereof.

14(D) In addition to its warranty obligations set forth elsewhere herein and any manufacturers' warranties provided on the Project, and in addition to other remedies provided herein or by law to the CITY, the CONTRACTOR shall be specifically obligated to promptly correct any and all defective or nonconforming Work, whether obvious or after-discovered, for a period of twelve (12) months following Substantial Completion upon written direction from the City Engineer.

14(E) The City Engineer may, but shall in no event be required to, choose to accept defective or nonconforming Work. In such event, the Contract Amount shall be reduced by the greater of: (1) the reasonable costs of removing and correcting the defective or nonconforming Work plus 150% of costs, or (2) the difference between the fair market value of the Project as constructed and the fair market value of the Project had it not been constructed in such a manner as to include defective or nonconforming Work. If the remaining portion of the unpaid Contract Amount, if any, is sufficient to compensate the CITY for the acceptance of defective or nonconforming Work, the CONTRACTOR shall, upon written demand from the CITY, pay the CITY such remaining compensation for accepting defective or nonconforming Work. The CONTRACTOR shall have an opportunity to correct any defect

or non-conformance prior to the CITY taking the above actions. The contractor, upon written notice of any defect or non-conformance, shall have ten (10) calendar days to make corrections, unless the City Engineer agrees that the correction will require more than ten (10) calendar days to correct and agrees, in writing, to correct the defect or non-conformance.

ARTICLE 15
CITY'S RIGHT TO SUSPEND CONTRACTOR'S PERFORMANCE

15(A) In addition to the CITY's rights under Article 8 and elsewhere herein, the CITY shall have the right at any time to direct the CONTRACTOR to suspend its performance, or any designated part thereof when in the interests of the CITY. If any such suspension is directed by the CITY, the CONTRACTOR shall immediately comply with same.

15(B) In the event the City Engineer directs a suspension of performance under this Article, through no fault of the CONTRACTOR, if the suspension is lifted other than by termination, the CITY shall pay the CONTRACTOR as full compensation for such suspension the CONTRACTOR's ordinary and reasonable costs, actually incurred and paid, of:

(1) demobilization and remobilization, including such justifiable costs paid to subcontractors (cost categories and markups limited to those set forth in Article 13(E) above); and

(2) preserving and protecting Work in place; and

(3) approved storage of materials or equipment purchased for the Project, including insurance thereon; and

(4) substantiated extended field office overhead (no home office overhead).

15(C) The CITY may order suspension of the Work in whole or in part for such time as deemed necessary because of the failure of the CONTRACTOR to comply with any of the requirements of this Agreement, and the Agreement's Completion Date shall not be extended on account of any such suspension of Work.

When the City Engineer orders any suspension of the Work under this Subarticle 15(C), the CONTRACTOR shall not be entitled to any payment for Work which the CONTRACTOR performs after notice of suspension and/or during the suspension period and shall not be entitled to any costs or damages resulting from such suspension.

15(D) The CITY's rights under this Article shall be in addition to those contained elsewhere herein or provided by law.

ARTICLE 16
TERMINATION BY THE CITY

The CITY may terminate this Contract in accordance with the following terms and conditions:

16(A) Termination for Convenience. The CITY may, when in the interests of the CITY,

terminate performance under this Contract by the CONTRACTOR, in whole or in part, for the convenience of the CITY. The CITY shall give written notice of such termination to the CONTRACTOR specifying when termination becomes effective. The CONTRACTOR shall incur no further obligations in connection with the Work so terminated, other than warranties and guarantees for completed Work and installed equipment, and the CONTRACTOR shall stop Work when such termination becomes effective. The CONTRACTOR shall also terminate outstanding orders and subcontracts for the affected Work. The CONTRACTOR shall settle the liabilities and claims arising out of the termination of subcontracts and orders. The CITY may direct the CONTRACTOR to assign the CONTRACTOR's right, title, and interest under termination orders or subcontracts to the CITY or its designee. The CONTRACTOR shall transfer title and deliver to the CITY such completed or partially completed Work and materials, equipment, parts, fixtures, information, and contract rights as the CONTRACTOR has in their possession or control. When terminated for convenience, the CONTRACTOR shall be compensated as follows:

16(A)(1) The CONTRACTOR shall submit a termination claim to the CITY specifying the amounts due because of the termination for convenience together with costs, pricing or other data required by the CITY. If the CONTRACTOR fails to file a termination claim within one (1) year from the effective date of termination, the CITY shall pay the CONTRACTOR an amount derived in accordance with Subarticle 16(A)(3) below.

16(A)(2) The CITY and the CONTRACTOR may agree to the compensation, if any, due to the CONTRACTOR hereunder.

16(A)(3) Absent agreement to the amount due to the CONTRACTOR, the CITY shall pay the CONTRACTOR the following amounts:

(a) Contract costs for labor, materials, equipment, and other services accepted under this Contract.

(b) Reasonable costs incurred in preparing to perform and in performing the terminated portion of the Work, and in terminating the CONTRACTOR's performance, plus a fair and reasonable allowance for direct job site overhead and earned profit thereon (such profit shall not include anticipated profit or consequential damages); provided however, that if it reasonably appears that the CONTRACTOR would have not profited or would have sustained a loss if the entire Contract would have been completed, no profit shall be allowed or included and the amount of compensation shall be reduced to reflect the anticipated rate of loss, if any.

(c) Reasonable costs of settling and paying claims arising out of the termination of subcontracts or orders pursuant to Subarticle (A) of this Article (if contingent assignment of such contracts has not been elected as provided herein). These costs shall not include amounts paid in accordance with other provisions hereof. This clause is subject to and the CONTRACTOR shall be limited by the CITY's right to direct the replacement of subcontractors under Article 12 (A).

(d) The total sum to be paid the CONTRACTOR under this Subarticle 16(A) shall not exceed the total contract amount, as properly adjusted, reduced by the amount of payments otherwise made, and shall in no event include duplication of payment.

16(B) Termination for Cause. If the CONTRACTOR does not perform the Work, or any part thereof, in a timely manner, supply adequate labor, supervisory personnel or proper equipment, or materials, or if it fails to timely discharge its obligations for labor, equipment and materials, or proceeds to disobey applicable law, or otherwise commits a violation of a material provision of this Contract, then the CITY, in addition to any other rights it may have against the CONTRACTOR or others, may terminate the performance of the CONTRACTOR, in whole or in part at the CITY's sole option, and assume possession of the Project site and of all materials and equipment at the site and may complete the Work.

In such case, the CONTRACTOR shall not be paid further until the Work is complete. After Completion has been achieved, if any portion of the Contract Amount, as it may be modified hereunder, remains after the cost to the CITY of completing the Work, including all costs and expenses of every nature incurred, has been deducted by the CITY, such remainder shall belong to the CONTRACTOR. Otherwise, the CONTRACTOR shall pay and make whole the CITY for such cost. This obligation for payment shall survive the termination of the Contract.

In the event the employment of the CONTRACTOR is terminated by the CITY for cause pursuant to this Subarticle 16(B) and it is subsequently determined by a Court of competent jurisdiction that such termination was without cause, such termination shall thereupon be deemed a Termination for Convenience under Subarticle 16(A) and the provisions of Subarticle 16(A) shall apply.

16(C) Termination for Non-Appropriation. The CITY may also terminate this Contract, in whole or in part, for non-appropriation of sufficient funds to complete or partially complete the Project, regardless of the source of such funds, and such termination shall be on the terms of Subarticle 16(A).

16(D) The CITY's rights under this Article shall be in addition to those contained elsewhere herein or provided by law.

ARTICLE 17
INSURANCE

17(A) CONTRACTOR shall be responsible for all damage to person and or property resulting from its negligent acts, reckless or intentional misconduct, errors, or omissions, or those of their subcontractors, agents, or employees in connection with such services and shall be responsible for all parts of its Work, both temporary and permanent.

17(A)(1) Evidence of Insurance

CONTRACTOR shall, at its own expense, procure and maintain throughout the term of this Contract, with insurers acceptable to the CITY, the types and amounts of insurance conforming to the minimum requirements set forth herein. CONTRACTOR shall not commence Work until the required insurance is in force and evidence of insurance acceptable to the CITY has been provided to, and approved by, the CITY. The CITY at all times reserves the right to request such additional documentation and evidence of insurance as in its sole discretion it may require, and the

CONTRACTOR hereby agrees to provide same.

With respect to the Workers' Compensation/Employer's Liability Insurance, and Business Auto Liability Insurance, an appropriate Certificate of Insurance (which identifies the Project), and a copy of the actual notice of cancellation endorsement(s) as issued on the policy(ies), signed by an authorized representative of the insurer(s) shall be satisfactory evidence of insurance. With respect to the Commercial General Liability, Watercraft Liability and Pollution Liability Insurance an appropriate Certificate of Insurance (which identifies the Project) signed by an authorized representative of the insurer, and copies of the actual additional insured and notice of cancellation endorsements as issued on the policy(ies), shall be satisfactory evidence of such insurance. With respect to Property Insurance, a fully completed Evidence of Commercial Property Insurance (ACORD Form 28) signed by an authorized representative of the insurance, a copy of the notice of cancellation endorsement and a copy of the waiver of subrogation endorsement shall be satisfactory evidence of such insurance. All endorsements shall be properly completed and signed by an authorized representative of the insurer providing the coverage and shall indicate the policy number.

To the extent CONTRACTOR is permitted to and elects to sub-contract any of the Work performed under this Agreement, CONTRACTOR shall require Subcontractors to maintain any and all insurance required by law. Except to the extent required by law, or as otherwise specifically provided by this Agreement, this Agreement does not establish minimum insurance requirements for Subcontractors.

If the insurance policies expire or terminate during the term of this Agreement CONTRACTOR shall provide CITY with renewal or replacement evidence of the insurance, including endorsements, no less than fifteen (15) days before the expiration or termination of the insurance for which previous evidence of insurance has been provided.

Notwithstanding the prior submission of a Certificate of Insurance, copies of endorsements, or other evidence initially acceptable to CITY, if requested by CITY, CONTRACTOR shall, within thirty (30) days after receipt of a written request from CITY, provide CITY with a certified copy or certified copies of the policy or policies providing the coverage required by this Article 17. CONTRACTOR may redact or omit, or cause to be redacted or omitted, those provisions of the policy or policies which are not relevant to the insurance required by Article 17.

17(A)(2) <u>Workers' Compensation /Employer's Liability Insurance.</u>

Worker's Compensation/Employer's Liability Insurance shall be no more restrictive than that provided by the latest edition of the standard Workers' Compensation Policy, as filed for use in Florida by the National Council on Compensation Insurance (NCCI), without any restrictive endorsements other than any endorsements required by NCCI or the State of Florida. In addition to coverage for the Florida Workers' Compensation Act, where appropriate, coverage is to be included for the Federal Employer's Liability Act and any other applicable Federal or State law.

The policy must be endorsed to waive the insurer's right to subrogate against CITY and the FPRA and their members, officials, officers and employees in the manner which would result from the attachment of the NCCI Waiver of Our Right to Recover from Others Endorsement (Advisory Form WC 00 03 13) with CITY, and its officials, officers, and employees scheduled thereon.

The policy must be endorsed to provide CITY with thirty (30) days prior written notice of cancellation. The minimum amount of coverage (inclusive of any amount provided by an umbrella or excess policy)

shall be:

Part One:	"Statutory"	
Part Two:	$2,000,000	Each Accident
	$2,000,000	Disease - Policy Limit

17(A)(3) Commercial General Liability Insurance.

Commercial General Liability Insurance shall be no more restrictive than that provided by the latest edition of the standard Commercial General Liability Form (Form CG 00 01) as filed for use in the State of Florida by the Insurance Services Office (ISO), without any restrictive endorsements other than any endorsements specifically required by ISO or the State of Florida.

The coverage may include restrictive endorsements which exclude coverage for liability arising out of:
Mold, fungus, or bacteria
Terrorism
Silica, asbestos, or lead
Sexual molestation"

CITY and the FPRA and their members, officials, officers, and employees shall be included as an "Additional Insured" on a form no more restrictive than ISO form CG 20 10 (Additional Insured – Owners, Lessees, or Contractor).

The policy must be endorsed to provide CITY with 30 days prior written notice of cancellation.

The minimum limits (inclusive of amounts provided by an umbrella or excess policy) shall be:

General Aggregate	$2,000,000
Products/Completed Operations Aggregate	$2,000,000
Personal and Advertising Injury	$2,000,000
Each Occurrence	$2,000,000

CONTRACTOR shall continue to maintain products/completed operations coverage in the amounts stated above for a period of three (3) years after the Final Completion of the Work. The insurance shall be on a form no more restrictive than, and shall cover those sources of liability which would be covered by Coverage A of, the latest occurrence form edition of the Commercial General Liability Coverage Form (ISO Form CG 00 01), or of the occurrence Products/Completed Operations Liability Coverage Form (ISO Form CG 00 37), as filed for use in the State of Florida by ISO, without any restrictive endorsements other than those than those which, under an ISO filing, must be attached to the policy (i.e., mandatory endorsements).

17(A)(4) Automobile Liability Insurance.

Automobile Liability Insurance shall be no more restrictive than that provided by Section II (Liability Coverage) of the most recent version of the standard Business Auto Policy (ISO Form CA 00 01) without any restrictive endorsements, including coverage for liability contractually assumed, and shall cover all owned, non-owned, and hired autos used in connection with the performance of the Work.

The policy must be endorsed to provide CITY with 30 days prior written notice of cancellation.

Such insurance shall not be subject to any aggregate limit and the minimum limits (inclusive of any amounts provided by an umbrella or excess policy) shall be:

Each Occurrence Bodily Injury and Property Damage Liability Combined	$2,000,000

17(A)(5) Watercraft Liability

To the extent watercraft are utilized, the CONTRACTOR shall purchase and maintain, or cause its subcontractors to purchase and maintain, insurance which shall, at a minimum, cover the CONTRACTOR and subcontractor for injuries or damage arising out of the use of all owned, non-owned and hired watercraft.

The insurance shall include the CITY and the FPRA and their members, officials, officers and employees as additional insureds.

The policy must be endorsed to provide CITY with 30 days prior written notice of cancellation.

The limits applicable to watercraft liability (inclusive of any amounts provided by an umbrella or excess policy) shall be:

Each Occurrence/Annual Aggregate	$2,000,000

17(A)(6) Pollution Legal Liability

Pollution Legal Insurance shall cover CONTRACTOR for liability resulting from pollution or other environmental impairment arising out of, or in connection with, Work performed under this Agreement, or which arises out of, or in connection with this Agreement, including coverage for clean-up of pollution conditions and third party bodily injury and property damage claims arising from pollution conditions. Such insurance shall also include transportation coverage and non-owned disposal site coverage.

The policy must be endorsed to provide CITY with thirty (30) days prior written notice of cancellation

Coverage must either be on an occurrence basis; or, if on a claims-made basis, the coverage must respond to all claims reported within, three (3) years following the period for which coverage is required and which would have been covered had the coverage been on an occurrence basis.

The minimum limits (inclusive of any amounts provided by an umbrella or excess policy) shall be:

Each Claim	$2,000,000
Annual Aggregate	$2,000,000

The CITY and the FPRA or their members, officials, officers, and employees shall be included as an
"Additional Insureds" on the policy.

The Maximum permissible deductible or self-insured retention on the policy shall be $50,000 per claim.

The payment of any amount owed under any deductible or self-insured shall be the sole responsibility of CONTRACTOR and CONTRACTOR shall pay on behalf of the CITY and the FPRA or their members, officials, officers, agents and employees any deductible or self-insured retention applicable to a claim against the CITY or the CITY's officials, officers, agents and employees.

17(A)(7) Property/Builder's Risk Insurance

CONTRACTOR shall provide, in a policy acceptable to the CITY, "all risk" (i.e., Special Form) property or builder's risk insurance on all such construction, additions, modifications, machinery, and equipment. The policy shall be issued on a non-reporting form of policy. The amount of the insurance shall be no less than the Contract Amount.

The maximum deductible for other than windstorm or hail shall be $10,000 per occurrence. The maximum deductible per occurrence for windstorm and hail shall be the greater of $20,000 or 5% of the Contract Amount. CONTRACTOR shall be responsible for the payment of such deductible.

The policy must be endorsed to provide the CITY with thirty (30) days prior written notice of cancellation. The policy must be endorsed to waive the insurer's right to subrogate against CITY and the FPRA, and their members, officials, officers, and employees.

17(A)(8) General Conditions

The insurance provided by the CONTRACTOR shall apply on a primary basis to and shall not require contribution from, any other insurance or self-insurance maintained by CITY or the FPRA or their members, officials, officers, or employees. Any insurance, or self-insurance, maintained by the CITY or the FPRA shall be in excess of, and shall not contribute with, the insurance provided by CONTRACTOR.

Except as otherwise specifically authorized in this Agreement, no deductible or self-insured retention for any required insurance provided by CONTRACTOR pursuant to this Agreement will be allowed. To the extent any required insurance is subject to any deductible or self-insured retention (whether with or without approval of CITY), CONTRACTOR shall be responsible for paying on behalf of CITY (and any other person or organization CONTRACTOR has, in this Agreement, agreed to include as an insured for the required insurance) any such deductible or self-insured retention.

Compliance with these insurance requirements shall not limit the liability of CONTRACTOR, its subcontractors, sub-subcontractors, employees, or agents. Any remedy provided to the CITY or the FPRA or their members, officials, officers, or employees by the insurance provided by CONTRACTOR or the CITY or FPRA shall be in addition to and not in lieu of any other remedy (including, but not limited to, as an indemnitee of CONTRACTOR) available to the CITY or the FPRA under this Contract or otherwise.

Neither approval nor failure to disapprove insurance furnished by CONTRACTOR shall relieve CONTRACTOR from the responsibility to provide insurance as required by this Contract.

17(A)(9) CONTRACTOR shall deliver to CITY the required certificate(s) of insurance and endorsement(s) before beginning any Work under this Agreement. Failure to do so shall constitute a material breach upon which the City may immediately terminate or suspend this contract.

17(A)(10) At its sole discretion, CITY may obtain or renew CONTRACTOR insurance, and CITY may pay all or part of the premiums. Upon demand, CONTRACTOR shall repay CITY all monies paid to obtain or renew the insurance. CITY may offset the cost of the premium against any monies due CONTRACTOR from CITY. CONTRACTOR's failure to obtain, pay for, maintain any required insurance shall constitute a material breach upon which the CITY may immediately terminate or suspend this agreement.

ARTICLE 18
PERFORMANCE AND PAYMENT BONDS

(a) BONDS REQUIRED: Prior to issuance of the Notice of Commencement, CONTRACTOR shall provide CITY with a Common Law Performance Bond, and a Statutory Payment Bond meeting the standards specified herein, on the forms provided by the CITY, and attached hereto, with a Power of Attorney Affidavit, each in an amount not less than the Contract price. Within fifteen (15) days after issuance of the Notice of Commencement, CONTRACTOR shall record in the public records of the county where the improvement is located, the statutory payment bond and common law performance bond as required in Section 255.05(a) Florida Statutes. CONTRACTOR shall provide the CITY with a true copy of the recorded bond(s) as evidence of such recording.

(b) SURETY'S QUALIFICATIONS: All bonds required under this Contract, including, but not by way of limitation, any Bid Bond, Common Law Performance Bond or Statutory Payment Bond, shall be written through a reputable and responsible surety bond agency licensed to do business in the State of Florida and with a surety which holds a certificate of authority authorizing it to write surety bonds in Florida meeting the following requirements:

(1) Ratings by A.M. Best

The surety company or corporation shall have minimum ratings by the A.M. Best Company of A- or better with a Financial Size Category of "V" or larger.

(2) Circular 570

In addition to meeting the requirements of paragraph (1) above, the surety shall also comply with the United State of the Treasury Circular 570, Revised 2024 requirements as set forth in this paragraph (2). The surety shall maintain a current certificate of authority as an acceptable surety on Federal Bonds in accordance with U.S. Department of Treasury Circular 570, Revised 2024. If the amount of the bond exceeds the underwriting limitations set forth in the Circular, in order to qualify, the net retention of the surety company shall not exceed the underwriting limitation in the Circular and the excess risk must be protected by co-insurance, reinsurance, or other methods in accordance United States Department of Treasury with Treasury Circular 297, revised September 1, 1978 implemented at 31CFR Part 223. Further the surety company shall provide the CITY with evidence satisfactory to the CITY, that such excess risk has been protected in an acceptable manner.

(c) ADDITIONAL OR REPLACEMENT BOND: It is further mutually agreed between the parties hereto that if, at any time, the CITY shall deem the surety or sureties upon any bond to be unsatisfactory, or if for any reason, such bond (because of increases in the Work or otherwise)

ceases to be adequate, the CONTRACTOR shall, at their expense within five (5) days after the receipt of notice from the CITY to do so, furnish an additional or replacement bond or bonds in such form, amount, and with such surety or sureties as shall be satisfactory to the CITY. In such event, no further payments to the CONTRACTOR shall be deemed to be due under this Contract until such new or additional security for the faithful performance of the Work shall be furnished in manner and form satisfactory to the CITY.

(d) CO-SURETIES: Subject to the following requirements, the bonds required by this Contract may be provided by more than one surety:

(1) At least one of the co-sureties shall meet the requirements of Paragraph (b) for the full amount of the bond; and

(3) Each surety shall be jointly and several liable for the full amount of the bond required.

(e) FLORIDA AGENT: The surety company shall have a Florida agent whose name shall be listed in the prescribed space on the forms provided by the CITY for all bonds required by the CITY.

ARTICLE 19
PROJECT RECORDS

All documents relating in any manner whatsoever to the Project, or any designated portion thereof, which are in the possession of the CONTRACTOR, or any subcontractor of the CONTRACTOR, shall be made available to the CITY and/or their consultants for inspection and copying upon written request by the CITY. Furthermore, said documents shall be made available, upon request by the CITY, to any state, federal or other regulatory authority and any such authority may review, inspect and copy such records. Said records include, but are not limited to, all drawings, plans, specifications, submittals, correspondence, minutes, memoranda, tape recordings, videos, or other writings or things which document the Project, its design, and its construction. Said records expressly include those documents reflecting the cost of construction to the CONTRACTOR. The CONTRACTOR shall maintain and protect these documents for no less than three (3) years after Completion of the Project, or for any longer period of time as may be required by law or good construction practice. The CONTRACTOR further agrees to include these provisions in any subcontracts issued by The CONTRACTOR in connection with this Agreement.

ARTICLE 20
APPLICABLE LAW

The laws of the State of Florida shall govern this Agreement. In any litigation arising under this Agreement, the parties agree to a waiver of the right to a trial before a jury, and all such litigation shall be litigated only in a non-jury hearing in St. Lucie County, Florida.

ARTICLE 21
SUCCESSORS AND ASSIGNS

Each party binds itself, its successors, assigns, executors, administrators, or other

representatives to the other party hereto and to successors, assigns, executors, administrators, or other representatives of such other party in connection with all terms and conditions of this Contract. The CONTRACTOR shall not assign this Contract without prior written consent of the CITY.

ARTICLE 22
MISCELLANEOUS PROVISIONS

22(A) Compliance By CONTRACTOR: Nondiscrimination

CONTRACTOR shall comply with all Federal, State and Local laws, ordinances, rules and regulations of any authorities throughout the duration of this Agreement. "The CONTRACTOR shall be responsible for compliance with any such law, ordinance, rule or regulation, and shall hold CITY and the FPRA harmless and indemnify same in the event of non-compliance". CONTRACTOR agrees to abide by the requirements under Federal Executive Order Number 11246, "Equal Employment Opportunity" as amended, including specifically the provisions of the equal opportunity clause.

22(B) Drug-Free Workplace

CONTRACTOR shall comply with Section 287.087, Florida Statutes, regarding Drug-Free Workplaces.

22(C) State and Local Taxes

Except as otherwise provided, contract prices shall include all applicable state and local taxes.

"CONTRACTOR shall indemnify and hold harmless the CITY and FPRA for any loss, cost, or expense incurred by, levied upon or billed to the CITY or the FPRA as a result of CONTRACTOR's failure to pay any tax of any type due in connection with this Agreement". CONTRACTOR shall ensure that the above sections are included in all subcontracts and sub-subcontracts, and shall ensure withholding on out of state subcontractors and sub-subcontractors to which withholding is applicable.

22(D) Gratuities and Kickbacks

Gratuities. It shall be unethical for any person to offer, give, or agree to give any employee or former employee, or for any employee or former employee to solicit, demand, accept, or agree to accept from another person a gratuity or an offer of employment in connection with any decision, approval, disapproval, recommendation, preparation, or any part of a program requirement or a purchase request, influencing the content of any specification or procurement standard, rendering of advice, investigation, auditing, or in any other advisory capacity in any proceeding or application, request for ruling, determination, claim or controversy, or other particular matter pertaining to any program requirement of a contract or subcontract, or to any solicitation or proposal therefore.

Kickbacks. It shall be unethical for any payment, gratuity, or offer of employment to be made by or on behalf of a subcontractor under a contract to the prime contractor, or to hire any subcontractor or any person associated therewith, as an inducement for the award of a subcontract or order.

22(E) Any and all notices required to be sent under this Contract or otherwise shall be sent to the following:

CITY:
John R. Andrews, P.E., City Engineer
City of Fort Pierce
100 N. US Highway 1
Fort Pierce, FL 34950
Phone: 772-467-3774
Fax: 772-460-6847

CONTRACTOR:
Thomas C. Close
Close Construction Services, LLC.
305 NW 4th Avenue
Okeechobee, FL 34972
Phone: 863-467-6337

Copies to:
City Attorney
City Manager

ARTICLE 23
ENTIRE AGREEMENT

Any modification to this Agreement must be supported by an additional, articulated consideration, and must either be in writing, executed by the parties hereto, or, if made orally, should be confirmed in writing, which writing should state the consideration which supports the modification. Failure to confirm an oral modification in writing shall constitute a waiver of any claim for additional compensation with regard to the oral modification. Nothing in this Article shall be construed to limit the CITY's authority to issue changes set forth in Article 13 herein.

ARTICLE 24
SEVERABILITY

If any term or condition of this Contract or the application thereof to any person(s) or circumstances is held invalid, this invalidity shall not affect other terms, conditions or applications which can be given effect without the invalid term, condition, or application. To this end, the terms and conditions of this Contract are agreed to be severable.

ARTICLE 25
WAIVER

Waiver of any breach of any term or condition of this Contract shall not be deemed a waiver of any prior or subsequent breach and shall not entitle any party hereto to any subsequent waiver of any terms hereunder. No term or condition of this Contract shall be held to be waived, modified, or deleted except by an instrument, in writing, signed by the parties hereto.

ARTICLE 26
E-VERIFY

All requirements of Section 448.095, Florida Statutes, shall be complied with by CONTRACTOR. accordance with, Section 448.095, Florida Statutes, CONTRACTOR shall register with and utilize the E-Verify System operated by the United States Department of Homeland Security to verify the employment eligibility of all new employees hired during the term of the Agreement and shall expressly require any subcontractors performing work or providing services pursuant to this Agreement to likewise utilize the E-Verify System to verify the employment eligibility of all new employees hired by the subcontractor during the term of this Contract.

If CONTRACTOR enters into a contract with a subcontractor performing work or providing services on its behalf, CONTRACTOR shall also require the subcontractor to provide an affidavit stating that the subcontractor does not employ, contract with, or subcontract with an unauthorized alien. Information on registration for and use of the E-Verify System can be obtained via the internet at the Department of Homeland Security Web site: http://www.dhs.gov/E-Verify. CONTRACTOR shall, upon request, provide evidence of compliance with this provision to the CITY. An agreement terminated pursuant to Section 448.095 is not a breach of contract and may not be considered as such.

If the CITY terminates this Agreement with a CONTRACTOR, the CONTRACTOR may not be awarded a public contract for at least one (1) year after the date on which the contract was terminated. CONTRACTOR is liable for any additional costs incurred by the CITY as a result of the termination of this Agreement under Section 448.095, Florida Statutes.

ARTICLE 27
SOVEREIGN IMMUNITY

Nothing contained in this Contract shall be deemed or otherwise interpreted as waiving the City's Sovereign Immunity protections existing under the laws of the State of Florida, or as increasing the limits of liability as set forth in Section 768.28, Florida Statutes.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Parties have executed this Agreement under their several seals the day and year first written above.

WITNESSETH:

Melissa Stone
Print Name

Melissa Stone
Signature

Tierney Swinarski
Print Name

Signature

CONTRACTOR:

By: Thomas Jacob Close

Title: Vice President

Federal Tax ID No. 85-0974573

ATTEST:

Linda Cox, Agency Secretary

FORT PIERCE REDEVELOPMENT AGENCY

Linda Hudson, Chairwomen

Date

APPROVED AS TO FORM AND CORRECTNESS:

Sara Hedges, City Attorney

EXHIBIT "D"
SECTION 016

BID RESPONSE FORM
AVENUE D AND MEANS COURT PARKING LOT IMPROVEMENTS

Item No.	Description	Units	Quantity	Unit Price	Amount
1	MOBILIZATION/PERMITS	LS	1	45,000.00	45,000.00
2	MATERIAL TESTING	LS	1	5,000.00	5,000.00
3	PREVENTION, CONTROL & ABATEMENT OF EROSION AND WATER POLLUTION	LS	1	4,500.00	4,500.00
4	CONSTRUCTION LAYOUT/RECORD DRAWINGS	LS	1	12,000.00	12,000.00
5	CLEARING/GRUBBING/DEMOLITION	LS	1	15,000.00	15,000.00
6	CONCRETE SIDEWALK, 4" THICK, 3,000 PSI W/ FIBERMESH	SY	22	140.00	3,080.00
7	PERVIOUS PAVER PARKING (INCLUDES EXCAVATION, PAVERS, EDGE RESTRAINTS, BASE, SUBGRADE, AND SAND).	SY	910	160.00	145,600.00
8	6" TYPE "D" CURB	LF	485	55.00	26,675.00
9	PERFORMANCE TURF (SOD) (BAHIA)	SY	370	10.00	3,700.00
10	SIGNING & MARING (INCLUDES COLORED BRICK PAVERS, STOP SIGN, AND WHEEL STOPS)	LS	1	5,500.00	5,500.00
11	LANDSCAPING (COMPLETE) INCLUDES MULCH, ROOT BARRIER INSTALLATION AT PROPOSED OAK TREES, AND IRRIGATION PORTABLE WATERING)	LS	1	45,000	45,000.00
12	SITE LIGHTING (CONDUIT, HANDHOLES, ETC.) LIGHTS TO BE PURCHASED AND INSTALLED BY CITY	LS	1	22,000	22,000.00
13	CUSTOM BIKE RACK	EA	1	$12,000.00	$12,000.00
14	CUSTOM BIKE RACK INSTALLATION	LS	1	5,500	5,500.00

Total Site Improvement Bid:	350,550.00
Add 10% Construction Contingency for potential field change orders:	35,055.50
TOTAL FINAL BID:	385,605.50

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 9/30/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Pritchards And Associates
1802 S Parrott Ave
Okeechobee FL 34974

CONTACT NAME: brittany@pritchardsinc.com
PHONE (A/C, No, Ext): (863) 763-7711 FAX (A/C, No):
E-MAIL ADDRESS: brittany@pritchardsinc.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Southern Owners	10190
INSURER B : Florida Citrus Business & Industry for Work Comp	31259
INSURER C : Guideone National Insurance Co	14167
INSURER D : Auto-Owners Insurance Company#~	18988
INSURER E :	
INSURER F :	

INSURED CLOSCON-01
Close Construction Services, LLC
PO BOX 2558
OKEECHOBEE FL 34973

COVERAGES **CERTIFICATE NUMBER:** 1610128599 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY	Y		72637778	6/14/2024	6/14/2025	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 50,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	X POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
D	AUTOMOBILE LIABILITY			4457286400	6/14/2024	6/14/2025	COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$ 1,000,000
	OWNED AUTOS ONLY X SCHEDULED AUTOS						BODILY INJURY (Per accident)	$ 1,000,000
	X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$ 1,000,000
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N	N / A		10665448-2024	4/1/2024	4/1/2025	X PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBEREXCLUDED? (Mandatory in NH)						E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
A	Inland Marine			72637778	6/14/2024	6/14/2025	Rented Equipment	100,000
C	Pollution			ENV562012894-01	1/13/2024	1/13/2025	Aggregate Limit	2,000,000
							Each Poll. Condition	1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Additional Insured for General Liability - City of Fort Pierce and its board members, officials, officers and employees.

CERTIFICATE HOLDER

City of Fort Pierce, Attn: Purchasing Department
P. O. Box 1480
Fort Pierce FL 34954-1480

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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59495 (8-11)

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

CANCELLATION OR NONRENEWAL DESIGNATED PERSON(S) OR ORGANIZATION(S) OTHER THAN THE NAMED INSURED

It is agreed:

This policy is subject to the following condition:

If this policy is canceled or nonrenewed, the designated person(s) or organization(s) shown in the SCHEDULE below shall be notified at least:

1. 10 days prior to the effective date of cancellation if we cancel for nonpayment of premium; or

2. The number of days shown in the SCHEDULE prior to the effective date if we cancel for any other reason.

If the law of the state in which notice is mailed to requires a longer notice period, we will comply with those requirements.

SCHEDULE

Number of Days Notice 030

Name Of Designated Person(s) Or Organization(s)	Mailing Address
CITY OF FORT PIERCE AND ITS OFFICIALS OFFICERS AND EMPLOYEES	PO BOX 1480 FORT PIERCE FL 34954-1480

(If no entry appears above, information required to complete this endorsement will be shown in the Declarations as applicable to this endorsement.)

All other policy terms and conditions apply.

COMMERCIAL GENERAL LIABILITY
CG 20 10 04 13

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

ADDITIONAL INSURED - OWNERS, LESSEES OR CONTRACTORS - SCHEDULED PERSON OR ORGANIZATION

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

SCHEDULE

Name Of Additional Insured Person(s) Or Organization(s)	Location(s) Of Covered Operations
CITY OF FORT PIERCE AND ITS OFFICIAL OFFICERS AND EMPLOYEES C & C POWER LINE INC THE A.D. MORGAN CORPORATION, ITS OFFICERS, DIRECTORS, EMPLOYEES, AGENTS, RESPRESENTATIVES AND OWNER CITY OF WINTER HAVEN AREMMIA TANIOUS / DORREN LILOIA / PETER SILBERSTEIN PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS, ITS EMPLOYEES, AGENTS AND CONTRACTORS	ALL LOCATIONS
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.	

A. **Section II - Who Is An Insured** is amended to include as an additional insured the person(s) or organization(s) shown in the Schedule, but only with respect to liability for "bodily injury", "property damage" or "personal and advertising injury" caused, in whole or in part, by:

1. Your acts or omissions; or

in the performance of your ongoing operations for the additional insured(s) at the location(s) designated above.

However:

1. The insurance afforded to such additional insured only applies to the extent permitted by law; and

insurance afforded to such additional insured will not be broader than that which you are required by the contract or agreement to provide for such additional insured.

B. With respect to the insurance afforded to these additional insureds, the following additional exclusions apply:

This insurance does not apply to "bodily injury" or "property damage" occurring after:

1. All work, including materials, parts or equipment furnished in connection with such work, on the project (other than service, maintenance or repairs) to be performed by or on behalf of the additional insured(s) at the location of the covered operations has been completed; or
2. That portion of "your work" out of which the injury or damage arises has been put to its intended use by any person or organization other than another contractor or subcontractor engaged in performing operations for a principal as a part of the same project.

C. With respect to the insurance afforded to these additional insureds, the following is added to **Section III - Limits Of Insurance**:

If coverage provided to the additional insured is required by a contract or agreement, the most we will pay on behalf of the additional insured is the amount of insurance:

1. Required by the contract or agreement; or
2. Available under the applicable Limits of Insurance shown in the Declarations;

whichever is less.

This endorsement shall not increase the applicable Limits of Insurance shown in the Declarations.

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COMMERCIAL GENERAL LIABILITY
CG 24 04 05 09

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART

SCHEDULE

Name Of Person Or Organization:
SEE SUPPLEMENTAL DECLARATIONS
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

The following is added to Paragraph **8. Transfer Of Rights Of Recovery Against Others To Us** of **Section IV – Conditions**:
We waive any right of recovery we may have against the person or organization shown in the Schedule above because of payments we make for injury or damage arising out of your ongoing operations or "your work" done under a contract with that person or organization and included in the "products-completed operations hazard". This waiver applies only to the person or organization shown in the Schedule above.

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Southern-Owners Ins. Co. Issued 04-16-2024

AGENCY PRITCHARDS AND ASSOCIATES INC Company **POLICY NUMBER 034682-72637778-24**
12-0626-00 MKT TERR 114 Bill 72-46-FL-0306

INSURED CLOSE CONSTRUCTION LLC Term 06-14-2024 to 06-14-2025

55056 (07-87)

SUPPLEMENTAL DECLARATIONS

ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS
CITY OF HALLANDALE BEACH
CENTRAL FLORIDA EXPRESSWAY AUTHORITY
BROWARD COUNTY
LENNAR CORPORATION INSURANCE COMPLIANCE
EVERETT WHITEHEAD & SON INC

FELIX ASSOCIATES OF FLORIDA INC
CITY OF FORT PIERCE AND ITS OFFICIAL OFFICERS AND EMPLOYEES
S.T.O.F. HOLDINGS LTD
SEMINOLE TRIBE OF FLORIDA
JACKSONVILLE DISTRICT CORPS OF ENGINEERS
CITY OF DANIA BEACH
SCHOOL BOARD OF PALM BEACH COUNTY FLORIDA
OHL ARELLANO
PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS
CITY OF FELLSMERE

CITY OF PORT ST. LUCIE, A MUNICIPALITY OF THE STATE
OF FLORIDA ITS OFFICERS, EMPLOYEES AND AGENTS.
BILTMORE CONSTRUCTION CO INC

EXHIBIT "D"
SECTION 003

PERFORMANCE BOND

Bond No.: B98824-035208

KNOW ALL MEN BY THESE PRESENTS: that

Close Construction Services, LLC
(Name of Contractor)

305 Nw 4Th Ave., Okeechobee, FL 34972
(Address of Contractor)

a Corporation
(Corporation, Partnership, or Individual)

Hereinafter called Principal, and American Southern Insurance Company
(Name of Surety)

P.O. Box 723030, Atlanta , GA-31139-0030
(Address of Surety)

Hereinafter called Surety, are held and firmly bound unto:

The Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce
(Name of Owner)

100 North U.S. Highway 1, Fort Pierce, Florida 34950
(Address of Owner)

Hereinafter called OWNER, in the penal sum of Three Hundred Eighty Five Thousand Six Hundred Ten and 50/100 Dollars, ($ $385,610.50),

in lawful money of the United States, for the payment of which sum well and truly to be made, we bind ourselves, our successors, and assigns, jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION is such that whereas, the Principal entered into a certain contract with the Owner, dated the 18th day of September, 2024, a copy of which is hereto attached and made a part hereof, **to furnish labor and construction materials for the Avenue D and Mean Court Parking Improvement identified in Bid No. 2024-023.**

This Bond is being entered into to satisfy the requirements of Section 255.05, Florida Statutes, as the same may be amended. The Surety shall be bound by any and all arbitration awards to the same extent as Contractor is bound.

NOW, THEREFORE, the condition of this obligation is such that if Principal:

1. Promptly and faithfully performs its duties, all the covenants, terms, conditions, and Agreements of said Contract and remedies without cost to City any defects which may develop during a period of one (1) year from the date of the issuance of the final certificate of completion of each

portion of the Work performed under said Agreement, and

2. Pays Owner all losses, damages (liquidated or actual), expenses, costs and attorneys' fees including costs and attorneys' fees on appeal that Owner sustains resulting directly or indirectly from any breach or default by Principal under the Contract, and

3. Satisfies all claims and demands incurred under the Contract, and fully indemnifies and holds harmless the Owner from all costs and damages which it may suffer by reason of failure to do so, then this bond is void; otherwise, it shall remain in full force and effect.

In the event that the Principal shall fail to perform any of the terms, covenants, and conditions of the Contract during the period in which this Performance Bond is in effect, the Surety shall remain liable to the Owner for all such loss or damage (including reasonable attorneys' fees and costs and attorneys' fees on appeal) resulting from any failure to perform up to the amount of the Penal Sum.

In the event that the Surety fails to fulfill its obligations under this Performance Bond, then the Surety shall also indemnify and hold the Owner harmless from any and all loss, damage, cost and expense, including reasonable attorneys' fees and costs for all trial and appellate proceedings, resulting directly or indirectly from the Surety's failure to fulfill its obligations hereunder. This paragraph shall survive the termination or cancellation of this Performance Bond.

The Surety, for value received, hereby stipulates and agrees that its obligations hereunder shall be direct and immediate and not conditional or contingent upon Owner's pursuit of its remedies against Principal, and shall remain in full force and effect notwithstanding (i) amendments or modifications to the Contract entered into by Owner and Principal without the Surety's knowledge or consent, (ii) waivers of compliance with or any default under the Contract granted by Owner to Principal without the Surety's knowledge or consent, or (iii) the discharge of Principal from its obligations under the Contract as a result of any proceeding initiated under the Bankruptcy Code of 1978, as the same may be amended, or any similar state or federal law, or any limitation of the liability of Principal or its estate as a result of any such proceeding.

Any changes in or under the Contract Documents (which include the Plans, Drawings, and Specifications), and compliance or noncompliance with any formalities connected with the Contract or the changes therein shall not affect Surety's obligations under this Bond, and Surety hereby waives notice of any such changes. Further, Principal and Surety acknowledge that the Penal Sum of this bond shall increase or decrease in accordance with approved changes or other modifications to the Contract Documents.

IN WITNESS WHEREOF, this instrument executed in 1 (Number)

counterparts, each of which shall be deemed an original, this 27th day of September, 2024.

ATTEST

Melissa Stone
(Principal Secretary)

Name: Melissa Stone
(Type)

(Corporate Seal)

Witness as to Principal

Tierney Shimansky
Witness as to Principal

Close Construction Services, LLC
Principal

By: Thomas J. Close

Name: Thomas Jacob Close
(Type)

Title: Vice President

Address: 305 Nw 4Th Ave.

Okeechobee, FL 34972

ATTEST:

(Surety) Secretary

Name: Cathy Pham, Sr Account Manager
(Type)

(Corporate Seal)

AMERICAN SOUTHERN INSURANCE COMPANY CORPORATE SEAL 1936

Witness as to Surety

Witness as to Surety

American Southern Insurance Company
Surety

By: Kevin R. Wojtowicz
Attorney-in-Fact

Name: Kevin R. Wojtowicz, Attorney-in-Fact
(Type)

1000 Central Ave #200
(Address)

St. Petersburg, FL 33705

NOTE: Date of BOND must not be prior to date of Contract. If Contractor is a Partnership, all partners should execute BOND.

IMPORTANT: Surety companies executing BONDS must appear on the Treasury Department's most current list (Circular 570 as amended) and be authorized to transact business in the State where the Project is located, unless otherwise specifically approved in writing by City.

ATTACH: A certified copy of Power of Attorney appointing individual Attorney-in-Fact for execution of Performance Bond on behalf of Surety.

(The Performance Bond and the Payment Bond and the covered amounts of each are separate and distinct from each other.)

END OF SECTION

PAYMENT BOND

Bond No.: B98824-035208

KNOW ALL MEN BY THESE PRESENTS: that

Close Construction Services, LLC
(Name of Contractor)

305 Nw 4Th Ave., Okeechobee, FL 34972
(Address of Contractor)

a Corporation
(Corporation, Partnership, or Individual)

Hereinafter called Principal, and American Southern Insurance Company
(Name of Surety)

P.O. Box 723030, Atlanta , GA-31139-0030
(Address of Surety)

Hereinafter called Surety, are held and firmly bound unto

The Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce
(Name of Owner)

100 North U.S. Highway 1, Fort Pierce, Florida 34950
(Address of Owner)

Hereinafter called Owner, in the penal sum of Three Hundred Eighty Five Thousand Six Hundred Ten and 50/100 Dollars, ($ $385,610.50)

in lawful money of the United States, for the payment of which sum well and truly to be made, we bind ourselves, our successors and assigns, jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION is such that whereas, the Principal entered into a certain contract with the Owner, dated the 18th day of September 2024, (Date to be filled in by Owner) a copy of which is hereto attached and made a part hereof, **to furnish labor and construction materials for the Avenue D and Mean Court Parking Improvement identified in Bid No. 2024-023.**

.

The Surety shall be bound by any and all arbitration awards to the same extent as Contractor is bound. All dates to be filled in by Owner.

NOW, THEREFORE, the condition of this obligation is such that if Principal shall promptly make payments to all claimants as defined in Section 255.05(1), Florida Statutes, supplying Principal with labor, materials, or supplies, used directly or indirectly by Principal in the prosecution of the Work provided for in the Contract, then this obligation shall be void; otherwise, it shall remain in full force and effect, subject, however, to the following conditions:

1. This bond is furnished for the sole purpose of complying with the requirements of Section 255.05, Florida Statutes, as the same may be amended.

2. It is a specific condition of this bond that a claimant's right of action on the bond is limited to the provisions of Section 255.05, Florida Statutes, including, but not limited to, the one-year time limitation within which suits may be brought.

Therefore, a claimant, except a laborer, who is not in privity with the Contractor and who has not received payment for his labor, material, or supplies shall, within forty-five (45) days after beginning to furnish labor, materials, or supplies for the prosecution of the Work, furnish the Contractor with a notice that he intends to look to the bond for protection. A claimant who is not in privity with the Contractor and who has not received payment for his labor, materials or supplies shall, within ninety (90) days after performance of the labor or completion of delivery of the materials or supplies, deliver to the Contractor and to the Surety written notice of the performance of the labor or delivery of the materials or supplies and of the nonpayment. No action for the labor, materials or supplies may be instituted against the Contractor or the Surety unless both notices have been given. No action shall be instituted against the Contractor or the Surety on the bond after one (1) year from the performance of the labor or completion of the delivery of the materials or supplies.

3. The Surety, for value received, hereby stipulates and agrees that its obligations hereunder shall remain in full force and effect notwithstanding (i) amendments or modifications to the Contract entered into by Owner and Principal without the Surety's knowledge or consent, (ii) waivers of compliance with or any default under the Contract granted by Owner to Principal without the Surety's knowledge or consent, or (iii) the discharge of Principal from its obligations under the Contract as a result of any proceeding initiated under the Bankruptcy Code of 1978, as the same may be amended, or any similar state or federal law, or any limitation of the liability of Principal or its estate as a result of such proceeding.

4. Any changes in or under the Contract Documents (which include the Plans, Drawings, and Specifications) and compliance or noncompliance with any formalities connected with the Contract or the changes therein, shall not affect Surety's obligations under this Bond, and Surety hereby waives notice of any such changes. Further, Principal and Surety acknowledge that the Penal Sum of this bond shall increase or decrease in accordance with approved changes or other modifications to the Contract Documents.

IN WITNESS WHEREOF, this instrument executed in 1 (Number) counterparts, each of which shall be deemed an original, this 18th day of September 2024.

ATTEST:

Melissa Stone
(Principal) Secretary

Name Melissa Stone
(Type)

(Corporate Seal)

Close Construction Services, LLC
Principal

By Thomas J. Close

Name Thomas Jacob Close
(Type)

Title Vice President

305 Nw 4Th Ave.
(Address)

Okeechobee, FL 34972

Witness as to Principal

Witness as to Principal

ATTEST:

American Southern Insurance Company
Surety

By
Attorney-in-Fact

(Surety) Secretary

Name Cathy Pham, Sr Account Manager
(Type)

Name Kevin R. Wojtowicz, Attorney-in-Fact
(Type)

1000 Central Ave #200
(Address)

St. Petersburg, FL 33705

(Corporate Seal)

Witness as to Surety

Witness as to Surety

NOTE: Date of BOND must not be prior to date of Contract. If Contractor is a Partnership, all partners should execute BOND.

IMPORTANT: Surety companies executing BONDS must appear on the Treasury Department's most current list (Circular 570 as amended) and be authorized to transact business in the State where the Project is located, unless otherwise specifically approved in writing by City.

ATTACH: A certified copy of Power of Attorney appointing individual Attorney-in-Fact for execution of Performance Bond on behalf of Surety.

(The Performance Bond and the Payment Bond and the covered amounts of each are separate and distinct from each other.)

END OF SECTION

AMERICAN SOUTHERN INSURANCE COMPANY

Domicile: 200 S.W. 30th Street, Topeka, Kansas 66611 **Mailing Address:** 3715 Northside Pkwy, NW, STE 4-800, Atlanta, Georgia 30327

GENERAL POWER OF ATTORNEY

Know all men by these Presents, that the American Southern Insurance Company had made, constituted and appointed, and by these presents does make, constitute and appoint Charles J. Nielson or David R. Hoover of Miami Lakes, Florida; Kevin R. Wojtowicz, Laura D. Mosholder, Brett Rosenhaus, or Jessica P. Reno of St. Petersburg, Florida, as its true and lawful attorney for it and its name, place and stead to execute on behalf of the said company, as surety, bonds, undertakings and contracts of suretyship to include execution of consents for the release of retained percentages and/or final estimates on engineering and construction contracts, or similar authority to be given to all obligees provided that no bond or undertaking or contract of suretyship executed under this authority shall exceed in amount of the sum of $2,000,000 (Two Million U.S. Dollars).

This Power of Attorney is granted and is signed and sealed by facsimile under and by the authority of the following Resolution adopted pursuant to due authorization by the Executive Committee of the Board of Directors of the American Southern Insurance Company on the 26th day of May, 1998:

RESOLVED, that the Chairman, President or any Vice President of the Company be, and that each or any of them hereby is, authorized to execute Powers of Attorney qualifying the attorney named in the given Power of Attorney to execute in behalf of the American Southern Insurance Company bonds, undertakings and all contracts of suretyship; and that any Secretary or any Assistant Secretary be, and that each or any of them hereby is, authorized to attest the execution of any such Power of Attorney, and to attach thereto the seal of the Company.

FURTHER RESOLVED, that the signature of such officers and the seal of the Company may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be valid and binding upon the Company when so affixed and in the future, with respect to any bond undertaking or contract of suretyship to which it is attached.

In Witness Whereof, the American Southern Insurance Company has caused its official seal to be hereto affixed, and these presents to be signed by its President and attested by its Secretary, this 7th day of April, 2017.

Attest: American Southern Insurance Company

Melonie A. Coppola, Corporate Secretary — By: Scott G. Thompson, President

STATE OF GEORGIA
COUNTY OF FULTON

AMERICAN SOUTHERN INSURANCE COMPANY CORPORATE SEAL 1936 KANSAS

(CORPORATE SEAL)

On this 7th day of April, 2017, before me personally came Scott G. Thompson, to me known, who being by me duly sworn, did depose and say that he resides in Atlanta, in the County of Fulton, State of Georgia, at 421 Hollydale Court; that he is the President of American Southern Insurance Company, the corporation described in and which executed the above instrument; that he knows the seal of the said corporation; that the seal affixed to the said instrument is such corporate seal; that it was so affixed and that he signed his name thereto pursuant to due authorization.

STATE OF GEORGIA NOTARY SEAL:

JONATHAN BELL My Commission Expires NOTARY PUBLIC 03-12-2025 CHEROKEE COUNTY, GA

Jonathan Bell, Notary Public, State of Georgia
My Commission Expires March 12, 2025

AMERICAN SOUTHERN INSURANCE COMPANY CORPORATE SEAL 1936 KANSAS

I, the undersigned, a Vice President of American Southern Insurance Company, a corporation domiciled in Kansas, DO HEREBY CERTIFY that the foregoing and attached Power of Attorney remains in full force and has not been revoked; and, furthermore, that the Resolution of the Executive Committee of the Board of Directors set forth in the Power of Attorney is now in force.

Signed and sealed at the City of Atlanta, Dated the 27th day of September, 2024.

Jerry A. Underwood
Vice President – Surety

POA NUMBER: 96438

ACRISURE®

AN EXTRAORDINARY ADVANTAGE℠

Document issued to comply with the Florida Statue Chapter 255.05 (1)(a)
Front page of Performance and Payment Bond

BOND NUMBER:	B98824-035208
CONTRACTOR NAME, ADDRESS, PHONE:	Close Construction Services, LLC 305 Nw 4Th Ave. Okeechobee, FL 34972 863) 467-0831
SURETY NAME, ADDRESS, PHONE:	American Southern Insurance Company PO Box 723030 Atlanta , GA-31139-0030 239-243-9729
OWNER NAME, ADDRESS PHONE:	The Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce 100 North U.S. Highway 1 Fort Pierce, FL, 34950
OBLIGEE NAME, ADDRESS PHONE, IF DIFFERENT FROM OWNER	N/A
BOND AMOUNT:	$385,610.50
CONTRACT NUMBER:	
DESCRIPTION OF WORK:	Bid No.2024-023 Avenue D and Means Court Parking Lot Improvements
PROJECT ADDRESS:	Fort Pierce, FL
LEGAL DESCRIPTION:	Bid No.2024-023 Avenue D and Means Court Parking Lot Improvements

CITY OF FORT PIERCE

AFFIDAVIT REGARDING THE USE COERCION FOR LABOR OR SERVICES

Vendor name: Close Construction Services, LLC

Authorized Representative's Name and Title: Thomas J. Close, VP

Address: 305 NW 4th Ave.

City: Okeechobee State: FL Zip Code: 34972

Phone Number: (863) 467-0831 Email Address: jake@closeconstructionllc.com

Section 787.06(13), Florida Statutes, requires all nongovernmental entities executing, renewing, or extending a contract with a governmental entity to provide an affidavit signed by an officer or representative of the nongovernmental entity under penalty of perjury that the nongovernmental entity does not use coercion for labor or services as defined in that statute. As the person authorized to sign on behalf of Vendor, I certify that the company identified does not:

1. Use or threaten to use physical force against any person;
2. Restrain, isolate, or confine or threaten to restrain, isolate, or confine any person without lawful authority and against her or his will;
3. Use lending or other credit methods to establish a debt by any person when labor or services are pledged as a security for the debt, if the value of the labor or services as reasonably assessed is not applied toward the liquidation of the debt, the length and nature of the labor or services are not respectively limited and defined;
4. Destroy, conceal, remove, confiscate, withhold, or possess any actual or purported passport, visa, or other immigration document, or any other actual or purported government identification document, of any person;
5. Cause or threaten to cause financial harm to any person;
6. Entice or lure any person by fraud or deceit; or
7. Provide a controlled substance as outlined in Schedule I or Schedule II of section 893.03, Florida Statutes, to any person for the purpose of exploitation of that person.

Under penalties of perjury, I declare that I have read the foregoing document and that the facts stated in it are true.

By: _____ Thomas J Close VP 9-30-2024

Authorized Signature | Printed Name and Title | Date

STATE OF FLORIDA
COUNTY OF Okeechobee

Sworn (or affirmed) and subscribed before me by means of ☑ physical presence or ☐ online notarization

this 30 day of September, 2024 by Thomas Jacob Close, who is

☑ personally known or

☐ produced identification (ID produced: _____).

Notary Public Signature: Melissa C Stone (Seal)

Print Name: _____ My Commission Expire

NOTARY PUBLIC STATE OF FLORIDA
MELISSA ANN STONE
Commission # HH 197338
Expires February 24, 2026
Bonded Thru Budget Notary Services

DELIVER TO: City of Fort Pierce, Purchasing Division Room 101 100 North U.S. #1 Fort Pierce, FL 34950 **MAIL TO:** City of Fort Pierce Purchasing Division, Room 101 P.O. Box 1480 Fort Pierce, FL 34954-1480	**CITY OF FORT PIERCE** **INVITATION TO BID** **and** **BIDDER ACKNOWLEDGMENT**
Bid Writer: Gelencia Carter, (772) 467-3102	**Bid No: 2024-023**
Pre-Bid Conference: **10:00AM, WEDNESDAY, APRIL 24, 2024**	**Bid Title: AVENUE D AND MEANS COURT PARKING IMPROVEMENTS**
Mandatory Site-Visit Location: **CITY HALL, 1ST FLOOR** **HECTOR ARIAS CONFERENCE ROOM** **100 NORTH U.S. #1, FT. PIERCE, FL**	**Bid Opening Location:** Purchasing Division Conference Room, Room 101 100 North U.S. #1, 1st Floor Ft. Pierce, Florida 34950
Bid Due Date & Time: **3:00 PM, TUESDAY, MAY 7, 2024**	If you need any reasonable accommodation for any type of disability in order to participate in this procurement, please contact this department as soon as possible.
Bidder Name: Close Construction Services, LLC **Mailing Address:** 305 NW 4th Ave	***I hereby certify that this bid is made without prior understanding, agreement, or connection with any corporation, firm, or person submitting a bid for the same materials, supplies or equipment, and is in all respects fair and without collusion or fraud. I agree to abide by all conditions of this bid and certify that I am authorized to sign this bid for the bidder.*** X _____ **Authorized Signature (Manual)**
City, State, Zip Code: Okeechobee, FL 34972	**Typed or Printed Name:** Thomas C. Close
Type of Entity (Select one): **Corporation** ✓ **Partnership** _____ **Proprietorship** _____	**Title:** President
Incorporated in the State of: Florida **Year:** 2018	**Delivery in** 120 **days, After Receipt Order**
Phone Number: 863.467.0831	**Payment Terms: Net 30 Days**
Fax Number: 863.763.6337	**FEIN or SS Number:** 85-09574573
E-Mail Address: ccs@closeconstructionllc.com	**Local Business:** ___Y ✓N **MWBE:** ___Y ✓N
Bid Security is attached, when required, in the amount of $ 38,560.55 **F.O.B. DESTINATION**	**If returning as a "No Bid" state reason:**
THIS PAGE MUST BE COMPLETED AND RETURNED WITH YOUR BID	

CITY OF FORT PIERCE BIDDER'S CHECKLIST

This checklist is provided to assist each Bidder in the preparation of their bid response. Included in this checklist are important requirements, which is the responsibility of each Bidder to submit with their response in order to make their response fully compliant. This checklist is only a guideline, it is the responsibility of each Bidder to read and comply with the Invitation to Bid in its entirety.

Check "Yes" or "No" to each of the following:	**YES**	**NO**
Is Invitation to Bid cover page (page 1) completed, signed and attached?	✓	
Did you include proof of proper insurance as stated in the bid documents?	✓	
Is Bid Response Form completed, signed and attached?	✓	
Did you completed, signed and attached the W-9 Form?	✓	
All prices have been reviewed for mathematical accuracy, all price corrections initialed, and all price extensions and totals thoroughly checked.	✓	
Include proof of proper licensing as stated in bid documents.	✓	
Hard Copy Submissions Only: Are the correct copies included? One (1) original and One (1) USB Drive?		✓
Is each Bid Addendum (when issued) signed and included?	✓	

PLEASE SIGN AND RETURN WITH BID _____

April 25, 2024

CITY FORT PIERCE

AVENUE D AND MEANS COURT PARKING IMPROVEMENTS

BID NO. 2024-023

ADDENDUM NO. 1

The purpose of this addendum is to respond to questions submitted by potential bidders for clarification of the bid specifications:

1. **QUESTION:** Is there an available budget on it? It would be greatly appreciated if you could provide it for us.

   ANSWER: **No budget available**.

All other conditions of this bid remain the same.

Please acknowledge receipt of this addendum and include it with your submittal.

Signature: _____
Manual

Signature: Thomas C. Close
Typed or Printed

Company Name: Close Construction Services, LLC

Address: 305 NW 4th Ave., Okeechobee, FL 34972

Date: 5.7.2024

/lh

THE SUNRISE CITY
FORT PIERCE
Florida
PURCHASING
DEPARTMENT

Exhibit A

INVITATION TO BID
CITY OF FORT PIERCE, FORT PIERCE, FLORIDA
INVITATION TO BID NO. 2024-023

Sealed Bids will be received by the City of Fort Pierce Purchasing Department until **3:00 PM, Tuesday, May 7, 2024** for:

AVENUE D AND MEANS COURT PARKING LOT EXPANSION

The works include the construction of a pervious paver parking lot complete site lighting, and landscaping.

Specifications are available upon request in the Office of the Purchasing Manager, City of Fort Pierce City Hall, 100 North U.S. 1, Fort Pierce, Florida.

Electronic copies of the documents may be obtained from the Office of Purchasing at no cost.

The City of Fort Pierce encourages Minority Business Enterprise participation.

Advertising for Bids will conform to federal requirements which include advertising for a minimum of two (2) weeks.

CITY OF FORT PIERCE

Gelencia Carter

Gelencia Carter, M.P.A
Purchasing Manager

THE SUNRISE CITY
FORT PIERCE
Florida
PURCHASING
DEPARTMENT

Exhibit B

INSTRUCTIONS TO BIDDERS
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SECTION 1 - DEFINED TERMS

1.1 Terms used in these "INSTRUCTIONS TO BIDDERS" which are defined in the General Conditions have the meanings assigned to them in the General Conditions.

SECTION 2 - COPIES OF BIDDING DOCUMENTS

2.1 Complete sets of Bidding Documents may be obtained in the manner defined in the Call for Bids.

2.2 Complete sets of Bidding Documents shall be used in preparing Bids; City shall not assume any responsibility for errors or misinterpretations resulting from the use of incomplete sets of Bidding Documents.

2.3 City, in making copies of Bidding Documents available on the above terms, does so only for the purpose of obtaining Bids on the Work and does not confer a license or grant for any other use.

SECTION 3 - QUALIFICATIONS OF BIDDERS

3.1 Each Bid must contain evidence that the Bidder has a valid State of Florida license with a minimum classification of "Certified General Contractor" associated with the company bidding along with evidence of the Bidder's qualifications to do business in the State of Florida. To demonstrate qualifications to perform the Work, each Bidder must submit to City, together with the Bid, information including but not limited to financial data, capability to obtain Payment and Performance and previous experience on similar projects, including references and evidence of authority to conduct business in the jurisdiction where the Project is located. Submittals requested pursuant to this paragraph are in addition to those required elsewhere.

SECTION 4 - EXAMINATION OF CONTRACT DOCUMENTS AND SITE

4.1 Before submitting a Bid, each Bidder must (a) examine the Contract Documents thoroughly; (b) visit the site to familiarize himself with local conditions that may in any manner affect cost, progress, or performance of the Work; (c) familiarize himself with federal, state and local laws, ordinances, rules, regulations and policies that may in any manner affect cost, progress or performance of the Work; (d) study and carefully correlate Bidder's observations with the Contract Documents; and (e) make written requests for interpretations promptly after

discovering any conflicts, errors, ambiguities of inconsistencies. Written requests must be received prior to the Pre-Bid Conference.

4.2 Reference may be made to the identification of investigations and tests of subsurface and latent physical conditions at the site, or otherwise affecting cost, progress or performance of the Work which have been relied upon by the City Engineer or City Consultant in preparing the Drawings and Specifications. Such reports are available for review by any bidder at the office of the City Engineer. These reports are not guaranteed as to accuracy or completeness, nor are they part of the Contract Documents; they are provided for guidance only. If this information is used by Bidder in preparing his proposal, he shall assume all risks resulting from actual conditions differing from the conditions set out in the reports.

4.3 If a log of test borings showing a record of the data is obtained by the investigation of subsurface conditions by the City, or their consultants, it is expressly understood and agreed that said log of test borings does not constitute a part of the contract, represents only the opinion of the City, or their consultants as to the character of the materials encountered by them in the test borings, is included in the plans or other documents only for the convenience of bidders, and its use is subject to all of the conditions and limitations set forth in this article. Discrepancies must be reported prior to the Pre-Bid Conference.

4.4 Before submitting a Bid, each Bidder shall, at Bidder's own expense, make or obtain any additional investigations, examinations, explorations and tests and obtain any additional information which pertains to the physical conditions (surface, subsurface, and Underground Facilities) at or contiguous to the site or otherwise which may affect cost, progress or performance of the Work and which Bidder deems necessary to determine its Bid for performing the Work in accordance with the time, price and other terms and conditions of the Contract Documents.

4.5 City will provide each Bidder reasonable access to the site to conduct such investigations and tests as each Bidder deems necessary for submission of his Bid. Bidder shall restore site to condition existing prior to conducting said investigations and tests.

4.6 The lands upon which the work is to be performed, rights-of-way for access thereto and other lands designated for use by CONTRACTOR in performing the Work are identified in the Contract Documents. All additional lands and access thereto required for temporary construction facilities or storage of materials and equipment are to be provided by Contractor.

4.7 The submission of the Bid shall be an indication that the Bidder has

considered normal local weather conditions (daily and monthly variations) for the previous ten years from the date of the Bid as compiled by the National Weather Service.

SECTION 5 - INTERPRETATIONS

5.1 All questions about the meaning or intent of the Contract Documents shall be submitted to the City Engineer. Bidders are required to advise the City Engineer of any conflicts in the Contract Documents or any discrepancies between conditions noted at the project site and those shown on the Drawings or described in the Specifications. Replies will be issued by Addenda mailed or delivered to all parties recorded by the City's Purchasing Agent as having received the Bidding Documents. Questions received less than seven days prior to the date for the opening of Bids shall not be answered. Only questions answered by formal written Addenda shall be binding. Oral and other interpretations or clarifications will be without legal effect. All addenda shall be issued no less than five days prior to bid opening.

SECTION 6 - BID SECURITY

6.1 Bid Security shall be made payable to City, in an amount of 10 percent of the Bidders maximum Bid price and in the form of a certified or cashier's check or a Bid Bond on the prescribed form attached issued by a Surety.

6.2 The Bid Security of the Lowest and Best Bidder shall be retained until such Bidder has executed the Agreement, furnished the required Contract Security, the Insurance Certificates and Endorsements, and complied with the State of Florida requirements; if the Lowest and Best Bidder fails to execute and deliver the Agreement or furnish the Contract Security within ten (10) days of the receipt of Agreement, City may annul the Notice of Award and the Bid Security of that Bidder may be forfeited. The Bid Security of any Bidder whom City believes to have a reasonable chance of receiving the award may be retained by City until the earlier of the seventh day after the "effective date of the Agreement" (which term is defined in the General Conditions) or the sixty-first day after the Bid opening. Bid Security of other Bidders may be returned within seven days of the Bid opening.

SECTION 7 - CONTRACT TIME

7.1 The time of completion is of the essence of the Contract, and the Bidder awarded the Contract shall proceed with the Work in accordance with the Contract time period specified in the Notice to Proceed for each project. In the event of failure to complete the Work within the time specified, the City may assess damages and/or impose penalties as provided by law or the Contract Documents, unless an

appropriate extension of time has been granted by the City.

SECTION 8 - LIQUIDATED DAMAGES

8.1 Provisions for liquidated damages, if any, are set forth in the Agreement.

SECTION 9 – SUBSTITUE MATERIAL AND EQUIPMENT

9.1 Not applicable.

SECTION 10 - SUBCONTRACTORS, ETC.

10.1 The City shall receive from the Apparent Lowest and Best Bidder (or the Lowest and Best Bidder), within ten days after receipt of the Bids, a list of all Subcontractors and other persons and organizations, including those who are to furnish the principal items of material and equipment. This list shall include the name and address of the Subcontractor, person or organization, a description of the services, materials or equipment to be supplied. Such list shall be accompanied by a statement of experience with pertinent information as to similar projects and other evidence of qualification for each such Subcontractor, person or organization. If City has reasonable objection to any proposed Subcontractor, other person or organization, the City may, before the Notice of Award, request the Apparent Lowest and Best Bidder (or the Lowest and Best Bidder) to submit an acceptable substitute without an increase in Bid price. If the Apparent Lowest and Best Bidder (or the Lowest and Best Bidder) declines to make any such substitution, the Contract may not be awarded to such Bidder at the City's sole discretion. Bidder's declining to make any such substitution shall constitute grounds for sacrificing his Bid Security. Any Subcontractor, other person or organization so listed and to whom City does not make written objection prior to the Notice of Award will be deemed acceptable to City, but City does not thereby waive any right it may have against the Contractor because of the actions or omissions of said Subcontractor, other person or organization, or request from the Contractor to replace Sub-contractors depending on their performance or workmanship.

SECTION 11 - BID FORM

11.1 The Bid Form(s) is included in the Contract Documents.

11.2 Bid Forms must be completed in ink or typewritten. **Bid prices shall be provided for all items listed. All partial bid proposals shall be rejected.**

11.3 Bids by corporations must be executed in the corporate name by the president or a vice-president (or other corporate officer, accompanied by evidence of authority to sign), and the corporate seal must be affixed and attested by the

secretary or an assistant secretary. The corporate address and state of incorporation shall be shown below the signature.

11.4 Bids by partnership must be executed in the partnership name and signed by an authorized partner, whose title must appear under the signature.

11.5 All names and titles must be typed or printed below the signature.

11.6 The Bid shall contain an acknowledgment of receipt of all Addenda (the numbers of which shall be filled in on the Bid Form).

11.7 The address to which communications regarding the Bid are to be directed must be shown.

SECTION 12 - SUBMISSION OF BIDS

12.1 Submit bids on Bid Forms supplied herein. Bids shall be submitted at the time and place indicated in the CALL FOR BIDS and shall be included in an opaque sealed envelope marked with the Project title and name and address of the Bidder and accompanied by the Bid Security.

If the bid is sent through the mail or other delivery system, the sealed envelope shall be enclosed in a separate envelope with the notation "BID ENCLOSED" on the face thereof.

12.2 Bids received after the time and date specified in the CALL FOR BIDS shall not be considered and will be returned unopened.

SECTION 13 - MODIFICATION AND WITHDRAWAL OF BIDS

13.1 Bids may be modified or withdrawn by an appropriate document duly executed (in the manner that a Bid must be executed) and delivered to the place where Bids are to be submitted at any time prior to the opening of Bids. Withdrawal of a bid will not prejudice the rights of Bidder to file a new Bid

SECTION 14 - OPENING OF BIDS

14.1 At the specified time and place as indicated in the CALL FOR BIDS, Bids shall be opened publicly and read aloud.

14.2 An abstract of the amounts of the base bids and major alternates (if any) will be prepared and made available within a reasonable time after the opening of Bids.

14.3 Quantities of work and materials in the Bid Form(s) or in the plans are

approximate only and for the purpose of providing a bidder with information that may be used for the computation of the Base Bid, to obtain unit prices for the approval of payments for the work done, and to determine additions or deletions to the Contract Sum. It shall be the Bidder's responsibility to determine if a different quantity of any item required and to bring the same to the attention of the City Engineer, or Consultant prior to submittal of the Bid.

14.4 Notwithstanding any other provision contained in the Contract Documents, the City reserves the right to reject any and all bids, or portions thereof, and waive any and all irregularities, and the right to disregard any or all nonconforming, unbalanced, or conditional bids or counter proposals. The City may reject, as non-responsive, any or all bids where bidders fail to acknowledge receipt of addenda as prescribed. If the City elects not to reject a bid which fails to acknowledge receipt of any addendum, the bid shall be construed as though the addendum has been received and acknowledged by the Bidder.

14.5 The bids supplied shall be a Unit Price Bid. Unit Price bids for the work items shall be based on estimated quantities for the purpose of determining the best and Lowest Bidder and unit prices as shown in the Bid Form (see Paragraph 14.3 above). In the event that work in addition to estimated quantities is required, compensation to the Contractor shall be based on the unit prices indicated in the Bid Form. For basis of award, discrepancies between the total Bid and the sum of columns of figures shall be resolved in favor of the total Bid. Contractor shall be responsible for the accuracy of the arithmetic of the bid, in particular with the addition of the columns to match the total Bid. City has the right to accept the total Bid whether it is less or more than any additions of any columns or extensions and prorate the unit prices to match the total Bid amount. Contractor shall lose his bid deposit if contract award is not accepted by such Contractor.

SECTION 15 - BIDS TO REMAIN OPEN

15.1 All Bids shall remain open for sixty (60) days after the day of the Bid opening, but City may, in its sole discretion, release any Bid and return the Bid Security prior to that date.

15.2 Extensions of time when bids shall remain opened beyond the sixty-day period may be made only by mutual agreement between the City, the Lowest and Best Bidder, and the Surety, if any, for the Lowest and Best Bidder.

SECTION 16 - AWARD OF CONTRACT

16.1 Award shall be based on products, equipment and materials named in the Contract Documents.

16.2 In evaluating Bids, City shall consider the qualifications of the Bidders, and whether or not the Bids comply with the prescribed requirements.

16.3 In evaluating Bids, City shall consider the information provided by the Bidder as described in these INSTRUCTIONS TO BIDDERS.

16.4 The Lowest and Best Bidder shall submit, to City, documentation evidencing its capability to obtain Performance and Payment Bonds and to perform classes of work contemplated, and the necessary plant and sufficient capital, to execute the work properly within the time specified. **This information must be received by City as per Section 10 above.**

16.5 The City shall require the Lowest and Best Bidder to submit a certified statement describing his organization, plant, manpower and financial resources, and list all previous and/or ongoing construction contracts over the last 5 years, regardless of amount or completion status. Information shall be submitted on the Associated General Contractors of America Form "Standard Questionnaires and Financial Statement for Bidders", available from AGC, 1957 "E" Street, N.W., Washington, D.C., 20006, or other form acceptable to City. The information shall be certified by a Certified Public Accountant for bids over $25,000 and shall be submitted to the City prior to Contract Award. The City, at its discretion, may require any or all of the above listed information from any other Bidder.

16.6 City may consider qualifications and experience of Subcontractors and other persons and organizations (including those who are to furnish the principal items of material or equipment) proposed for those portions of the Work as to which the identity of Subcontractors and other persons and organizations must be submitted as provided in the Bid Form and Section 10 of these Instructions.

16.7 City may conduct such investigations and require supplemental information as it deems necessary to assist in the evaluation of any Bid and to establish the responsibility, qualifications and financial ability of the Bidders, proposed Subcontractors, proposed equipment and material suppliers, and other persons and organizations to do the Work in accordance with the Contract Documents to City's satisfaction within the prescribed time.

16.8 City reserves the right to reject the Bid of any Bidder who does not pass any such evaluation to City's satisfaction.

16.9 **City reserves the right to reject the Bid of any Bidder which is or was behind on the approved completion schedule for any existing or past contracts with the City, is in litigation with the City, has previously defaulted on a contract with the City, has delayed or skipped subcontractor payment(s), or has provided unsatisfactory performance on current or previous City Contracts.**

16.10 If the Contract is to be awarded, it will be awarded to the best and lowest responsible Bidder on the basis of the total Bid amount, qualifications, experience, and ability to perform the work. City reserves the right to reject all bids or portions thereof.

SECTION 17 - BONDS AND INSURANCE

17.1 The General and Special Supplemental Conditions set forth the City's requirements as to Bonds and Insurance. When the Successful Bidder delivers the executed Agreement to City, it shall be accompanied by the required Bonds, Insurance Certificates, and Endorsements on forms prescribed by City. The City must receive with Successful Bidder executed Agreement copies of all insurance policies for the insurance requirements set forth in the General and Special Supplemental Conditions. Attorneys-in-fact who sign Bid Bonds, Performance Bonds and Payment Bonds must file with such Bonds a certified copy of their power-of-attorney to sign the Bonds.

SECTION 18 - SIGNING OF AGREEMENT

18.1 When City gives a Notice of Award to the Successful Bidder, it will be accompanied by at least two (2) unsigned counterparts of the Agreement and all other Contract Documents. Within ten (10) days of receipt thereafter, Successful Bidder shall sign and deliver at least two (2) counterparts of the Agreement to City, together with the documents described in Section 17 above attached. Within ten (10) days after receipt of the properly executed and completed submittal, City will deliver a fully signed counterpart to Successful Bidder.

18.2 Failure by a Successful Bidder to whom the contract is awarded to execute the Agreement, or to correctly complete or furnish required Bonds or insurance certificates and endorsements, shall be just cause for the annulment of the award and the forfeiture of the Bid Security.

18.3 If Successful Bidder is a Corporation, the Agreement shall be signed by the President, attested by the Secretary, and have the Corporate Seal affixed. The executed Agreement shall be accompanied by a Certificate of Good Standing dated

within 30 days and an Incumbency Certificate, under oath, executed by Legal Counsel or the Secretary of the Corporation, and the Corporate Seal if by the Secretary.

18.4 A Successful Bidder who is awarded the Contract and fails to execute the Agreement or correctly complete or furnish the required Bonds, insurance certificates and endorsements within the time period specified in Article 10, Section 18.1 above or fails to comply with submittal requirements specified in Article 20 shall be liable to the City for all damages resulting there from, including reasonable attorneys' fees and costs, and attorneys' fees and costs on appeal. The Bid Security forfeited shall not be a limitation thereon.

SECTION 19 - SCHEDULE OF SUBMITTALS

19.1 Within ten (10) days prior to Contract Award, the Successful Bidder shall submit a preliminary progress schedule and a schedule of projected payments in accordance with the General Conditions. This schedule shall show in a summary fashion the order in which the Successful Bidder proposes to perform the Work and shall indicate approximate starting and completion dates for said projects. This progress schedule shall not replace, but serve as a basis for, the progress schedule submittals to be developed as required in the Specifications. Failure by the Successful Bidder to furnish this Schedule of Submittals, as required, in a sufficiently complete and responsible manner, shall void evaluation of the Bid, and will constitute proof that the Successful Bidder has abandoned all his rights and interests in the award, and his Bid Security may be declared forfeited to the City as liquidated damages, and the Work may be awarded to another Bidder.

SECTION 20 - SPECIAL WARRANTY, GUARANTEE, BOND, INSURANCE, MAINTENANCE, AND CORRECTION PERIOD REQUIREMENTS

20.1 There may be special requirements pertaining to Warranty, Guarantee, Bonds, Insurance, Maintenance, and the Correction Period which are described in the Contract Documents. Bidders shall review these special requirements, if applicable, and reflect in their bids all costs associated therewith.

SECTION 21 – MATERIALS

21.1 Materials produced by convict labor are prohibited from use on the PROJECT unless specific written authority for such use is obtained.

21.2 State produced materials are now allowed.

21.3 State/Local Owned/Furnished/Designated materials may be utilized if it is in the public interest and approved by the CITY.

END OF SECTION

THE SUNRISE CITY
FORT PIERCE
Florida
PURCHASING
DEPARTMENT

Exhibit C

Grading, Paving and Drainage Specifications:

The governing specifications for this project are the State of Florida Department of Transportation Standard Specifications for Road and Bridge Construction and FDOT Roadway and Traffic Design Standards, latest editions. The following information is in addition to the specifications previously referenced and shall be considered the governing condition in the case of conflicting information between specifications, unless otherwise determined by the ENGINEER/OWNER'S PROJECT MANAGER.

1 **Mobilization/Permits:**

The work specified in this section consists of the preparatory work and operations in mobilizing for beginning work on the project, including, but not limited to, those operations necessary for the movement of personnel, equipment, supplies and incidentals to the project site, and for the establishment of temporary offices, buildings, safety equipment and first aid supplies, sanitary and other facilities, as required by these Specifications, the special provisions, and State and local laws and regulations. All costs for bonds, building permits and any required insurance, and any other pre-construction expense necessary for the start of the work, as well as the cost of the removal of the above items, shall also be included in this Section. At the pre-construction meeting, the CONTRACTOR shall submit a tentative work schedule as well as a list of subcontractors and emergency contact people and phone numbers.

The basis of payment for **Mobilization/Permits** shall be bid as a LUMP SUM and paid proportionate with the contract time.

2 **Material Testing:**

The bid price for this item shall include, but not be limited to, concrete, subgrade, base, and asphalt testing as required by the contract documents, plans, specifications, and details.

3 **Prevention, Control, & Abatement of Erosion and Water Pollution:**

The CONTRACTOR shall be required to provide Sediment Barrier (Silt Fence/Turbidity Barrier) in accordance with Section 104 Prevention, Control, and Abatements of Erosion and Water Pollution of the Standard Specifications, and Index 102 of the FDOT Roadway and Traffic Design Standards for this project. The unit cost shall include, but not be limited to the required manpower, equipment, materials, maintenance, and any other items necessary to obtain all NPDES permits and to place the Sediment Barrier as indicated on the plans. All costs for removal of the Sediment Barrier shall also be included in the bid item. Sediment Barrier includes, but is not limited

to, synthetic bales, silt fence, and other similar materials shown in the manual. Refer to the manual for examples of appropriate and inappropriate use of materials. Payment is made per length of material, for each location on the project, regardless of whether the materials are new or relocated. The contractor must maintain the sediment barrier, by removing sediment, throughout the installed life of the product. Also included in this item is any maintenance or replacement of the Sediment Barrier for the duration of the project. The CONTRACTOR will be responsible for the periodic replacement of the Sediment Barrier as necessary to meet NPDES discharge requirements at no additional costs to the CITY.

The CONTRACTOR is responsible for providing an NPDES Permit and subsequent reports associated with the permit. No separate payment is made for maintaining the barrier.

The basis of payment for **Sediment Barrier/NPDES Permit** shall be paid per LUMP SUM.

4 **Construction Layout/Record Drawings:**

The bid price for this item shall include but is not limited to the requirements of Section 100 of the Standard Specifications, as well as all necessary survey work the CONTRACTOR needs to complete the work and prepare the necessary sets of Record Drawings of the completed project showing all variations from the bid plans. This document shall be signed and sealed by a professional surveyor registered to practice in the State of Florida and then submitted to the ENGINEER for approval. The CONTRACTOR shall accurately record the locations and elevations of the pipe work and existing utilities and structures encountered during construction as well as all improvements related to this project.

The basis of payment for **Construction Layout/Record Drawing** shall be bid as a LUMP SUM and paid proportionate with the contract time.

5 **Clearing/Grubbing/Demolition/Excavation/Embankment:**

The bid price for this item shall include clearing and grubbing within the areas shown on the plans to be cleared and grubbed. Remove, relocate and dispose of all trees (not designated to remain), stumps, roots and other such protruding objects, structures, drainage culverts, appurtenances, asphalt pavement, and other facilities necessary to prepare the area for the proposed construction per FDOT Specifications, Section 110. Bid item also includes any associated excavation and embankment that may be required. Price and payment will be full compensation for all clearing and grubbing required per the project plans or as required for the construction of

the entire project, including any necessary hauling, furnishing equipment, equipment operation, and areas required for disposal of debris, leveling of terrain, relocation of trees and landscaping work of trimming, etc., as specified herein, except any areas designated to be paid for separately or to be specifically included in the costs of other work under the Contract.

CONTRACTOR shall coordinate any type of clearing or grubbing restrictions with the City. Any tree that may be salvaged, not impacted, or removed should be coordinated with the City. Native vegetation that is not in the area of the proposed construction is to remain undisturbed. All disturbed areas shall be sodded in accordance with bid item 570-1-2.

The basis of payment for **Clearing/Grubbing/Demolition** shall be paid as a LUMP SUM.

6 **Concrete w/ Fibermesh (4" Thick) (Sidewalk/Bike Pad):**
The bid price for this item shall include, but not be limited to, the requirements of Index 310 of the FDOT Roadway and Traffic Design Standards and Section 522 of the Standard Specifications and the City of Fort Pierce Standards. Price and payment will be full compensation for all work specified in Section 522. Compaction of fill areas including areas under the sidewalk that have been excavated more than 6 inches below the bottom of the sidewalk, to a minimum of 95% of AASHTO T - 99 density shall be included. Payment includes all forming, contraction joint forming, expansion joint construction, steel reinforcement, finishing, backfilling and compaction. This improvement provides ADA walkways.

The basis of payment for **Concrete (4" Thick)** shall be paid per SQUARE YARDS.

7 **Pervious Paver Parking (Includes colored brick pavers, edge restraints, base rock, subgrade, and sand):**
Installation of the pervious paver parking area shall be in accordance with the contract plans and specifications.

The basis of payment for **Pervious Paver Parking** shall be paid per SQUARE YARDS.

8 **6" Type D Curb:**
CONTRACTOR to install concrete curb – Type D in accordance with the FDOT Standard Specifications and paid per LF of curb.

9 **Performance Turf, Sod:**
The bid price for this item shall include, but not be limited to, the

requirements of Section 570 Performance Turf of the FDOT Specifications. Establish a growing, healthy turf over all areas designated on the plans. Sod shall be like kind or as directed by the ENGINEER. The CONTRACTOR shall sod and restore all areas disturbed by construction to a condition equal to, or better than that now existing. Also included in this item is any fertilizer, water, and mowing needed to maintain the turf area until final acceptance of all contract work. The CONTRACTOR will be responsible for repairing all washed-out and eroded areas and watering of the sod until such time as the project is accepted. Water for sod shall be provided in accordance with Section 983 of the FDOT Specifications at no additional cost to the CITY. All disturbed areas shall be covered with a good stand of grass prior upon acceptance by the City of Fort Pierce.

The basis of payment for **Performance Turf, Sod** shall be paid per SQUARE YARD.

10 **SIGNING:**

The CONTRACTOR shall furnish and erect traffic signs as shown in the plans and in accordance with the appropriate details.

The basis of payment for **Signing** shall be paid as LUMP SUM

11 **LANDSCAPING:**

The CONTRACTOR shall furnish all landscaping and groundcover as indicated on the plans and in accordance with the appropriate details and specifications referenced in the plans. All disturbed areas not receiving plantings or mulch shall receive full sod (Bahia). The price of the landscaping shall include the watering, fertilizing, and the warranty of all plantings for a period of 12-months from the date of final construction acceptance.

The basis of payment for **Landscaping** shall be paid as LUMP SUM

12 **SITE LIGHTING:**

Site lighting shall conform to the to the contract plans. The bidder shall be made aware that light poles will be purchased by the City and installed by FPUA.

The basis of payment for **Site Lighting** shall be paid as LUMP SUM

13 **CUSTOM BIKE RACK (MATERIAL ONLY):**

The bidder shall provide a total cost based on a bike rack material cost of $12,000 (reimbursement shall be paid based on the actual sales receipt plus 15%).

The basis of payment for **Custom Bike Rack** shall be paid as indicated above.

14 **CUSTOM BIKE RACK (LABOR ONLY):**

The bidder shall provide a total labor cost based on the installation of a custom bike rack having an overall length of 22' and a maximum height of 52".

The basis of payment for **Custom Bike Rack Labor Cost** shall be paid LUMP SUM.

END OF SECTION

FY 2024 Purchase Orders
Vendor: RICOH USA, INC.

PO Number	Fiscal Year	Description	Status	Open Amount	Total Amount	Vendor	Vendor Name	Department
240378	2024	ANNUAL LEASE PMT - PRO5300S	Printed	$349.67	$15,600.00	182271	RICOH USA, INC.	SUNRISE THEATRE
240358	2024	ANNUAL MAINTENANCE AGREEMENT - RICOH MP2555SPAD	Printed	$94.88	$925.00	182271	RICOH USA, INC.	POLICE - ADMIN
240693	2024	ANNUAL LEASE - RICOH IMC6000	Printed	$1,210.97	$5,270.00	182271	RICOH USA, INC.	GRANTS ADMINISTRATION
240474	2024	ADDITIONAL IMAGES FOR 11 COPIER LEASE AGREEMENT	Printed	$7,243.21	$17,000.00	182271	RICOH USA, INC.	PURCHASING
241037	2024	ANNUAL MAINTENANCE FOR SPC842DN COPIER	Printed	$177.26	$1,500.00	182271	RICOH USA, INC.	FINANCE
241036	2024	ANNUAL MAINTENANCE FOR MP7503SP B&W SYSTEM	Printed	$1,272.13	$1,500.00	182271	RICOH USA, INC.	FINANCE
241035	2024	ANNUAL MAINTENANCE FOR SPC842DN B/W COPIER	Closed	$0.00	$1,500.00	182271	RICOH USA, INC.	FINANCE
240966	2024	ANNUAL LEASE PMTS - RICOH IMCW2200 WIDE FORMAT	Printed	$379.15	$936.97	182271	RICOH USA, INC.	ENGINEERING
240903	2024	ANNUAL LEASE PAYMENTS FOR RICOH IMC300F	Printed	$613.63	$660.00	182271	RICOH USA, INC.	ANIMAL CENTER
240895	2024	ANNUAL LEASE PAYMENTS FOR RICOH IMC300F	Closed	$0.00	$660.00	182271	RICOH USA, INC.	ANIMAL CENTER
240744	2024	ANNUAL LEASE PAYMENTS FOR 6-SYSTEMS FPPD	Printed	$0.34	$1,159.56	182271	RICOH USA, INC.	
240743	2024	ANNUAL LEASE PMTS - RICOCH MPCW2201SP	Printed	$3,018.56	$4,654.24	182271	RICOH USA, INC.	BUILDING
240694	2024	ANNUAL LEASE FOR RICOH MPCW2201SP - WEST	Printed	$2,247.48	$4,484.24	182271	RICOH USA, INC.	BUILDING
240693	2024	ANNUAL LEASE - RICOH IMC6000	Printed	$1,189.37	$5,248.40	182271	RICOH USA, INC.	GRANTS ADMINISTRATION
240692	2024	ANNUAL LEASE FOR MPC3004EX	Printed	$386.60	$1,545.92	182300	RICOH USA, INC (740540)	MARINA
240691	2024	ANNUAL LEASE FOR MPCW2201SP - WIDE FORMAT	Printed	$1,171.30	$4,449.04	182271	RICOH USA, INC.	PLANNING
240669	2024	ANNUAL LEASE PMT FOR RICOH IMC4500 - DIR.'S OFFICE	Printed	$706.84	$4,034.56	182271	RICOH USA, INC.	PW - DIRECTOR'S OFFICE
240638	2024	BASE RATE QUARTERLY PMTS FOR RICOH MP2555SP	Closed	$0.00	$195.60	182271	RICOH USA, INC.	PW - FACILITIES MAINTENANCE
240637	2024	ANNUAL LEASE PMTS FOR RICOH MP2555ASP	Printed	$410.56	$1,500.00	182300	RICOH USA, INC (740540)	PW - FACILITIES MAINTENANCE
240620	2024	ADDITIONAL IMAGES FOR RICOH MP25555SPDF	Printed	$102.20	$200.00	182271	RICOH USA, INC.	PW - FLEET
240619	2024	ANNUAL LEASE PMT FOR RICOH MP2555SPDF	Printed	$148.28	$1,183.08	182300	RICOH USA, INC (740540)	PW - FLEET
240588	2024	MISCELLANEOUS FEES	Printed	$5,258.22	$6,000.00	182271	RICOH USA, INC.	PURCHASING
240551	2024	LEASE PAYMENT FOR SIX (6) SYSTEMS	Printed	$3,442.75	$11,197.18	182271	RICOH USA, INC.	POLICE - ADMIN
240528	2024	LEASE PAYMENT FOR SIX (6) SYSTEMS	Closed	$0.00	$10,697.18	182271	RICOH USA, INC.	POLICE - ADMIN
240474	2024	ADDITIONAL IMAGES FOR 11 COPIER LEASE AGREEMENT	Printed	$6,743.21	$16,500.00	182271	RICOH USA, INC.	PURCHASING
240473	2024	ANNUAL LEASE PMTS FOR 2 COPIER SYSTEMS - IMC4500	Printed	$2,832.60	$20,238.80	182271	RICOH USA, INC.	BUILDING
240472	2024	ANNUAL LEASE PMTS- BLDG DEPARTMENT - RICOH IMC4500	Printed	$1,735.19	$2,672.24	182271	RICOH USA, INC.	BUILDING
240471	2024	ANNUAL LEASE PMTS - MPCW2201SP (EAST)	Printed	$2,892.78	$8,051.24	182271	RICOH USA, INC.	BUILDING
240470	2024	ANUAL LEASE PMTS FOR BLD DEPT - RICOH IMC4500	Printed	$1,841.38	$2,872.24	182271	RICOH USA, INC.	BUILDING
240469	2024	ANNUAL LEASE PMTS FOR IMC3000	Printed	$66.72	$3,496.80	182271	RICOH USA, INC.	ENGINEERING
240468	2024	ANNUAL LEASE PMT FOR MPCW2201SP WIDE FORMAT COPIER	Printed	$264.39	$3,758.64	182271	RICOH USA, INC.	ENGINEERING
240440	2024	ANNUAL LEASE PMTS BLD DEPT - IMC4500	Printed	$2,243.16	$2,872.24	182271	RICOH USA, INC.	BUILDING
240379	2024	ANNUAL LEASE FOR RICOH IMC530FB	Printed	$951.69	$4,145.92	182271	RICOH USA, INC.	MARINA
240378	2024	ANNUAL LEASE PMT - PRO5300S	Printed	$349.67	$15,600.00	182271	RICOH USA, INC.	SUNRISE THEATRE
240377	2024	ANNUAL LEASE PAYMENS FOR 6-SYSTEMS FPPD	Printed	$1,642.27	$5,742.80	182271	RICOH USA, INC.	POLICE - ADMIN
240364	2024	ANNUAL LEASE PMTS - IMC3500	Printed	$20.55	$3,054.00	182271	RICOH USA, INC.	SOLID WASTE
240363	2024	ANNUAL LEASE PMT FOR SPC352DN	Printed	$270.16	$703.00	182271	RICOH USA, INC.	INFORMATION TECHNOLOGY
240362	2024	ANNUAL PMT FOR RICOH SPC352DN - ADDITIONAL IMAGES	Printed	$200.45	$2,207.00	182271	RICOH USA, INC.	HUMAN RESOURCES
240359	2024	ANNUAL LEASE PAYMENTS FOR 6-SYSTEMS FPPD	Closed	$0.00	$5,742.80	182271	RICOH USA, INC.	POLICE - ADMIN
240358	2024	ANNUAL MAINTENANCE AGREEMENT - RICOH MP2555SPAD	Printed	$94.88	$925.00	182271	RICOH USA, INC.	POLICE - ADMIN
240357	2024	ADDITIONAL IMAGES FOR 11 SYSTEM LEASE AGREEMENT	Closed	$0.00	$13,000.00	182271	RICOH USA, INC.	PURCHASING
240356	2024	LEASE AGREEMENT - MULTIPLE SYSTEMS (11 DEPTS.)	Closed	$0.00	$23,248.68	182271	RICOH USA, INC.	PURCHASING

FY 2024 Purchase Orders
Vendor: RICOH USA, INC.

PO Number	Fiscal Year	Description	Status	Open Amount	Total Amount	Vendor	Vendor Name	Department
240378	2024	ANNUAL LEASE PMT - PRO5300S	Printed	$349.67	$15,600.00	182271	RICOH USA, INC.	SUNRISE THEATRE
240358	2024	ANNUAL MAINTENANCE AGREEMENT - RICOH MP2555SPAD	Printed	$94.88	$925.00	182271	RICOH USA, INC.	POLICE - ADMIN
240693	2024	ANNUAL LEASE - RICOH IMC6000	Printed	$1,210.97	$5,270.00	182271	RICOH USA, INC.	GRANTS ADMINISTRATION
240474	2024	ADDITIONAL IMAGES FOR 11 COPIER LEASE AGREEMENT	Printed	$7,243.21	$17,000.00	182271	RICOH USA, INC.	PURCHASING
241037	2024	ANNUAL MAINTENANCE FOR SPC842DN COPIER	Printed	$177.26	$1,500.00	182271	RICOH USA, INC.	FINANCE
241036	2024	ANNUAL MAINTENANCE FOR MP7503SP B&W SYSTEM	Printed	$1,272.13	$1,500.00	182271	RICOH USA, INC.	FINANCE
241035	2024	ANNUAL MAINTENANCE FOR SPC842DN B/W COPIER	Closed	$0.00	$1,500.00	182271	RICOH USA, INC.	FINANCE
240966	2024	ANNUAL LEASE PMTS - RICOH IMCW2200 WIDE FORMAT	Printed	$379.15	$936.97	182271	RICOH USA, INC.	ENGINEERING
240903	2024	ANNUAL LEASE PAYMENTS FOR RICOH IMC300F	Printed	$613.63	$660.00	182271	RICOH USA, INC.	ANIMAL CENTER
240895	2024	ANNUAL LEASE PAYMENTS FOR RICOH IMC300F	Closed	$0.00	$660.00	182271	RICOH USA, INC.	ANIMAL CENTER
240744	2024	ANNUAL LEASE PAYMENTS FOR 6-SYSTEMS FPPD	Printed	$0.34	$1,159.56	182271	RICOH USA, INC.	
240743	2024	ANNUAL LEASE PMTS - RICOCH MPCW2201SP	Printed	$3,018.56	$4,654.24	182271	RICOH USA, INC.	BUILDING
240694	2024	ANNUAL LEASE FOR RICOH MPCW2201SP - WEST	Printed	$2,247.48	$4,484.24	182271	RICOH USA, INC.	BUILDING
240693	2024	ANNUAL LEASE - RICOH IMC6000	Printed	$1,189.37	$5,248.40	182271	RICOH USA, INC.	GRANTS ADMINISTRATION
240692	2024	ANNUAL LEASE FOR MPC3004EX	Printed	$386.60	$1,545.92	182300	RICOH USA, INC (740540)	MARINA
240691	2024	ANNUAL LEASE FOR MPCW2201SP - WIDE FORMAT	Printed	$1,171.30	$4,449.04	182271	RICOH USA, INC.	PLANNING
240669	2024	ANNUAL LEASE PMT FOR RICOH IMC4500 - DIR.'S OFFICE	Printed	$706.84	$4,034.56	182271	RICOH USA, INC.	PW - DIRECTOR'S OFFICE
240638	2024	BASE RATE QUARTERLY PMTS FOR RICOH MP2555SP	Closed	$0.00	$195.60	182271	RICOH USA, INC.	PW - FACILITIES MAINTENANCE
240637	2024	ANNUAL LEASE PMTS FOR RICOH MP2555ASP	Printed	$410.56	$1,500.00	182300	RICOH USA, INC (740540)	PW - FACILITIES MAINTENANCE
240620	2024	ADDITIONAL IMAGES FOR RICOH MP25555SPDF	Printed	$102.20	$200.00	182271	RICOH USA, INC.	PW - FLEET
240619	2024	ANNUAL LEASE PMT FOR RICOH MP2555SPDF	Printed	$148.28	$1,183.08	182300	RICOH USA, INC (740540)	PW - FLEET
240588	2024	MISCELLANEOUS FEES	Printed	$5,258.22	$6,000.00	182271	RICOH USA, INC.	PURCHASING
240551	2024	LEASE PAYMENT FOR SIX (6) SYSTEMS	Printed	$3,442.75	$11,197.18	182271	RICOH USA, INC.	POLICE - ADMIN
240528	2024	LEASE PAYMENT FOR SIX (6) SYSTEMS	Closed	$0.00	$10,697.18	182271	RICOH USA, INC.	POLICE - ADMIN
240474	2024	ADDITIONAL IMAGES FOR 11 COPIER LEASE AGREEMENT	Printed	$6,743.21	$16,500.00	182271	RICOH USA, INC.	PURCHASING
240473	2024	ANNUAL LEASE PMTS FOR 2 COPIER SYSTEMS - IMC4500	Printed	$2,832.60	$20,238.80	182271	RICOH USA, INC.	BUILDING
240472	2024	ANNUAL LEASE PMTS- BLDG DEPARTMENT - RICOH IMC4500	Printed	$1,735.19	$2,672.24	182271	RICOH USA, INC.	BUILDING
240471	2024	ANNUAL LEASE PMTS - MPCW2201SP (EAST)	Printed	$2,892.78	$8,051.24	182271	RICOH USA, INC.	BUILDING
240470	2024	ANUAL LEASE PMTS FOR BLD DEPT - RICOH IMC4500	Printed	$1,841.38	$2,872.24	182271	RICOH USA, INC.	BUILDING
240469	2024	ANNUAL LEASE PMTS FOR IMC3000	Printed	$66.72	$3,496.80	182271	RICOH USA, INC.	ENGINEERING
240468	2024	ANNUAL LEASE PMT FOR MPCW2201SP WIDE FORMAT COPIER	Printed	$264.39	$3,758.64	182271	RICOH USA, INC.	ENGINEERING
240440	2024	ANNUAL LEASE PMTS BLD DEPT - IMC4500	Printed	$2,243.16	$2,872.24	182271	RICOH USA, INC.	BUILDING
240379	2024	ANNUAL LEASE FOR RICOH IMC530FB	Printed	$951.69	$4,145.92	182271	RICOH USA, INC.	MARINA
240378	2024	ANNUAL LEASE PMT - PRO5300S	Printed	$349.67	$15,600.00	182271	RICOH USA, INC.	SUNRISE THEATRE
240377	2024	ANNUAL LEASE PAYMENS FOR 6-SYSTEMS FPPD	Printed	$1,642.27	$5,742.80	182271	RICOH USA, INC.	POLICE - ADMIN
240364	2024	ANNUAL LEASE PMTS - IMC3500	Printed	$20.55	$3,054.00	182271	RICOH USA, INC.	SOLID WASTE
240363	2024	ANNUAL LEASE PMT FOR SPC352DN	Printed	$270.16	$703.00	182271	RICOH USA, INC.	INFORMATION TECHNOLOGY
240362	2024	ANNUAL PMT FOR RICOH SPC352DN - ADDITIONAL IMAGES	Printed	$200.45	$2,207.00	182271	RICOH USA, INC.	HUMAN RESOURCES
240359	2024	ANNUAL LEASE PAYMENTS FOR 6-SYSTEMS FPPD	Closed	$0.00	$5,742.80	182271	RICOH USA, INC.	POLICE - ADMIN
240358	2024	ANNUAL MAINTENANCE AGREEMENT - RICOH MP2555SPAD	Printed	$94.88	$925.00	182271	RICOH USA, INC.	POLICE - ADMIN
240357	2024	ADDITIONAL IMAGES FOR 11 SYSTEM LEASE AGREEMENT	Closed	$0.00	$13,000.00	182271	RICOH USA, INC.	PURCHASING
240356	2024	LEASE AGREEMENT - MULTIPLE SYSTEMS (11 DEPTS.)	Closed	$0.00	$23,248.68	182271	RICOH USA, INC.	PURCHASING

THE SUNRISE CITY
FORT PIERCE
Florida
PURCHASING
DEPARTMENT

Exhibit D

BID FORM

PROPOSAL TO THE CITY OF FORT PIERCE FOR AVENUE D AND MEANS COURT PARKING LOT

NAME OF BIDDER: Close Construction Services, LLC

MAILING ADDRESS: 305 NW 4th Ave., Okeechobee, FL 34972

STREET ADDRESS: same as above (Zip Code)

PHONE NUMBER: 863.467.0831

To the: City of Fort Pierce

Pursuant to and in compliance with your notice inviting sealed proposals (Call for Bids), Instructions to Bidders, and the other documents relating thereto, the undersigned bidder, having familiarized himself with the terms of the Contract Documents, local conditions affecting the performance of the contract, and the cost of the Work at the place where the Work is to be done, hereby proposes and agrees to perform within the time stipulated in the Contract, including all of its component parts and everything required to be performed, and to provide and furnish any and all utility and transportation services necessary to perform the contract and complete in a workmanlike manner, all of the Work required in connection with the construction of said Work, all in strict conformity with the plans and/or details, specifications and other related Contract Documents included herein.

The undersigned Bidder acknowledges receipt of the following Addenda, which have been considered in preparation of this Bid:

No. 1	Dated 4.25.2024	No. _____	Dated _____
No. _____	Dated _____	No. _____	Dated _____
No. _____	Dated _____	No. _____	Dated _____

The undersigned Bidder agrees that the Work shall be achieve final construction within 150 calendar days according to the schedule and the Notice to Proceed set forth in these Documents.

The undersigned Bidder further agrees to pay liquidated damages as described herein and engineering and field inspection expenses, due to overtime work and avoidable delays, which shall be in addition to such other amounts for actual delay damages.

Bidder has stated all prices in numerals in accordance with Section 11.2 of the Instruction to Bidders in the blank space(s) provided for that purpose. Bidder has completed all portions of the Bid to avoid disqualification.

The undersigned, as Bidder, declares that the Bid is made in good faith; that this proposal is made without collusion with any person, firm, or corporation; and he proposes and agrees, if the proposal is accepted, that he will execute a contract with the City in the form set forth in the Contract Documents;

that he will furnish the Contract Security Insurance Certificates; that he is aware that failure to properly comply with the requirements set out in the INSTRUCTIONS TO BIDDERS and elsewhere in the Contract Documents may result in a finding that the Bidder is non- responsive and a forfeiture of the Bid Security.

The undersigned Bidder agrees to furnish the required bonds and insurance and to enter into a contract within 10 days after receipt of Notice of Award and further agrees to complete the Work within the time period specified in the Notices to Proceed for each individual project.

The undersigned declares that he has had prior experiences in the type of Work required and has the necessary finances, personnel, working organization, and equipment available to execute the proposed Work.

Bids shall only be considered from those Bidders who have obtained these Contract Documents directly from the City either electronically or from Demand Star.

LIST OF MAJOR SUBCONTRACTORS

1. If awarded a contract as a result of this Bid, the major subcontractors used in the prosecution of the Work will be those listed below, and

2. The following list includes all subcontractors who will perform Work, and

3. The Bidder represents that the subcontractors listed below are financially responsible and are qualified to do the Work required, and

4. 40% of Work must be done by the General Contractor's entity.

If no major subcontractors are to be used, so state on this form

Work to be Done	Name of Subcontractor	Address
N/A		

Notice to Proceed shall be issued by the City with the specified Work to be completed as describe in Section 8 of the General Conditions, within the number of days stated when each Project Contract Time begins to run as specified in the Notice to Proceed.

Work shall be completed, ready for final payment in accordance with Section 8 and 9 of the General Conditions.

Time is of the essence of this Contract and Contractor recognizes that the City will suffer financial loss if the Work, or portions authorized, is not completed within the number of days stated above. Accordingly, Contractor agrees to pay City the liquidated damages stated in the Agreement for each day after the time specified above that the Work is not complete in accordance with Sections 8 and 9 of the General Conditions and with the Agreement.

These liquidated damages are cumulative and additive and represent a reasonable estimate of City's expenses for extended delays. Furthermore, Contractor agrees to pay City expenses for inspection, engineering services, and administrative costs associated with such delay.

In addition to these amounts, there may be additional other amounts for delay damages incurred by City as a result of delays by Contractor. These actual delay damages will include, but not be limited to, delay damage settlements or awards, penalties, and professional fees incurred in connection with such settlements, awards, or penalties and fines imposed by regulatory agencies, contract damages, and loss of use.

ACCOMPANYING THIS PROPOSAL IS Bid Bond
(Insert the word(s) "cashier's check," "bidder's bond," "certified check," or other security as provided by law, as the case may be), in an amount equal to at least 10% of the total amount of the bid, payable to the CITY OF FORT PIERCE the undersigned deposits above-named security as a proposal guarantee and agrees that it shall be forfeited to the City as liquidated damages in case this proposal is accepted by the City and the undersigned fails to execute a contract with the City as specified in the Contract Documents, accompanied by the required payment and faithful performance bonds, with sureties satisfactory to the City, and accompanied by the required certificates of insurance coverage and endorsements. Should the City be required to engage the services of an attorney in connection with the enforcement of this bid, bidder promises to pay City reasonable attorneys' fees and costs (including attorneys' fees and costs on appeals), incurred with or without suit.

The Work shall be performed under a State of Florida Contractor's License. Contract shall not be awarded unless proof of valid license(s) is provided, and license shall be appropriate for the nature of the Work.

The Bidder certifies that the following documents are included in the Bid and are complete:

1. Bid form, list of Addenda received, and authorized signatures.
2. Bid Bond with Power of Attorney attached.
3. Affidavit of Non-Collusion.
4. Trench Safety Act Form.

The Bidder further certifies that he will submit within ten (10) days of notification of the Apparent Successful Bidder:

1. List of Major Subcontractors
2. Payment Bond
3. Performance Bond
4. Agreement
. Certificates of Insurance

NOTE: If bidder is a corporation, the legal name of the corporation shall be set forth below, together with signature(s) of the officer or officers authorized to sign contracts on behalf of the corporation and corporate seal; if bidder is a partnership, the true name of the firm shall be set forth below with the signature(s) of the partner or partners authorized to sign contracts in behalf of the partnership; and if the bidder is an individual, his signature shall be placed below.

Bidder: Close Construction Services, LLC
(Type or Print)

By: _____

Name: Thomas C. Close

Title: President

Dated: 5.7.2024, 2024

(Corporate Seal)

Attest
If Corporation

By: _____

Name: Melissa Stone

Title: Corp. Secretary

Witnesses: Courtneyss Galassi
(Signature)

(If partnership
Or individual) _____
(Signature)

Contractor's License (State, Number, Expiration Date, Type of License) General Contractor, Florida CGC1526474, Expiration Date August 31, 202

END OF SECTION

EXHIBIT "D"
SECTION 002

BID BOND

KNOW ALL MEN BY THESE PRESENTS, that we, Close Construction Services, LLC, as Principal, and American Southern Insurance Company, as Surety, are held and firmly bound unto the City of Fort Pierce, hereinafter called the City, in the penal sum of 10% of Contractors Bid Dollars ($ 10% of Contractors Bid), lawful money of the United States, for the payment of which sum well and truly to be made, we bind ourselves, our heirs, executors, administrators, and successors, jointly and severally, firmly by these presents. The Bid Bond amount shall be ten (10) percent of the Base Bid amount as entered on the Bid Form.

The condition of this obligation is such that whereas the principal has submitted the accompanying bid dated May 7th 2024, for the Avenue D and Means Court Parking Improvement

NOW, THEREFORE, if the Principal shall not withdraw said bid within the period of time set forth in the Contract Documents, and shall within ten (10) calendar days after receipt of the Notice of Award enter into a written contract with the City in accordance with the bid as accepted, and if the Principal shall give the required bonds with good and sufficient sureties for the faithful performance and proper fulfillment of such contract and for the protection of subcontractors, laborers and material men, and if the Principal has provided the required evidence of insurance as set forth in the Contract Documents and complied with the Florida Department of Environmental Protection certifications and requirements, and all other contract provisions, or in the event of withdrawal of said bid within the periods specified, or the failure to enter into said contract, or failure to comply with FDEP requirements, or otherwise, if the Principal shall within sixty (60) days after request by the City to pay to the City the difference between the amount specified in said bid and the amount for which the City may procure the required work, if the latter amount be in excess of the former, then the above obligation shall be void and of no effect, otherwise to remain in full force and effect.

It is further agreed that if the City is required to utilize legal counsel to recover on this bond, it may also recover its costs relating thereto, including a reasonable amount for attorneys' fees and costs, including attorneys' fees and costs in appellate proceedings.

EXHIBIT "D"
SECTION 002

IN WITNESS WHEREOF, the above parties have executed this instrument under their several seals this 7th day of May, 2024, the name and corporate seal of each corporate party being hereto affixed, and these presents duly signed by its undersigned representative pursuant to authority of its governing body.

WITNESSES
(if individual
or partnership)

_____

_____

PRINCIPAL

Close Construction Services, LLC

By: _____
(Signature)

Name: Thomas C. Close

Title: President

ATTEST (if corporation)

By: _____
(Signature)

Name: Melissa Stone

Title: Corp. Secretary

(Corporate Seal)

SURETY

American Southern Insurance Company

By: _____
(Signature)

Name: Kevin R. Wojtowicz

Title: Attorney-in-Fact

(Surety Seal)

Attach a certified copy of Power of Attorney appointing individual Attorney-in-Fact for execution of Bid Bond on behalf of Surety.

Any Claims under this bond may be addressed to:

Name of Surety	American Southern Insurance Company
Mailing Address	200 SW 30th St Topeka, KA 66611
Street Address	200 SW 30th St Topeka, KA 66611
Name and Mailing and Street	200 SW 30th St Topeka, KA 66611

Address of Agent or 1000 Central Ave #200
St. Petersburg, FL 33705

Representative in Florida na

(if different than above) _____

_____

_____

_____

Telephone Number of Surety 800.241.1172

and Agent or Representative 727.209.1803

in Florida _____

END OF SECTION

AMERICAN SOUTHERN INSURANCE COMPANY

Domicile: 200 S.W. 30th Street
Topeka, Kansas 66611

Mailing Address: 3715 Northside Pkwy, NW, STE 4-800
Atlanta, Georgia 30327

GENERAL POWER OF ATTORNEY

Know all men by these Presents, that the American Southern Insurance Company had made, constituted and appointed, and by these presents does make, constitute and appoint Charles J. Nielson or David R. Hoover of Miami Lakes, Florida; Kevin R. Wojtowicz, Laura D. Mosholder, Brett Rosenhaus, or Jessica P. Reno of St. Petersburg, Florida, as its true and lawful attorney for it and its name, place and stead to execute on behalf of the said company, as surety, bonds, undertakings and contracts of suretyship to include execution of consents for the release of retained percentages and/or final estimates on engineering and construction contracts, or similar authority to be given to all obligees provided that no bond or undertaking or contract of suretyship executed under this authority shall exceed in amount of the sum of $2,000,000 (Two Million U.S. Dollars).

This Power of Attorney is granted and is signed and sealed by facsimile under and by the authority of the following Resolution adopted pursuant to due authorization by the Executive Committee of the Board of Directors of the American Southern Insurance Company on the 26th day of May, 1998:

RESOLVED, that the Chairman, President or any Vice President of the Company be, and that each or any of them hereby is, authorized to execute Powers of Attorney qualifying the attorney named in the given Power of Attorney to execute in behalf of the American Southern Insurance Company bonds, undertakings and all contracts of suretyship; and that any Secretary or any Assistant Secretary be, and that each or any of them hereby is, authorized to attest the execution of any such Power of Attorney, and to attach thereto the seal of the Company.

FURTHER RESOLVED, that the signature of such officers and the seal of the Company may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be valid and binding upon the Company when so affixed and in the future, with respect to any bond undertaking or contract of suretyship to which it is attached.

In Witness Whereof, the American Southern Insurance Company has caused its official seal to be hereto affixed, and these presents to be signed by its President and attested by its Secretary, this 7th day of April, 2017.

Attest: _____ American Southern Insurance Company

Melonie A. Coppola, Corporate Secretary — By: _____ Scott G. Thompson, President

STATE OF GEORGIA
COUNTY OF FULTON

AMERICAN SOUTHERN INSURANCE COMPANY CORPORATE SEAL 1936 KANSAS

(CORPORATE SEAL)

On this 7th day of April, 2017, before me personally came Scott G. Thompson, to me known, who being by me duly sworn, did depose and say that he resides in Atlanta, in the County of Fulton, State of Georgia, at 421 Hollydale Court; that he is the President of American Southern Insurance Company, the corporation described in and which executed the above instrument; that he knows the seal of the said corporation; that the seal affixed to the said instrument is such corporate seal; that it was so affixed and that he signed his name thereto pursuant to due authorization.

STATE OF GEORGIA NOTARY SEAL:

JONATHAN BELL My Commission Expires NOTARY PUBLIC 03-12-2025 CHEROKEE COUNTY, GA

_____
Jonathan Bell, Notary Public, State of Georgia
My Commission Expires March 12, 2025

AMERICAN SOUTHERN INSURANCE COMPANY CORPORATE SEAL 1936 KANSAS

I, the undersigned, a Vice President of American Southern Insurance Company, a corporation domiciled in Kansas, DO HEREBY CERTIFY that the foregoing and attached Power of Attorney remains in full force and has not been revoked; and, furthermore, that the Resolution of the Executive Committee of the Board of Directors set forth in the Power of Attorney is now in force.

Signed and sealed at the City of Atlanta, Dated the 7 day of May, 2024.

_____
Jerry A. Underwood
Vice President – Surety

POA NUMBER: 96073

NOTICE TO PROCEED

Date:_____

To:_____

_____ **Contractor.**

Notice to Proceed on Project: Avenue D and Means Court Parking Lot Improvements, Bid No: 2024-023

Cost of Project based on Unit Prices by Agreement: $_____

You are hereby notified to proceed with the Work on the subject Project on or before _____, 2024 and to obtain Substantial completion within 90 calendar days and Final completion within 120 calendar days. Find attached four (4) sets of the subject project drawings.

The completion date for **this project** work shall be: _____**, 2024.**

OWNER: BY:

CITY OF FT. PIERCE, FLORIDA
100 NORTH U.S. HIGHWAY 1 John R. Andrews, P.E. FT. PIERCE, FL 34950 City Engineer

ACKNOWLEDGE RECEIPT OF NOTICE

By: _____ _____
Contractor Date

END OF SECTION

CHANGE ORDER FORM
CITY OF FORT PIERCE

PROJECT: **Avenue D and Means Court Parking Lot Improvements**

DATE: _____ CONTRACTOR: _____

OWNER: CITY OF FORT PIERCE AGREEMENT DATE: _____

CHANGE ORDER REQUESTED BY: City _____ Contractor _____

THE FOLLOWING CHANGES ARE MADE TO THE CONTRACT DOCUMENTS:

CONTRACT AMOUNT AND CONTRACT TIME:

Original CONTRACT AWARD AMOUNT $ _____

Current CONTRACT AMOUNT ADJUSTED by Previous CHANGE ORDER(S) $ _____

Net (Increase) (Decrease) of CONTRACT AMOUNT resulting from this CHANGE ORDER $ _____

Current CONTRACT AMOUNT Including this CHANGE ORDER $ _____

ORIGINAL CONTRACT TIME _____ Calendar Days

Current CONTRACT TIME ADJUSTED by Previous CHANGE ORDER _____ Calendar Days

Net (Increase) (Decrease) Resulting from this CHANGE ORDER _____ Calendar Days

Current CONTRACT COMPLETION DATE including this CHANGE ORDER _____

(Change Order No._____, Page 1 of 2)

CHANGES ORDERED:

I. GENERAL: This CHANGE ORDER is necessary to cover changes in the Work to be performed under the Contract Documents. General Conditions, Supplementary Conditions as applicable, Specifications, and all parts listed in Article 1, Definitions of the General Conditions, apply to and govern all Work under this CHANGE ORDER.

II. REQUIRED CHANGES:

_____

_____

III. JUSTIFICATION:

_____

_____

IV. PAYMENT:

Payment for the above listed items shall be made according to the Agreement.

V. APPROVAL AND CHANGE AUTHORIZATION:

Acknowledgments: The aforementioned change(s), and work affected thereby, is subject to all provisions of the original Agreement not specifically changed by this Change Order; and it is expressly understood and agreed that the approval of this Change Order shall have no effect on the original Agreement other than matters expressly provided herein.

RECOMMENDED BY:

_____

By:_____
Signature

Date:_____

ACCEPTED BY:

Contractor: _____

By:_____
Signature

Name:_____

Date:_____

APPROVED BY: City of Ft. Pierce

Date:_____

By:_____
Signature & Title

END OF CHANGE ORDER

APPLICATION FOR PAYMENT

Application for payment forms will be issued at the Pre-construction Conference.

END OF SECTION

BIDDER'S QUALIFICATIONS QUESTIONNAIRE

All questions must be answered, and the data given must be clear and comprehensive. This statement must be notarized. If necessary, questions may be answered on separate attached sheets. The Bidder may submit any additional information he desires. Qualifications Questionnaire must be submitted with the Proposal.

1. Name of Bidder. Close Construction Services, LLC
2. Permanent Main Office address. 305 NW 4th Ave., Okeechobee, FL 34972
3. When organized? 4.16.2018
4. If a corporation, where incorporated? Florida
5. How many years have you been engaged in construction under this present firm or trade name? 6 Years
6. Contracts on hand: (Schedule of these, showing gross amount of each contract and the appropriate anticipated dates of completion.) See Attached List of Current Projects.
7. General character of work performed by you. Earthwork and Site Work.
8. Have you ever failed to complete any work awarded to you? If so, where and why? No
9. Have you ever defaulted on a contract? If so, where and why? No
10. List the more important contracts recently completed by you, stating approximate gross costs of each and the month and year completed. Include the name and telephone number of contact in company for which you provided work. See Attached Completed Projectes
11. List your major equipment available for this contract. See Attached List of Equipment.
12. Experience in general construction work similar in scope to this project. (If additional space is needed or required, it may be attached to this sheet.) see attached similar projects
13. Background and experience of the principal members of your company, including the officers. See Attached Resume for Thomas C. Close.
14. Give bank reference. Tabitha Trent, Vice President - South State in Okeechobee, FL. 863.824.4353
15. You will furnish a detailed financial statement and, upon request, any other information that may be required by the City of Fort Pierce.

    See Attached Financial Statement

16. The Undersigned hereby authorizes and requests any person, firm, or corporation to furnish any information requested by the City of Fort Pierce in the County of St. Lucie in verification of the recitals comprising this Bidder's Qualifications Questionnaire.

Dated at Okeechobee this 7 day of May, 2024.

Contractor:

Close Construction Services, LLC

By: _____

Thomas C. Close, President
(Name & Title)

County of Florida
State of Okeechobee

Thomas C. Close, being duly sworn, deposes and says that he is President of Close Construction Services, LLC, and that the answers to the foregoing questions and all statements contained therein are true and correct.

Subscribed and sworn to before me this 7 day of May, 2024.

Courtney Galassi
Notary Public

My Commission Expires

October 24, 2027

(Seal)

COURTNEY GALASSI
MY COMMISSION # HH 457941
EXPIRES: October 24, 2027

END OF SECTION

;LOSE
;ONSTRUCTION
;ERVICES, LLC

Current Projects

Project Name and Owner	Description	Contact	Engineer	Total Contract Value	Date of Completion	Percentage Completed
ıian River County Renovation of the nes' Pier Conservation Area Bungalow	The existing bungalow will be converted into an interpretive center for use by the public. Work includes addition of a Handicap Ramp, Stairs, Repair and Replacement of Exterior Siding, Roofing, Windows/Doors, Interior Ceilings, Wall Finish, Flooring, Cabinetry, HVAC, Electrical and Plumbing.	Anthony J. Donadio	Donadie & Assoicates	$639,075.00	8.13.2024	20%
ty of Punta Gorda Laishley Park ayground's Splash Pad and Playground	The rehabilitation will include but not be limited to the interactive fountain, installation of additional splash pad features, surfacing, and replacement of the existing holding tank, pump and filtration systems.demolition, grading, drainage, concrete, electrical, and plumbing work.	Anne Heinen	The Weiler Engineering Corporation	$988,992.00	8.15.2024	30%
ty of Lake Worth Beach South Palm ırk Sea Level Rise Mitigation ormwater Pump Station	Address the chronic flood conditions at the southern end of the South Palm Park neighborhood by upgrading pump station, piping, and controls.	Steve Fowler	Holtz Consulting Engineers, Inc. and Chan Moore and Associates	$1,097,282.00	7.31.2024	70%
ıceola County BVL Drainge provements - Trash Collection Skimmer	Create a stabilized area in the ditch and install a skimmer to remove trash and debris.	Jose Ortiz	Osceola Engineering Incorporated	$637,700.00	6.18.2024	30%
ıian River County Kiwanis Hobart Park ıw Restroom and Sewer Connection	Installation of a lift station and force main, construction of a new restroom building, decommissioing of existing septic system, and demolotion and removal of existing restrrom.	AJ Fasano	Edlund Dritenbas Binkley Architects	$635,858.00	10.7.2024	15%
y of Winter Haven ıingarden/Stormwater Project	construct several structural stormwater improvements in order to promote infiltration throughout multiple lake drainage basins. These types of projects allow for the treatment and percolation of stormwater, identified in the Sustainable Water Resource Management Plan and Chain of Lakes Water Quality Management Plan to provide water quality benefits to Winter Haven's lakes and recharge of its aquifers.	Devin Moore	Cater Kaye Engineering	$673,340.28	5.28.2024	70%

CLOSE CONSTRUCTION SERVICES, LLC
305 NW 4th Avenue, Okeechobee, FL 34972
Phone: 863.467.0831
State License #CGC1526474

Completed Projects

1.

Project Name: Gymnasium Remodeling and Additional Storage Brighton Seminole Indian Reservation

Owner:	Seminole Tribe of Florida
Address:	17350 Ballfield Road Okeechobee, FL 34974
Contact Person:	Tanya McMillion
Telephone:	954.966.6300 Ext:11268
Email:	tanyamcmillion@semtribe.com
Value of Work:	$1,456,070.00
Completion Date:	June 2023

Description : Remosel and renovation of the reception area (126SF), multi-sports training room (958 SF) and weight room (2,180 SF) including all associates MEP work. A (2,555 SF) building addition to house a racquetball court and separate storage room including all associated MEP and Civil / Site Work.

2.

Project Name: Ackerman Vacuum Sewer Collection Systems Zones 1 & 2

Prime Contractor:	Guymann Construction of Florida Inc
Owner:	Charlotte County
Address:	305 SW 3rd St. Cape Coral , FL 33991
Contact Person:	Aaron Hunt-Branch

Telephone: 239.574.4174

Email: aaron@guymann.com

Value of Work: $2,025,000.00

Completion Date: July 2023

Description : Construction of a vacuum pump station including CMU wall, trusses, metal roof, installation of doors, coatings, installation of vacuum equipment, electrical, mechanical and site work.

3.

Project Name: Existing Bleacher Seating Repairs and Improvements at the Okeechobee Agri-Civic Center

Owner: Okeechobee County

Address: 304 NW 2nd Street, Okeechobee, FL 34972

Contact Person: Tiffany Gold

Telephone: 863.763.0805

Email: tgould@okeechobeecountyfl.gov

Value of Work: $89,454.00

Completion Date: April 2024

Description : Miscellaneous Bleacher Repairs and Improvements

Close Construction Services. LLC
Equipment List Heavy Equipment

Year Make and Model

1999 Daewoo 220 Track Hoe Excavator
2007 Wacker Compactor DPU6055/Plate Tamp
2011 Wacker Compactor BPU4045A/Plate Tamp
2010 Wacker Compactor BPU3050A/Plate Tamp
2004 Kubota Mini Excavator
2007 Bobcat T250 Skid Loader
2000 John Deere 444 Loader
2011 Doosan RX264H Jumping Jack
7 Foot Six Way Dozer Blade
1999 Ford F800 Water Truck

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Similar Projects

1.

Project Name: Clewiston DOG Wic Office Renovation

Owner: Florida Department of Health

Address: 1100 S. Olympia St Clewiston, FL 33440

Contact Person: C. Alan Anderson, Architect

Telephone: 941.929.0329

Email: aanderson@ca3architects.com

Value of Work: $96,199.00

Completion Date: August 2022

Description: Install or relocate frills to match the existing diffusers. Inspect the vav boxes ensuring they are in good working condition and operating properly. Inspect the ductwork to ensuring they are in proper working condition. Inspect the heat strips and controls for the vav boxes to ensure they are operating and performing as intended.

2.

Project Name: Porous Paving System for East Bradenton Park

Owner: Manatee County

Address: Po Box 1000 Bradenton, FL 34206

Contact Person: Aaron Rawley

Telephone: 941.705.2619

Email: aaron.rswley@mymanatee.org

Value of Work: $115,000.00

Completion Date: April 2018

Description : Provide and install Tru-Grid Proplus permeable paving system at the East.

3.

Project Name: West Dearborn Low Impact Development Storm water Pilot Project

Owner: Sarasota County Public Works

Address: 1001 Sarasota Center Blvd. Sarasota, FL 34240

Contact Person: Debbie Marks

Telephone: 941.650.2235

Email: dmarks@scgoc.net

Value of Work: $5,954,305.67

Completion Date: March 2017

Description : Construction of bio-detention/bio-retention systems, stormwater piping and structures, irrigation, landscape, pavement, and sidewalk removal, excavation, grading, compaction, curbing, erosion and pollution control, pavement striping, and signage in an existing heighborhood.

CLOSE CONSTRUCTION SERVICES, LLC
305 NW 4th Avenue, Okeechobee, FL 34972
Phone: 863.467.0831
State License #CGC1526474

THOMAS C. CLOSE, President/ Project Manager

TECHNICAL EXPERTISE / QUALIFIER

EDUCATION
B.S. Building and Construction, University of West Florida

A.A. Indian River Community College

LICENSE
Licensed General Contractor – State of Florida #CGC1526474

YEARS EXPERIENCE
35+

Mr. Close has over 35 years of professional experience in commercial, civil, and residential construction. He has a history of producing quality projects which are completed on schedule and within the budget. Mr. Close has successfully completed several fast-track design-build projects by employing effective coordination between all team members (design, construction, and Owner).

EXPERIENCE HIGHLIGHTS – (Completed as Project Manager for Close Construction, LLC)

- Southport Unit 5 Area Vacuum Sewer System. Project Manager. Construction of a vacuum station CMU Building to house vacuum sewer collection system. Work included construction of the CMU building, installation of metal roof, overhead doors, aluminum doors, louvers, HVAC, plumbing and electrical work. Installation of pipe, valves and fittings. Completed: July 2020

- BC BSS Facility Upgrades Dock Addition. Project Manager. Demolition of an existing dock, construction of a new dock including installation of 10" PT Timber Piles, 2" x 6" Joist framing, 2" x 6" deck boards and new PT railing. Completed: January 2020

- Boy and Girls Club Kitchen Renovation. Project Manager. Interior alteration to existing kitchen area, selective demolition, new wall, flooring, title ceiling, painting, purchase and installation of a new AC unit, installation of new kitchen equipment. Completed: April 2019

- Landfill Trap Replacement. Project Manager. Removal of existing tire ballast and damaged 12 mil rain trap, repairs of slope erosion, install new rain trap with tire ballast. Completed: May 2018

- Three Island Reuse Irrigation Project. Project Manager. Installation of approximately 3,775 LF of pressurized reuse irrigation main, installation of irrigation service lines, storage tank construction of a pump station, road restoration, pressure testing. Completed: April 2018.

- Ahfachkee School Expansion – Generator and Trailer Relocation Project, Clewiston, FL. – Project Manager. Relocation of two trailers, generator, and construction of a generator pad and sidewalk. Completed: February 2018.

- ADA and Drainage Improvements at Wabasso School Sebastian, FL – Project Manager. Remove and replace concrete walk, ramps and stairs to meet ADA standards and update drainage system to capture downspout from walkway roof. Completed: April 2017.

- Big Cypress Seminole Indian Reservation Western Water Conservation Basin 2, Siphon 2, Clewiston, FL – Project Manager. Construction of four new pump stations and construction of levees and canals. Completed: March 2017.

- Eastern Regional Water Supply Facility Laboratory Air Flow Control System and Misc Improvements, Orlando, FL – Project Manager. Remove of the existing chain link fencing and replacement with new 8' chain link fence with three strands of barbwire including gates. Replacement of laboratory air flow control system including new supply air valves and exhaust air valves. Includes control software, programming, dell computer and monitor. Replacement of air cooled water chillers including interface with the building. Completed: December 2016.

- West Dearborn Low Impact Development Storm Water Pilot Project, Sarasota, Florida – Project Manager. Construction of bio-detention/bio-retention systems, storm water piping and structures, irrigation and landscape, and miscellaneous streetscape items. Project included construction of pervious parking, sidewalks, permeable pavers, clearing and grubbing, pavement and sidewalk removal, excavation, grading and compaction, curbing, erosion and pollution control, pavement striping, and signage. Completed: February, 2014.

- Lakes Park Water Quality Restoration Project, Lee County, Florida - Project Manager. Construction of rock/soil peninsulas within the East and West Lakes at Lakes Regional Park, creating a serpentine flow way with extensive associated littoral zones and upland areas planted with appropriate vegetation to enhance nutrient removal from the water and provide wildlife habitat. Included clearing and grubbing, temporary

access road with water crossing and turbidity monitoring throughout the project. Completed: December, 2012.

- Powell Creek Preserve Filter Marsh and Hydrologic Restoration, Lee County, Florida – Project Manager. Construction of 19-acre wetland filter marsh on existing undeveloped site. Work included clearing and grubbing, excavation and removal offsite of 143,049 CY of excess fill, grading, construction of trails/maintenance berms, installation of control structures, wet well, pumps, controls, fencing, storm water inlets, rip rap, manholes, and stabilized low flow crossing of Powell Creek. Extensive dewatering, erosion/sediment control was required in an environmentally sensitive location. Completed: September, 2012.

- G435 Pump Station (G509B Compartment B Build-Out), Palm Beach County, Florida – Project Manager. The project is part of the South Florida Water Management District's Everglades Restoration Plan. It involved the construction of a 480-cubic foot per second pump station utilizing (3) three Axial pumps with 160-cubic foot per second capacity each and the installation of berms and levees located in Compartment B of the Everglades. Completed December, 2011.

- Ridgway Acres Subdivision, Okeechobee County, Florida – Project Boromei. Developed a 60-acre residential subdivision. Work included clearing, earthwork, installation of underground utilities, roadway, and drainage system consisting of two retention lakes and drainage outfall structures. Completed February, 2007.

- Locals Restaurant Building & Site Work, Okeechobee, Florida – Project Manager. This project was an 8,529 S.F. design-build project utilizing a 2-story Varco Pruden metal building. Original building layout included custom bar, ice cream parlor, mezzanine, commercial kitchen, and restaurant areas. Completed in 2005.

CLOSE CONSTRUCTION SERVICES, LLC

FINANCIAL STATEMENTS

AND

SUPPLEMENTARY SCHEDULES

(Unaudited - Read Accountant's Review Report)

Years Ended December 31, 2023 and 2022

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SALLIE C. WATSON
CERTIFIED PUBLIC ACCOUNTANT
2525 86th AVENUE
VERO BEACH, FLORIDA 32966
Telephone 772-473-1632

Independent Accountant's Review Report

To the Members
Close Construction Services, LLC

I have reviewed the accompanying financial statements of Close Construction Services, LLC relevant to the preparation and fair presentation of financial statements that are free from material misstatement whether due to fraud or error.

Management's Responsibility for the Financial Statements
Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America. This includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement whether due to fraud or error.

Accountant's Responsibility
My responsibility is to conduct the review engagements in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. Those standards require me to perform procedures to obtain limited assurance as a basis for reporting whether I am aware of any material modifications that should be made to the financial statements for them to be in accordance with accounting principles generally accepted in the United States of America. I believe that the results of my procedures provide a reasonable basis for my conclusion.

I am required to be independent of Close Construction Services and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements related to our reviews.

Accountant's Conclusion
Based on my reviews, I am not aware of any material modifications that should be made to the accompanying financial statements in order for them to be in accordance with accounting principles generally accepted in the United States of America.

Supplementary Information
The accompanying information, "Schedule I – Contracts in Progress" and "Schedule II – Contracts Completed" as of December 31, 2023 is presented for purposes of additional analysis and is not a required part of the basic financial statements. "Schedule I - Contracts in Progress" and "Schedule II - Contracts Completed" are the responsibility of management and were derived from, and relates directly to, the underlying accounting and other records used to prepare the financial statements. Schedules I and II have been subjected to the review procedures applied in my review of the basic financial statements. I am not aware of any material modifications that should be made to "Schedule I – Contracts in Progress" or "Schedule II – Completed Contracts". I have not audited "Schedule I - Contracts in Progress" or Schedule 2 – Completed Contracts.

Sallie C. Watson, CPA
March 11, 2024

CLOSE CONSTRUCTION SERVICES, LLC
BALANCE SHEETS
December 31, 2023 and 2022

ASSETS

	2023	2022
Current assets:		
Cash	$ 164,203	$ 75,180
Contracts receivable	156,847	-
Accounts receivable-affiliates	45,111	-
Accounts receivable-other	1,627	
Contract assets	117,470	2,640
Total current assets	485,258	77,820
Property and equipment:	19,270	-
Accumulated depreciation	(77)	-
Net property and equipment	19,193	-
Total assets	$ 504,451	$ 77,820

LIABILITIES AND MEMBERS' EQUITY

Current liabilities:		
Accounts payable	$ 162,311.00	$ 2,112.00
Contract liabilities	62,387	-
Total current liabilities	224,698	2,112
Total liabilities	224,698	2,112
Members' equity	279,753	75,708
Total liabilities and members' equity	$ 504,451	$ 77,820

CLOSE CONSTRUCTION SERVICES, LLC
STATEMENTS OF INCOME
Years Ended December 31, 2023 and 2022

	2023	2022
Contract revenues earned	$ 894,274	$ 2,640
Costs of revenues earned:		
Materials	122,876	-
Equipment	8,356	-
Subcontractors	452,433	-
Other job related costs	187,937	2,112
Total costs of revenues earned	771,602	2,112
Gross profit	122,672	528
General and administrative expense:		
Office expense	10,262	284
Insurance	9,613	1,009
Bad debt	5,000	-
Repairs and maintenance	5,435	-
Professional fees	4,800	-
Dues and subscriptions	4,152	139
Bidding and miscellaneous expense	2,889	292
Rent	2,800	-
Administrative salaries and payroll taxes	1,199	-
Fees	504	16
Utilities	435	-
Telephone	411	-
Taxes and licenses	431	180
Interest	404	-
Travel	215	-
Depreciation	77	-
Total	48,627	1,920
Net income (loss)	$ 74,045	$ (1,392)

CLOSE CONSTRUCTION SERVICES, LLC
STATEMENTS OF CHANGES IN MEMBERS' EQUITY
Years Ended December 31, 2023

	12/31/2023	12/31/2022
Members' equity, beginning	$ 75,708	
Contributions	130,000	77,100
Net Income (Loss)	74,045	(1,392)
Members' equity, ending	$ 279,753	$ 75,708

CLOSE CONSTRUCTION SERVICES, LLC
STATEMENTS OF CASH FLOWS
Years Ended December 31, 2023 and 2022

	2023	2022
Cash flows from operating activities:		
Net income (loss)	$ 74,045	$ (1,392)
Adjustments to reconcile net income to net cash provided by operating activities:		
Depreciation	77	-
(Increase) decrease in accounts receivable	(203,586)	-
(Increase) in contract assets	(114,830)	(2,640)
Increase in accounts payable	160,199	2,112
Increase in contract liabilities	62,387	
Total adjustments	(95,753)	(528)
Net cash used in operating activities	(21,708)	(1,920)
Cash flows from investing activities:		
Purchase of equipment	(19,270)	-
Net cash used in investing activities	(19,270)	-
Cash flows from financing activities:		
Contributions to members' capital	130,000	76,285
Net cash provided by financing activities	130,000	76,285
Net increase in cash	89,022	74,365
Cash at beginning of year	75,180	815
Cash at end of year	$ 164,202	$ 75,180

CLOSE CONSTRUCTION SERVICES, LLC
NOTES TO FINANCIAL STATEMENTS
Years Ended December 31, 2023 and 2022

(1) Organization

Close Construction Services , LLC (the Company) is engaged in business as a general contractor. The Company began activities in 2022. The principal business of the Company is commercial and residential construction, operating principally in the South and Central Florida areas.

(2) Significant accounting policies

Income Recognition/Performance obligations – Revenues from fixed-price contracts are recognized over time based on the percentage-of-completion method. Under this method, contract revenues are recognized based upon the percentage that accrued costs to date bear to total estimated costs for each individual contract. This method is used because management considers total costs to be the best available measure of progress on contracts.

Costs of revenues earned include direct contract costs of labor, payroll taxes, materials, equipment rental and other direct costs. General and administrative costs are charged to expense as incurred. Provision for estimated losses on uncompleted contracts is made in the period in which such losses are determined. Changes in job performance, job conditions, and estimated profitability may result in revisions to costs and income and are recognized in the period in which the revisions are determined. Changes in estimated job profitability resulting job performance, job conditions, change orders and settlements are accounted for as changes in estimates in the current period.

Cash and cash equivalents - The Company considers deposits that can be redeemed on demand and investments that have original maturities of less than three months, when purchased, to be cash equivalents.

Accounts receivable – The Company uses the allowance method for doubtful accounts equal to the estimated uncollectable amounts. The Company's estimate is based on historical collection experience, management's assessment of the credit history with contractors having outstanding balances and current relationships with them, and a review of the current status of trade accounts receivable. It is reasonably possible that the Company's estimate of the allowance for doubtful accounts will change.

Contract balances – Contract assets include costs and estimated earnings in excess of billings on uncompleted Contracts, and represent revenues recognized in excess of amounts billed Contract liabilities include billings in excess of costs and estimated earnings on uncompleted contracts and represent billings in excess of revenues recognized.

Estimates – The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America. ("GAAP") requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the

(2) Summary of significant accounting policies (continued)

reporting period. These estimates may be adjusted as more current information becomes available, and any adjustment could be significant.

Advertising – It is the Company's policy to expense advertising costs as incurred. No advertising costs were incurred for the year ended December 31, 2023 and 2022.

Income taxes – The Company does not record a provision for U.S. federal, state, or local income taxes because the member reports the Company's income or loss on his income tax return.

(3) Cash

The Company maintains cash balances at a single financial institution. Accounts are presently insured by the Federal Deposit Insurance Corporation (FDIC) up to $250,000. The Company had no uninsured balances at December 31, 2023 and 2022.

(4) Accounts receivable

Accounts receivable consist of the following:

	12/31/2023	12/31/2022
Contracts receivable:		
Completed contracts	$ -	$ -
Contracts in progress	128,408	-
	128,408	-
Retainage receivable	33,439	-
Less: Allowance for doubtful accounts	(5,000)	-
	$ 156,847	$ -

(5) Contract Balances

Contract Balances at December 31, 2023 and 2022 are summarized as follows:

	12/31/2023	12/3/2022
Costs incurred on uncompleted contracts	$ 615,251	$2,112.00
Estimated earnings	106,831	528
Contract revenue earned on uncompleted contracts	$ 722,082	$ 2,640
Billings-to-date (including conditional retainage)	668,776	$ 171,494
Less: Conditional retainage	(33,439)	-
Billings-to-date (excluding conditional retainage)	635,337	171,494
Contract assets (Contract liabilities)	$ 86,745	$(168,854)

(6) Related party transactions

During the year ended December 31, 2023, the Company hired its construction labor force under informal month-to-month arrangements with parties related to it by common management. It also reimburses the related party for clerical work performed on behalf of the Company. Construction and clerical payroll and payroll taxes paid to a related party during the year ended December 31, 2023 totaled $126,050. No payments for these services were made during the year ended December 31, 2022. There were no accounts payable due to the related company at December 31, 2023 or 2022.

(7) Surety bonds

The Company, as a condition for entering into certain of its construction contracts, must furnish payment and performance bonds to contract owners. At December 31, 2023, the Company had outstanding surety bonds in the amount of $5,424,741.

(8) Comprehensive income

The Company has no items of other comprehensive income in any period presented. Therefore, net income as presented in the Company's statements of income equals comprehensive income.

(9) Backlog

The following schedule presents a reconciliation of backlog representing the amount of revenue the Company expects to realize from work to be performed on uncompleted contracts in progress at December 31, 2023.
The following schedule presents a reconciliation of backlog representing the amount of revenue the Company expects to realize from work to be performed on uncompleted contracts in progress at December 31, 2023.

Balance, December 31, 2022	$ 788,617
New contracts and adjustment	4,906,777
	$ 5,695,394

SUPPLEMENTARY INFORMATION

Close Construction Services, LLC
Schedule I - Contracts in Progress
Year Ended December 31, 2023

Job	Customer	Contract Totals Revenues	Contract Totals Cost of Revenues	Contract Totals Gross Profit	Contract Totals Est. Prof %	Before January 1, 2023 Revenues	Before January 1, 2023 Cost of Revenues	Before January 1, 2023 Gross Profit	From Inception to December 31, 2023 Revenues Earned	From Inception to December 31, 2023 Costs of Revenues	From Inception to December 31, 2023 Gross Profit	From Inception to December 31, 2023 % of Complet	At December 31, 2023 Billed To to Date	At December 31, 2023 Estimated Costs to Complete	At December 31, 2023 Costs & Estimated Earnings in Excess of Billings (Billings in Excess of Costs & Estimated Earnings)	Period Ended December 31, 2023 Revenues Earned	Period Ended December 31, 2023 Cost of Revenues	Period Ended December 31, 2023 Gross Profit (Loss)
001	Port St. Lucie Maintanance Bld	643,584	559,724	83,860	13%	2,130	1,704	426	481,018	418,341	62,677	74.74%	532,680	141,383	(51,662)	478,888	416,637	62,251
006	South Palm Park Sea Level Mit	1,097,282	880,000	217,282	20%	-	-	-	117,565	94,285	23,280	10.71%	128,290	785,715	(10,725)	117,565	94,285	23,280
008	Kissimmee Prairie Bunkhouse	69,788	59,320	10,468	15%	-	-	-	312	265	47	0.45%	-	59,055	312	312	265	47
009	Laishley Park Splashpad	988,992	800,190	188,802	19%	-	-	-	51,142	41,379	9,763	5.17%	7,806	758,811	43,336	51,142	41,379	9,763
010	Okee Agri-Civic Center Bleach	89,454	76,000	13,454	15%	-	-	-	-	-	-	0.00%	-	76,000	-	-	-	-
011	BVL Drianage Improvements	637,700	542,045	95,655	15%	-	-	-	22,995	19,546	3,449	3.61%	-	522,499	22,995	22,995	19,546	3,449
012	Kiwanis Hobart Park Restroom	635,885	540,500	95,385	15%	-	-	-	24,919	21,181	3,738	3.92%	-	519,319	24,919	24,919	21,181	3,738
013	Winter Haven Raingarden	673,340	572,300	101,040	15%	-	-	-	24,925	21,185	3,740	3.70%	-	551,115	24,925	24,925	21,185	3,740
014	Jones' Pier Bungalow	639,075	543,215	95,860	15%	-	-	-	982	835	147	0.15%	-	542,380	982	982	773	209
015	Clewiston SHIP Home	48,800	41,500	7,300	15%	-	-	-	-	-	-	0.00%	-	41,500	-	-	-	-
																	-	-
		$ 5,523,900	$ 4,614,794	$ 909,106		$ 2,130	$ 1,704	$ 426	$ 723,859	$ 617,017	$ 106,842		$ 668,776	$ 3,997,777	$ 55,083	$ 721,729	$ 615,251	$ 106,478
														Cost & Recognized Earnings in Excess of Billings		117,470		
														Billings in Excess of Costs & Estimated Billings		(62,387)		
																55,083		
	Completed Jobs - From Schedule II															$ 172,545	$ 156,351	$ 16,194
	Gross Revenues, Costs and Gross Profit															$ 894,274	$ 771,602	$122,672

Read Accountant's Review Report and Notes to Financial Statements

Close Construction Services, LLC
Schedule II - Completed Contracts
Year Ended December 31, 2023

	Contract Totals				Before January 1, 2023			Jan 2023 thru Dec 31, 2023		
Job	Revenues	Cost of Revenues	Gross Profit (Loss)	Gross Prof %	Revenues	Cost of Revenues	Gross Profit (Loss)	Revenues	Cost of Revenues	Gross Profit (Loss)
2 - Fellsmere Police Station	$ 171,494	$ 123,975	$ 47,519	27.71%	510	408	102	$ 170,984	$ 123,567	47,417
Small Jobs	1,561	1,799	(238)					1,561	1,799	(238)
Bidding Costs		30,985	(30,985)						30,985	(30,985)
Total	$ 173,055	$ 156,759	$ 16,296		$ 510	$ 408	$ 102	$ 172,545	$ 156,351	$ 16,194

Form **W-9**
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

▶ Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give Form to the requester. Do not send to the IRS.

Print or type. See Specific Instructions on page 3.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.
Close Construction Services, LLC

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.

☐ Individual/sole proprietor or single-member LLC ☐ C Corporation ☐ S Corporation ☐ Partnership ☐ Trust/estate

☑ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ C

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

☐ Other (see instructions) ▶

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any) _____

Exemption from FATCA reporting code (if any) _____

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.
305 NW 4th Avenue

Requester's name and address (optional)

6 City, state, and ZIP code
Okeechobee,FL34972

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			-			-				

or

Employer identification number

8	5	-	0	9	7	4	5	7	3

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification Instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here | **Signature of U.S. person** ▶ Sheryl Wells, Treasurer **Date** ▶ 2/16/2024

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9.*

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, *later.*

Ron DeSantis, Governor

Melanie S. Griffin, Secretary

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CONSTRUCTION INDUSTRY LICENSING BOARD

THE GENERAL CONTRACTOR HEREIN IS CERTIFIED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

CLOSE, THOMAS CHRISTOPHER

CLOSE CONSTRUCTION SERVICES, LLC
305 NW 4TH AVENUE
OKEECHOBEE FL 34972

LICENSE NUMBER: CGC1526474

EXPIRATION DATE: AUGUST 31, 2024

Always verify licenses online at MyFloridaLicense.com

Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.

EXHIBIT "D"
SECTION 011

NON-COLLUSION AFFIDAVIT

STATE OF Florida

COUNTY OF Okeechobee

Thomas C. Close, being first duly sworn, deposes and says:

That he/she is: President
(a partner or officer of the firm of, etc.)

the party making the foregoing proposal or bid, that such proposal or bid is genuine and not collusive or sham; that said bidder has not colluded, conspired, connived or agreed directly or indirectly with any bidder or person, to put in a sham bid or to refrain from bidding, and has not in any manner, directly or indirectly sought by agreement or collusion, or communication or conference with any person, to fix the bid price of affiant or of any other bidder, or to fix any overhead, profit or cost element of said bid price, or of that of any other bidder, or to secure any advantage against the City of Fort Pierce, of the County of St. Lucie, or any person interested in the proposed contract; and that all statements in said proposal or bid are true.

Close Construction Services, LLC
(Firm Name)

By: _____

Title: President

Subscribed and sworn to before me this 7

day of May, 2024

Courtney Galassi
Notary Public

My Commission expires: (Seal)

October 24, 2027

COURTNEY GALASSI
MY COMMISSION # HH 457941
EXPIRES: October 24, 2027

END OF SECTION

EXHIBIT "D"
SECTION 012

PUBLIC ENTITY CRIMES AFFIDAVIT

SWORN STATEMENT UNDER SECTION 287.133(3)(a),
FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICER AUTHORIZED TO ADMINISTER OATHS.

1. This sworn statement is submitted with Bid No. 2024-023 for **Avenue D and Means Court Parking Lot Improvements**

2. This sworn statement is submitted by Close Construction Services, LLC
(name of entity submitting sworn statement)
whose business address is 305 NW 4th Ave., Okeechobee, FL 34972
and (if applicable) its Federal Employer Identification Number (FEIN) is 85-0974573
(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: _____.)

3. My name is Thomas C. Close my relationship to the entity
(please print name of individual signing)
named above is President.

4. I understand that a "public entity crime" as defined in Paragraph 287.133(1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or with the United States, including, but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.

5. I understand that "convicted" or "conviction" as defined in Paragraph 287.133(1)(b), Florida Statutes, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere.

6. I understand that an "affiliate" as defined in paragraph 287.133(1)(a), Florida Statutes, means:
   1. A predecessor or successor of a person convicted of a public entity crime: or
   2. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The

term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm's length agreement, shall be a prima tacie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

7. I understand that a "person" as defined in Paragraph 287.133(1)(e), Florida Statutes, means any natural person or entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.

8. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement.
(Please indicate which statement applies.)

✓ Neither the entity submitting this sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members, or agents who are active in management of the entity, nor any affiliate of the entity have been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members, or agents who are active in management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989, AND **(Please indicate which additional statement applies.)**

_____ There has been a proceeding concerning the conviction before a hearing officer of the State of Florida, Division of Administrative Hearings. The final order entered by the hearing officer did not place the person or affiliate on the convicted vendor list. **(Please attach a copy of the final order.)**

_____ The person or affiliate was placed on the convicted vendor list. There has been a subsequent proceeding before a hearing officer of the State of Florida, Division of Administrative Hearings. The final order entered by the hearing officer determined that it was in the public interest to remove the person or affiliate from the convicted vendor list. **(Please attach a copy of the final order.)**

_____ The person or affiliate has not been placed on the convicted vendor list. **(Please describe any action taken by or pending with the Department of General Services.)**

BID FORMS

Signature: _____

Date: 5.7.2024

STATE OF Florida

COUNTY OF Okeechobee

PERSONALLY APPEARED BEFORE ME, the undersigned authority,

Thomas C. Close who, after first being sworn by me, affixed his/her signature in (name of individual signing) the space provided above on this 7 day of May, 2024.

NOTARY PUBLIC SEAL:

COURTNEY GALASSI
MY COMMISSION # HH 457941
EXPIRES: October 24, 2027

My commission expires: October 24, 2027

END OF SECTION

CERTIFICATION OF NON-SEGREGATED FACILITIES

The Bidder certifies that he does not maintain or provide for his employees any segregated facilities at any of his establishments, and that he does not permit his employees to perform their services at any location, under his control where segregated facilities are maintained. The Bidder certifies further that he will not maintain or provide for his employees any segregated facilities at any of his establishments, and that he will not permit his employees to perform their services at any location under his control where segregated facilities are maintained. The Bidder agrees that a breach of this certification will be a violation of the Equal Opportunity clause in any contract resulting from acceptance of this Bid. As used in this certification, the term "segregated facilities" means any waiting rooms, work areas, restrooms and washrooms, restaurants, and other eating areas, time clocks, locker rooms, and other storage or dressing areas, parking lots, drinking fountains, recreation or entertainment areas, transportation, and housing facilities provided for employees which are segregated on the basis of race, color, religion, or national origin, because of habit, local custom, or otherwise. The Bidder agrees that (except where he has obtained identical certification from proposed subcontractors for specific time periods) he will obtain identical certifications from proposed subcontractors, exempt from the provisions of the Equal Opportunity clause, and that he will retain such certification in his files.

NOTE: The penalty for making false statements in offers is prescribed in 18 U.S.C. 1001.

Date: May 7, 2024

Official Address
(Including Zip Code)

305 NW 4th Ave., Okeechobee, FL 34972

By: _____
Thomas C. Close

END OF SECTION

BID FORMS

TRENCH SAFETY ACT COMPLIANCE STATEMENT
BID NO. 2024-023

Instructions:

Chapter 90-96 of the Laws of Florida requires all contractors engaged by the City of Fort Pierce to comply with Occupational Safety and Health Administration Standard 29 C.F.R. s. 1926.650 Subpart P. All prospective contractors are required to sign the compliance statement and provide compliance cost information where indicated below. The costs for complying with the Trench Safety Act must be incorporated into this project's base bid.

Certify this form in the presence of a notary public or other officer authorized to administer oaths.

Certification:

1. I understand that Chapter 90-96 of the Laws of Florida (The Trench Safety Act) requires me to comply with OSHA Standard 29 C.F.R. s. 1926.650 Subpart P. I will comply with The Trench Safety Act and I will design and provide trench safety systems at all trench excavations in excess of five feet in depth for this project.

2. The estimated cost imposed by compliance with The Trench Safety Act will be:

Six thousand five hundred Dollars
(Written)
6,500.00
(Figures)

3. The amount listed above has been included within the Base Bid.

Certified: ____ (Company Contractor) Close Construction Services, LLC

By: _____
(President's Signature)

Thomas C. Close
(President's Typed or Printed Name)

Notarization

Sworn to and subscribed before me in Okeechobee County, Florida on the 7 day of May, 2024.

Notary Public: Courtney Galassi (affix seal) My Commission Expires: October 24, 2027

COURTNEY GALASSI
MY COMMISSION # HH 457941
EXPIRES: October 24, 2027

END OF SECTION

DRUG-FREE WORKPLACE FORM

The undersigned vendor in accordance with Florida Statute 287.087 hereby certifies that

Close Construction Services, LLC does:
(Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are proposed a copy of the statement specified in subsection (1).

4. In the statement specified in subsection (1), notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contendere to, any violation of Chapter 893 or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than five (5) days after such conviction.

5. Impose a sanction on, or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace thorough implementation of this section.

As the person authorized to sign the statement, I certify that this firm complies fully with the above requirements.

Proposer's Signature

5.7.2024
Date

END OF SECTION

N/A

EXHIBIT "D"
SECTION 017

SUBSTITUTION SHEET
FORT PIERCE, FLORIDA

PROJECT TITLE: AVENUE D AND MEANS COURT PARKING LOT IMPROVEMENTS

BID NO. 2024-023

SUBSTITUTION SHEET

DESCRIPTION OR BID ITEM NO.	MAKE SPECIFIED	PROPOSED SUBSTITUTION	ADD	DEDUCT
			$	$
			$	$
			$	$
			$	$
			$	$
			$	$
			$	$
			$	$
			$	$
			$	$
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			$	$
			$	$
			$	$
			$	$
			$	$

EXHIBIT "D"
SECTION 018

CONTRACTOR VERIFICATION FORM

FORT PIERCE, FLORIDA
SEALED BID NO. 2023-023

PROJECT TITLE: AVENUE D AND MEANS COURT PARKING LOT IMPROVEMENTS

THE FOLLOWING IS TO COMPLETED BY PRIME BIDDER:

Name of firm: Close Construction Services, LLC

Corporate Title: Limited Liability Company

Address: 305 NW 4th Ave., Okeechobee, FL 34972

(Zip Code)

By: Thomas C. Close (Print name) President (Print title)

(Authorized Signature)

Telephone: (863.467.0831

Fax: (863)763.6337

State License # CGC1526474 **(ATTACH COPY)**

County License # N/A **(ATTACH COPY)**

City License: **(ATTACH PROOF OF REGISTRATION WITH THE CITY)**

Type of License: General Contractor

Unlimited YES (yes/no)

If "NO", Limited to what trade? _____

END OF SECTION

LIST OF REFERENCES

FORT PIERCE/ST. LUCIE COUNTY, FLORIDA

PROJECT TITLE: AVENUE D AND MEANS COURT PARKING LOT IMPROVEMENTS

BID NO. 2024-023

OWNER'S NAME/ADDRESS	PROJECT	CONTACT PERSON	TELEPHONE NUMBER
Florida Department of Health / 1100 S Olympia St Clewiston, FL 33440	Clewiston DOH Wic Office Renovation	C. Alan Anderson, Architect	941.929.0329
Sarasota County Public Works / 1001 Sarasota, FL 34240	West Dearborn Low Impact Development Stormwater Pilot Project	Debbie Marks	941.650.2235
Manatee County / Po Box 1000 Bradenton, FL 34206	Porous Paving System for East Bradenton Park	Aaron Rawley	941.705.2619

END OF SECTION

E-VERIFY

FORT PIERCE, FLORIDA

PROJECT:	**AVENUE D AND MEANS COURT PARKING LOT IMPROVEMENTS**
Bid No.:	2024-023
Project Description:	**Construction of a pervious paver parking lot complete with site lighting, landscaping, and a custom bike rack.**

Vendor/Consultant acknowledges and agrees to the following:

1. Vendor/Consultant shall utilize the U.S. Department of Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the Vendor/Consultant during the term of the contract; and
2. shall expressly require any subcontractors performing work or providing services pursuant to this contract to likewise utilize the U.S. Department of Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the subcontractor during the contract term.

Company/Firm: Close Construction Services, LLC

Authorized Signature: _____

Title: President

Date: 5.7.2024

END OF SECTION

THE SUNRISE CITY
FORT PIERCE
Florida
PURCHASING
DEPARTMENT

Exhibit E

The formal action by the City accepting the Work as being complete, after certification by the City Engineer of final completion.

1.1.7 AGREEMENT

The written agreement between the City and the Contractor covering the Work to be performed also designated as the Contract.

1.1.8 APPARENT LOWEST AND BEST BIDDER

The Bidder submitting the lowest and best Bid at the Bid Opening without correction of numerical discrepancies or determination of responsiveness and responsibility.

1.1.9 APPLICATION FOR PAYMENT

The form furnished in the Contract Documents which is to be used by the Contractor in requesting progress payments and an affidavit of the Contractor that progress payments theretofore received from City on account of the Work have been applied by the Contractor to discharge in full all of the Contractor's obligations stated in prior Applications of Payment. The application includes such supporting documentation as required by the Contract Documents.

1.1.10 BID

The offer or proposal of the Bidder submitted in the prescribed manner on the prescribed forms to perform the contemplated Work in accordance with the Contract Documents.

1.1.11 BIDDER

Any individual, partnership, corporation, joint venture, or other legal entity or combination thereof submitting a Bid for the Work, acting directly or through an authorized representative.

1.1.12 BONDS

Instruments of security furnished by the Contractor and his surety in accordance with the Contract Documents including Bid, Performance, and Payment Bonds.

1.1.13 CHANGE ORDER

A written order to the Contractor, approved by the City, complying with the change order procedure established in the Contract Documents, authorizing an addition, deletion, or revision in the Work, or an adjustment in the Contract Price or Contract Time, or both.

1.1.14 CITY

The City of Fort Pierce: The Owner.

1.1.15 CONTRACT PRICE/AMOUNT
The total monies payable to the Contractor under the terms and conditions of the Contract Documents.

1.1.16 DAY

A calendar day of 24 hours lasting from midnight one day to midnight the next day.

1.1.17 DEFECTIVE

An adjective which, when modifying the word Work, refers to Work that is unsatisfactory, faulty, or deficient, or does not conform to the Contract Documents, or does not meet the requirements of any inspection, test, or approval referred to in the Contract Documents, or has been damaged prior to Final Payment.

1.1.18 DRAWINGS, PLANS

The drawings, plans, or reproductions thereof, which show location, character, dimensions, and details of the Work to be done, which are included in the Contract Documents.

1.1.19 EFFECTIVE DATE OF AGREEMENT

The date indicated in the Agreement on which it becomes effective, but if no such date is indicated, it means the date on which the Agreement is signed by the last of the two parties to sign.

1.1.20 FIELD ORDER

A written order issued by the City Engineer to the Contractor during construction effecting a minor change in the Work not involving an adjustment in the Contract Price or an extension of the Contract Time.

1.1.21 LOWEST AND BEST BIDDER

The lowest responsive, responsible Bidder.

1.1.22 MODIFICATION

A written amendment of the Contract Documents signed by both parties, and work

directives including but not limited to Change Orders and Field Orders. A modification may only be issued after the effective date of the Agreement.

1.1.23 NOTICE OF AWARD

The written notice of the acceptance of the Bid from the City to the Lowest and Best Bidder.

1.1.24 NOTICE TO PROCEED

Written communication issued by the City to the Contractor authorizing him to proceed with the Work and establishing the date of commencement of the Work.

1.1.25 OWNER

The City of Fort Pierce: The Owner.

1.1.26 PAYMENT BOND

The security furnished by the Contractor and its Surety in the form contained in the Contract Documents as a guarantee that the Contractor will pay in full all bills.

1.1.27 PERFORMANCE BOND

The Security furnished by the Contractor and its surety as a guarantee that the Contractor will perform all of its contractual obligations in accordance with the terms of the Contract Documents; the covered amount of the Performance Bond is separate and distinct from the covered amount of the Payment Bond.

1.1.28 REQUEST FOR INFORMATION

Contractor's inquiries for information shall be submitted to the City Engineer.

1.1.29 ENGINEERING INSPECTOR

The authorized representative of the City Engineer who is assigned to the site inspection or any part thereof.

1.1.30 SAMPLE

Samples are physical examples or work including, but not limited to, the following items: Partial sections of manufactured or fabricated work, small cuts or containers of materials, complete units of repetitively-used materials; Swatches showing color, texture, and pattern, color range sets, or units of work to be used for independent inspection and testing.

1.1.31 SHOP DRAWINGS

All drawings, diagrams, illustrations, brochures, schedules, and other data which are prepared by the Contractor or for the Contractor to demonstrate how the Contractor specifically intends to comply with the Contract Documents.

1.1.32 SPECIFICATIONS

Those portions of the Contract Documents consisting of written or graphic technical descriptions of materials, equipment, construction systems, standards and workmanship as applied to the Work and certain administrative details applicable there.

1.1.33 SPECIAL SUPPLEMENTAL CONDITIONS

Modifications, additions, or deletions to the General Conditions.

1.1.34 WORD DEFINITIONS

1. Unless other expressly stated, wherever in the Contract Documents the word "approved," "reviewed," "acceptable," "satisfactory," "directed," "required," "permitted," "ordered," "designated," "prescribed," or words of like import are used, it shall be understood that the action required, reference, or determination rests solely with the City Engineer or his duly authorized representative.

2. Unless otherwise expressly stated, wherever in the Contract Documents the words "as shown" or "as indicated" or words of like import are used, they shall mean as shown or as indicated on the drawings.

3. Unless otherwise expressly stated, wherever in the Contract Documents the word "provide" is used, it shall mean furnished and installed in place, complete and tested.

4. Wherever the word "Product" is used in these Contract Documents, it shall refer to materials, systems, and equipment provided by Contractor.

5. The term "Project Manual" as used in these Contract Documents includes Bidding Requirements, Conditions of the Contract, and Specifications.

1.2 EXECUTION, CORRELATION, AND INTENT

1.2.1 The Contract Documents shall be signed in not less than duplicate by the City and the Contractor.

1.2.2 By executing the Contract, the Contractor represents that he has visited the

site, familiarized himself with the local conditions under which the Work is to be performed, and correlated his observations with the requirements of the Contract Documents.

1.2.3 The intent of the Contract Documents is to include all items necessary for the proper execution and completion of the Work. The Contract Documents are complementary, and what is required by any one shall be as binding as if required by all. Work not covered in the Contract Documents will not be required unless it is consistent therewith and is reasonable inferable there from as being necessary to produce the intended results. Words and abbreviations which have well- known technical or trade meanings are used in the Contract Documents in accordance with such recognized meanings.

1.2.4 The organization of the Specifications into divisions, sections, and articles and the arrangement of drawings shall not control the Contractor in dividing the Work among Subcontractors or in establishing the extent of Work to be performed by any trade.

1.3 OWNERSHIP AND USE OF DOCUMENTS

1.3.1 All Drawings, Specifications, and copies thereof furnished by the City are and shall remain the property of the City, to be used only with respect to this Project and not to be used on any other project. With the exception of one contract set for each party to the Contract, such documents are to be returned or suitably accounted for to the City on request at the completion of the Work. Submission or distribution to meet official regulatory requirements or for other purposes in connection with the Project is not to be construed as publication in derogation of the City Engineer's common law copyright or other reserved rights.

SECTION 2 - THE CITY ENGINEER

2.1 The City Engineer or his designee is the person authorized by the City Manager to oversee implementation of the Contract Documents.

2.2 The City Engineer or designee will visit the site at intervals to check the quality or quantity of the Work. The City Engineer or designee will not be responsible for and will not have control or charge of construction means, methods, techniques, sequences, or procedures, or for safety precautions and programs in connection with the Work, and he will not be responsible for the CONTRACTOR'S failure to carry out the Work in accordance with the Contract Documents. The City Engineer or designee will not be responsible for or have control or charge over the acts or omissions of the Contractor, Subcontractors, or any of their agents or employees, or any other persons performing any of the Work. The City Engineer or designee shall at all times have access to the Work wherever it is in preparation and progress. The Contractor shall provide facilities for such access so the City Engineer or designee may perform his functions under the Contract Documents.

2.3 The City Engineer will render interpretations necessary for the proper execution of progress of the Work, with reasonable promptness and in accordance with any time limit agreed upon. Either party to the Contract may make written request to the City Engineer for such interpretations.

SECTION 3 - CITY

3.1 DEFINITION

3.1.1 The City is the person or entity identified as such in the Owner-Contractor Agreement and is referred to throughout the Contract Documents as if singular in number and masculine in gender. The term Owner means the City or its authorized representative.

3.2 INFORMATION AND SERVICES REQUIRED OF THE OWNER

3.2.1 The City shall furnish legal limitations for the site of the Project.

3.2.2 Except as provided in Subparagraph 4.7.1 and elsewhere in the Contract and Contract Documents, the City shall secure and pay for necessary approvals, easements, assessments, and charges required for the construction, use, or occupancy of permanent structures or for permanent changes in existing facilities.

3.2.3 Information or services under the City's control shall be furnished by the City with reasonable promptness to avoid delay in the orderly progress of the Work.

3.2.4 Six sets of contract drawings will be furnished to the Contractor free of charge for execution of the Work. Additional sets of documents required by the Contractor will be made available upon payment by Contractor of costs of reproduction.

3.2.5 The foregoing are in addition to other duties and responsibilities of the City enumerated herein and especially those in respect to Work by City or by Separate Contractors, Payments and Completion, and Insurance in Sections 6, 9, and 11, respectively.

3.3. CITY'S RIGHT TO STOP THE WORK

3.3.1 Termination of work shall be in compliance with the Contract Articles 8,10, 14, 15, 16, and 17, and the Contract Documents.

3.4 CITY'S RIGHT TO CARRY OUT THE WORK

3.4.1 If the Contractor defaults or neglects to carry out the Work in accordance with the Agreement or Contract Documents, then the City shall have the right to

carry out the Work in accordance with the Contract and Sections 8, 14, 15, and 16, and as noted in the Agreement and Contract Documents.

SECTION 4 - CONTRACTOR

4.1 DEFINITION

4.1.1 The Contractor is the person or entity identified as such in the Owner-Contractor Agreement and is referred to throughout the Contract Documents as if singular in number and masculine in gender. The term Contractor means the Contractor or his authorized representative.

4.2 REVIEW OF CONTRACT DOCUMENTS

4.2.1 The Contractor shall carefully study and compare the Contract Documents and shall at once report to the Engineer any error, inconsistency or omission he may discover. The Contractor shall not be liable to the City or the City Engineer for any damage resulting from such errors, inconsistencies, or omissions in the Contract Documents. The Contractor shall perform no portion of the Work at any time without Contract Documents or, where required, approved Shop Drawings, Product Data, or Samples for such portion of the Work.

4.3 SUPERVISION AND CONSTRUCTION PROCEDURES

4.3.1 The Contractor shall supervise and direct the Work, using his best skill and attention. He shall be solely responsible for all construction means, methods, techniques, sequences and procedures and for coordinating all portions of the Work under the Contract.

4.3.2 The Contractor shall be responsible to the Owner for the acts and omissions of his employees, Subcontractors, and their agents and employees, and other persons performing any of the Work under a contract with the Contractor.

4.3.3 The Contractor shall not be relieved from his obligations to perform the Work in accordance with the Contract Documents either by the activities or duties of the Engineer in his administration of the Contract, or by inspections, tests, or approvals required or performed under Paragraph 7.7 by persons other than the Contractor.

4.4 LABOR AND MATERIALS

4.4.1 Unless otherwise provided in the Contract Documents, the Contractor shall provide and pay for all labor, materials, equipment, tools, construction equipment and machinery, water, heat, utilities, transportation, and other facilities and services necessary for proper execution and completion of the Work, whether temporary or permanent and whether or not incorporated or to be incorporated in

Work.

4.4.2 The Contractor shall at all times enforce strict discipline and good order among his employees and shall not employ anyone unskilled in the task assigned to him.

4.5 WARRANTY

4.5.1 The Contractor warrants to the City and the City Engineer that all materials and equipment furnished under this Contract will be new unless otherwise specified, and that all Work will be of good quality, free from faults and defects, and in conformance with the Contract Documents. All Work not conforming to these requirements may be considered defective. If required by the City Engineer, the Contractor shall furnish satisfactory evidence as to the kind and quality of materials and equipment. This warranty is not limited by the provisions of Paragraph 13.2.

4.6 TAXES

4.6.1 Not applicable.

4.7 PERMITS, FEES, AND NOTICES

4.7.1 Unless otherwise provided in the Contract Documents, the Contractor shall secure all City construction permits and secure all other permits and governmental fees and licenses necessary for the proper execution and completion of the Work which are customarily secured after execution of the Contract and which are legally required prior to construction.

4.7.2 The Contractor shall give all notices and comply with all laws, ordinances, rules, regulations, and lawful orders of any public authority bearing on the performance of the Work.

4.7.3 When the Contractor observes that any of the Contract Documents are at variance therewith in any respect, he shall promptly notify the City Engineer in writing, and any necessary changes shall be accomplished by appropriate Modification.

4.7.4 If the Contractor performs any Work knowing it to be contrary to such laws, ordinances, rules and regulations, and without such notice to the City Engineer, he shall assume full responsibility therefore and shall bear all costs attributable thereto.

4.8 ALLOWANCES

4.8.1 Not applicable.

4.9 SUPERINTENDENT

4.9.1 The Contractor shall employ a competent superintendent and necessary assistants who shall be in attendance at the project site during the progress of the Work. The superintendent shall represent the Contractor, and all communications given to the superintendent shall be binding as if given to the Contractor. Important communications shall be confirmed in writing. Other communications shall be so confirmed on written request in each case.

4.9.2 The Contractor shall provide the City Engineer with the name of his Superintendent and the location at which the Superintendent may be reached at all times.

4.10 PROGRESS SCHEDULE

4.10.1 The Contractor, within ten (10) days after Notice of Award, shall prepare and submit an estimated progress schedule for the Work. The progress schedule shall be related to the entire Project to the extent required by the Contract Documents, and shall provide for expeditious and practicable execution of the Work.

4.11 DOCUMENTS AND SAMPLES AT THE SITE

4.11.1 Contractor shall maintain on site one record copy of: Drawings, Specifications, Addenda, Change Orders and other modifications to the Contract, Reviewed Shop Drawings, Product Data, and Samples, Field Test Records, Inspection Certificates, and Manufacturer's Certificates.

4.11.2 At the Contract closeout, deliver record documents and samples to the City Engineer by transmittal letter with Contractor's signature.

4.12 SHOP DRAWINGS, PRODUCT DATA, AND SAMPLES

4.12.1 After checking and verifying all field measurements and after complying with applicable procedures specified in the General Requirements, Contractor shall submit to City Engineer for review and approval, in accordance with the accepted schedule of Shop Drawing submissions and specific requirements of the Specifications, or for other appropriate action if so indicated in the Supplementary Conditions, six copies of all Shop Drawings which will bear a stamp or specific written indication that Contractor has satisfied Contractor's responsibilities under the Contract Documents with respect to the review of the submission. All

submissions will be identified as City Engineer may require. The data shown on the Shop Drawings will be complete with respect to quantities, dimensions, specified performance and design criteria, materials and similar data, to enable City Engineer to review the information as required.

4.12.2 Contractor shall also submit to City Engineer for review and approval with such promptness as to cause no delay in Work, all samples required by the Contract Documents. All samples will have been checked by and accompanied by a specific written indication that Contractor has satisfied Contractor's responsibilities under the Contract Documents with respect to the review of the submission and will be identified clearly as to material, supplier, and pertinent data such as catalog numbers and the use for which intended.

4.12.3 Before submission of each shop drawing or sample, Contractor shall have determined and verified all quantities, dimensions, specific performance criteria, installation requirements, materials, catalog numbers and similar data with respect thereto and reviewed or coordinated each shop drawing or sample with other shop drawings and samples and with the requirements of the Work and the Contract Documents.

4.12.4 At the time of each submission, Contractor shall give City Engineer specific written notice of each variation that shop drawings or samples may have from requirements of Contract Documents, and, in addition, shall cause a specific notation to be made on each shop drawing submitted to City Engineer for review and approval of each such variation.

4.12.5 City Engineer will review and take action within 14 calendar days of receipt of shop drawings and samples, but City Engineer's review and approval will be only for conformance with the design concept of the Project and for compliance with the information given in Contract Documents and shall not extend to means, methods, techniques, sequences or procedures of construction (except where a specific means, method, technique, sequence or procedure of construction is indicated, in or required by the Contract Documents) or to safety precautions or programs incident thereto. The review and approval of a separate item as such will not indicate approval of the assembly in which the item functions. Contractor shall make corrections required by the City Engineer and shall return the required number of corrected copies of shop drawings and submit as required new samples for review and approval. Contractor shall direct specific attention in writing to revisions other than the corrections called for by City Engineer on previous submittals.

4.12.6 City Engineer's review and approval of shop drawings or samples shall not relieve Contractor from responsibility for any variation from the requirements of the Contract Documents unless Contractor has in writing called City Engineer's attention to each such variation at the time of submission as required by Subparagraph 4.12.3.1 and City Engineer has given written approval of each such

variation by a specific written notation thereof incorporated in or a specific written notation thereof incorporated in or accompanying the shop drawing or sample approval; nor will any approval by City Engineer relieve Contractor from responsibility for errors or omissions in the shop drawings or from responsibility for having complied with the provisions of Subparagraph 4.12.3.

4.12.7 Where a shop drawing or sample is required by the Specifications, any related Work performed prior to City Engineer's review and approval of the pertinent submission will be the sole expense and responsibility of Contractor.

4.13 USE OF SITE

4.13.1 The Contractor shall confine operations of the site to areas permitted by law, ordinances, permits, Agreement, and the Contract Documents and shall not unreasonably encumber the site with any materials or equipment.

4.14 CUTTING AND PATCHING OF WORK

4.14.1 The Contractor shall be responsible for all cutting, fitting or patching that may be required to complete the Work or to make its several parts fit together properly.

4.14.2 The Contractor shall not damage or endanger any portion of the Work or the work of the City or any separate contractors by cutting, patching, or otherwise altering any work, or by excavation. The Contractor shall not cut or otherwise alter the work of the City or any separate contractor except with the written consent of the City and of such separate contractor. The Contractor shall not unreasonably withhold from City or any separate contractor his consent to cutting or otherwise altering the Work.

4.15 CLEANING UP

4.15.1 The Contractor at all times shall keep the work site project free from accumulation of waste materials or rubbish caused by his operations. At the completion of the Work he shall remove all his waste materials and rubbish from and about the Project as well as all his tools, construction equipment, machinery, and surplus materials.

4.15.2 If the Contractor fails to clean up at the completion of the Work, the City may do so, and the cost thereof shall be charged to the Contractor.

4.16 COMMUNICATIONS

4.16.1 The Contractor shall forward all communications to the City through the City Engineer.

4.17 ROYALTIES AND PATENTS

4.17.1 The Contractor shall pay all royalties and license fees. He shall defend all suits or claims for infringement of any patent rights and shall save City harmless from loss on account thereof except that City shall be responsible for all such loss when a particular design process or the product of a particular manufacturer or manufacturers is specified, but if the Contractor has reason to believe that the design, process or product specified is an infringement of a patent, he shall be responsible for such loss unless he promptly gives such information to City Engineer.

4.18 INDEMNIFICATION

4.18.1 The Contractor shall agree to indemnify and hold the City harmless against any and all expenses and liabilities as per the Contract, to include Articles 10 and 22, and all Contract Documents.

SECTION 5 - SUBCONTRACTORS

5.1 DEFINITION

5.1.1 A Subcontractor is a person or entity who has a direct contract with the Contractor to perform any of the Work at the site. The term Subcontractor is referred to throughout the Contract Documents as if singular in number and masculine in gender and means a Subcontractor or his authorized representative. The term Subcontractor does not include any separate contractor or his subcontractors.

5.1.2 A Subcontractor is a person or entity who has a direct or indirect contract with a Subcontractor to perform any of the Work at the site. The term Sub-subcontractor is referred to throughout the Contract Documents as if singular in number and masculine in gender and means a Sub-subcontractor or an authorized representative thereof.

5.2 AWARD OF SUBCONTRACTS AND OTHER CONTRACTS FOR PORTIONS OF THE WORK.

5.2.1 Shall comply with the Contract, to include Article 12 and the Contract Documents.

SECTION 6 - WORK BY CITY

6.1 CITY'S RIGHT TO PERFORM WORK AND TO AWARD SEPARATE CONTRACTS

6.1.1 The City reserves the right to perform work related to the Project with his own forces, and to award separate contracts in connection with other portions of the Project or other work on the site under these or similar Conditions of the Contract. If the Contractor claims that delay or additional cost is involved because of such action by the City, he shall make such claim as provided elsewhere in the Contract Documents.

6.1.2 When separate contracts are awarded for different portions of the Project or other work on the site, the term Contractor in the Contract Documents in each case shall mean the Contractor who executes each separate Owner-Contractor Agreement.

6.2 MUTUAL RESPONSIBILITY

6.2.1 The Contractor shall afford the City and separate contractors' reasonable opportunity for the introduction and storage of their materials and equipment and the execution of their work and shall connect and coordinate his Work with theirs as required by the Contract Documents.

6.2.2 If any part of the Contractor's Work depends for proper execution or results upon the work of the City or any separate contractor, the Contractor shall, prior to proceeding with the Work, promptly report to the City Engineer any apparent discrepancies or defects in such other work that render it unsuitable for such proper execution and results. Failure of the Contractor so to report shall constitute an acceptance of the City's or separate contractors' work as fit and proper to receive his Work, except as to defects which may subsequently become apparent in such work by others.

6.2.3 Any costs caused by defective or ill-timed work shall be borne by the party responsible therefore. No time extensions will be granted due to ill-timed work or any other reasons.

6.2.4 Should the Contractor wrongfully cause damage to the work or property of the City, or to other work on the site, the Contractor shall promptly remedy such damage as provided in Subparagraph 10.2.5.

6.2.5 Should the Contractor wrongfully cause damage to the work or property of any separate contractor, the Contractor shall upon due notice promptly attempt to settle with such other contractor by agreement, or otherwise to resolve the dispute. If such separate contractor sues or initiates an arbitration proceeding against the City on account of any damage alleged to have been caused by the Contractor, the City shall notify the Contractor who shall defend such proceedings at the City's expense, and if any judgment or award against the City arises there from, the Contractor shall pay or satisfy it and shall reimburse the City for all attorneys' fees and court or arbitration costs which the City has incurred. Regardless of the

outcome, the Contractor will pay all expenses.

6.3 CITY'S RIGHT TO CLEAN UP

6.3.1 If a dispute arises between the Contractor and separate contractors as to their responsibility for cleaning up as required by Section 4.15, the City may clean up and charge the cost thereof to the Contractors as the City Engineer shall determine to be just.

SECTION 7 - MISCELLANEOUS PROVISIONS

7.1 Governing Law

7.1.1 The Contractor shall be governed by the law of the place where the project is located.

7.2 SUCCESSORS

7.2.1 The City and the Contractor each binds himself, his partners, successors, assigns and legal representatives to the other party hereto and to the partners, successors, assigns and legal representatives of such other party in respect to all covenants, agreements and obligations contained in the Contract Documents. Neither party to the Contract shall assign the Contract or sublet it as a whole without the written consent of the other, nor shall the Contractor assign any monies due or to become due to him hereunder, without the previous written consent of the City.

7.3 WRITTEN NOTICE

7.3.1 Written notice shall be deemed to have been duly served if delivered in person to the individual or member of the firm or entity or to an officer of the corporation for whom it was intended, or if last delivered at or sent by registered or certified mail to the last business address known to him who gives the notice.

7.4 CLAIMS FOR DAMAGE

7.4.1 All claims by the Contractor shall be in accordance with Article 11 of the Contract Agreement.

7.5 PERFORMANCE AND PAYMENT BOND

7.5.1 Contractor shall furnish a Performance Bond and a Payment Bond on the forms provided as part of the Contract Documents each in an amount as required by the Contract Documents as security for the faithful performance and payment of all Contractor's obligations under the Contract Documents. Contractor shall also

furnish such other Bonds as are required by the Special Supplementary Conditions. All Bonds shall be in the forms prescribed by the bidding documents or Special Supplementary Conditions and be executed by such Sureties as are licensed to conduct business in the state where the Project is located, and, except as otherwise provided by law, are named in the current list of "Companies Holding Certificates of City as Acceptable Sureties on Federal Bonds and as Acceptable Reinsuring Companies" as published in Circular 570 (amended) by the Audit Staff Bureau of Accounts, U. S. Treasury Department. All Bonds signed by an agent must be accompanied by a certified copy of the authority to act.

7.5.2 If the Surety on any Bond furnished by Contractor is declared a bankrupt or becomes insolvent or its right to do business is terminated in any state where any part of the Project is located or it ceases to meet the requirements of Paragraph 7.5.1, Contractor shall within five (5) days thereafter substitute another Bond and Surety, both of which shall be acceptable to City.

7.6 RIGHTS AND REMEDIES

7.6.1 The duties and obligations imposed by the Contract Documents and the rights and remedies available hereunder shall be in addition to and not a limitation of any duties, obligations, rights and remedies otherwise imposed or available by law.

7.6.2 No action or failure to act by the City, Engineer, or Contractor shall constitute a waiver of any right or duty afforded any of them under the Contract, nor shall any such action or failure to act constitute an approval of or acquiescence in any breach hereunder, except as may be specifically agreed in writing.

7.7 TESTS

7.7.1 When the Contract Documents, laws, ordinances, rules, regulations or orders of any public agency having jurisdiction require any portion of the Work to be inspected, tested or approved, the Contractor shall give the City Engineer timely notice of its readiness so the City Engineer may observe, provide or instruct such inspection, testing or approval. The Contractor shall bear all costs of such inspections, tests or approvals conducted by public agency other than City. Unless otherwise provided, the City shall bear all costs of other inspections, tests or approvals. The City shall pay for soils, compaction, and other testing required by the Contract Documents, to assure compliance with plans and specifications, and the Contractor shall pay for all required retests.

7.7.2 If the Engineer determines that any Work requires special inspection, testing, or approval which Paragraph 7.7.1 does not include, he will instruct the Contractor to order such special instruction, testing or approval, and the Contractor shall give notice as provided in Paragraph 7.7.1. If such special inspection or testing reveals a failure of the Work to comply with the requirements of the Contract Documents,

the Contractor shall bear all costs thereof, including compensation for the City's additional services made necessary by such failure; otherwise the City shall bear such costs, and an appropriate Change Order shall be issued.

7.7.3 Required certificates of inspection, testing or approval from public agencies having jurisdiction over the Project shall be secured by the Contractor and promptly delivered by him to the City Engineer.

SECTION 8 - TIME

8.1 DEFINITIONS

8.1.1 Unless otherwise provided, the Contract Time is the period of time allotted in the Contract Documents for Completion of the Work as defined in Subparagraph 8.1.3, including authorized adjustments thereto.

8.1.2 The date of commencement of the Work is the date established in a Notice to Proceed for each project. If there is no notice to proceed, it shall be the date of the Owner-Contractor Agreement or such other date as may be established therein.

8.1.3 The Date of Completion of the Work is the Date certified by the City Engineer when construction is complete, in accordance with the Contract Documents.

8.1.4 The term day as used in the Contract Documents shall mean calendar day unless otherwise specifically designated.

8.2 PROGRESS AND COMPLETION

8.2.1 All time limits stated in the Contract Documents are of the essence of the Contract.

8.2.2 The Contractor shall begin the work on the date of commencement as defined in Subparagraph 8.1.2. He shall carry the Work forward expeditiously with adequate forces and shall achieve Completion within the Contract Time.

8.3 DELAYS AND EXTENSIONS OF TIME

8.3.1 If the Contractor is delayed at any time in the progress of the Work by any act or neglect of the City or the City Engineer, or by any employee of either, or by any separate contractor employed by the City, or by changes ordered in the Work, or by labor disputes, fire, unusual delay in transportation, adverse weather conditions not reasonably anticipatable, unavoidable casualties, or any causes beyond the Contractor's control, or by delay authorized by the City pending arbitration, or by any other cause which the City Engineer determines may justify the delay, then the Contract Time shall be extended by Change Order for such

reasonable time as the City Engineer may determine.

8.3.2 Any claim for extension of time shall be made in writing to the City Engineer not more than twenty (20) days after the commencement of the delay. In the case of a continuing delay only one claim is necessary. The Contractor shall provide an estimate of the probable effect of such delay on the progress of the Work.

8.3.3 If no agreement is made stating the dates upon which interpretations as provided in Subparagraph 8.3.1 shall be furnished, then no claim for delay shall be allowed on account of failure to furnish such interpretations until fifteen (15) days after written request is made for them, and not then unless such claim is reasonable.

8.3.4 This Paragraph 8.3 does not exclude the recovery of damages for delay by either party under other provisions of the Agreement or Contract Documents.

SECTION 9 - PAYMENTS AND COMPLETION

9.1 CONTRACT SUM

9.1.1 The Contract Sum for each project is the sum stated in the project's Notice to Proceed, including authorized adjustments thereto, is the total amount payable by the City to the Contractor for the performance of the Work under the Contract Documents.

9.2.1 Ten (10) days before the first Application for Payment, the City shall submit to the Contractor a schedule of values allocated to the various portions of the Work, in accordance with the Agreement, prepared in such form and supported by such data to substantiate its accuracy. This schedule shall be used only as a basis for the Contractor's Applications for Periodic Payments.

9.3 APPLICATIONS FOR PAYMENT

9.3.1 At least ten (10) days before the date for each progress payment established in the City-Contractor Agreement, the Contractor shall submit to the City and City Engineer an itemized and completed Application for Payment, notarized, supported by such data substantiating the Contractor's right to payment as the City or the City Engineer may require, and reflecting retainage, if any, as provided elsewhere in the Contract Documents.

9.3.1.1 Until Completion of the Work the City will pay ninety-five percent (95%) of the amount due the Contractor on account of progress payments. At Completion and Final Acceptance of the Work by the City Engineer, the City shall pay the retainage, less such amount as the City Engineer shall determine for all incomplete Work, unsettled claims and penalties as provided in the Contract Documents.

9.4 CERTIFICATES FOR PAYMENT

9.4.1 The City Engineer will, within ten (10) days after the receipt of the Contractor's Application for Payment, either approve the application for payment to the Owner, with a copy to the Contractor, for such amount as the City Engineer determines is properly due, or notify the Contractor in writing his reasons for withholding a Certificate as provided in Subparagraph 9.6.1.

9.4.2 The approval of the Application for Payment will constitute only a presentation by the City, based on the City Engineer's observations at the site as provided in Subparagraph 2.1.2 and the data comprising the Application for Payment that the Work has progressed to the point indicated; that to the best of his knowledge, information and belief, the quality of the Work is in accordance with the Contract Documents (subject to an evaluation of the Work for conformance with the Contract Documents upon Completion, to the results of any subsequent tests required by or performed under the Contract Documents, to minor deviations from the Contract Documents correctable prior to completion, and to any specific qualifications stated in his Certificate); and that the Contractor is entitled to payment in the amount certified. However, by issuing a Certificate for Payment, the City Engineer shall not thereby be deemed to represent that he has made exhaustive or continuous on-site inspections to check the quality or quantity of the Work to relieve the Contractor of his responsibilities specified in the Agreement or that he has reviewed the construction means, methods, techniques, sequences or procedures, or that he has made any examination to ascertain how or for what purpose the Contractor has used the monies previously paid on account of the Contract Sum.

9.5 PROGRESS PAYMENTS

9.5.1 After the City Engineer has approved the complete Application for Payment, the City shall make payment in accordance with Article 6 of identified in the Agreement.

9.5.2 The Contractor shall promptly pay each Subcontractor upon receipt of each payment from the Owner, out of the amount paid to the Contractor on account of such Subcontractor's Work, the amount to which said Subcontractor is entitled, reflecting the percentage actually retained, if any, from payments to the Contractor on account of such Subcontractor's Work. The Contractor shall, by an appropriate agreement with each Subcontractor, require each Subcontractor to make payments to his Sub-subcontractors in a similar manner.

9.5.3 The City Engineer may, on request and at his direction, furnish to any Subcontractor information regarding the percentages of completion or the amounts applied for by the Contractor and the action taken thereon by the City Engineer on account of Work done by such Subcontractor.

9.5.4 Neither the City nor the City Engineer shall have any obligation to pay or to see to the payment of any monies to any Subcontractor except as may otherwise be required by law.

9.5.5 No approval for a progress payment, nor any progress payment, nor any partial or entire use or occupancy of the Project by the City, shall constitute an acceptance of any Work not in accordance with the Contract Documents.

9.5.6 **No approval for a progress payment shall be approved prior to City Engineer receiving Partial Releases of Liens applicable to previous payments received by Contractor.**

9.6 PAYMENTS WITHHELD

9.6.1 The City Engineer may decline to approve payment and may withhold it in whole or in part, to the extent necessary reasonably to protect the City, if in his opinion he is unable to make representations to the City as provided in Subparagraph 9.4.2. If the City Engineer is unable to make representations to the City as provided in Paragraph 9.4.2 and to certify payment in the amount of the Application, he will notify the Contractor as provided in Subparagraph 9.4.1. If the Contractor and the City Engineer cannot agree on a revised amount, the City Engineer will promptly approve the payment for the amount for which he is able to make such representations to the City. The City Engineer also may decline to approve payment or, because of subsequently discovered evidence or subsequent observations, he may nullify the whole or any part of any approval for payment previously issued, to such extent as may be necessary in his opinion to protect the City from loss because of:

1. Defective Work not remedied; or

2. Third party claims filed or reasonable evidence indicating probable filing of such claims, such as Notice; or

3. Failure of the Contractor to make payments properly to Subcontractors for labor, materials or equipment. City Engineer may request Partial Releases of Liens prior to payment; or

4. Reasonable evidence that the Work cannot be completed for the unpaid balance of the Contract Sum; or

5. Damage to the City or other contractor; or

6. Reasonable evidence that the Work will not be completed within the Contract Time; or

7. Persistent failure to carry out the Work in accordance with the Contract Documents.

9.6.2 When the above grounds in Subparagraph 9.6.1 are removed, payment shall be made for amounts withheld because of them.

9.7 "ELIMINATED"

9.8 FINAL COMPLETION AND FINAL PAYMENT

9.8.1 Upon receipt of written notice that the Work is ready for final inspection and acceptance and upon receipt of a final Application for Payment, the City Engineer will make such inspection and, when he finds the Work acceptable under the Contract Documents and the Contract fully performed, will promptly approve the Application for Payment, stating that to the best of his knowledge, information and belief, and on the basis of his observations and inspections, the work has been completed in accordance with the terms and conditions of the Contract Documents and that the entire balance found to be due the Contractor and noted in said approval is due and payable. The City Engineer's final approval for payment will constitute a further representation that the conditions precedent to the Contractor's being entitled to final payment as set forth in the Agreement and Contract Documents have been fulfilled and the Contractor has met the requirements of the Agreement and Contract Documents.

9.8.2 Neither the final payment nor the remaining retained percentage shall become due until the Contractor submits to the City Engineer: (1) an affidavit that all payrolls, bills for materials and equipment, and other indebtedness connected with the Work for which the Owner or his property might in any way be responsible, have been paid or otherwise satisfied; (2) consent of surety, if any, to final payment; and (3) other data establishing payment or satisfaction of all such obligations, such as receipts, releases and waivers of liens arising out of the Contract, to the extent and in such form as may be designated by the City. If any Subcontractor, sub-subcontractor, material man, or laborer, refuses to furnish a release, or waiver, required by the City, the Contractor may furnish a bond satisfactory to the City, to indemnify him against any such lien. City may withhold all sums reasonably necessary for the claims of subcontractors, sub- subcontractors, material men, laborers or other who have asserted any claims, even if based upon purported additions, extras, or unexecuted change orders, which sums shall include interest, costs and reasonably anticipated attorneys' fee. If any claim remains unsatisfied after all payments are made, the Contractor shall refund to the City all monies that the latter may be compelled to pay in discharging such lien, including interest, all costs, and reasonable attorneys' fee.

9.8.3 The making of final payment shall constitute a waiver of all claims by the City except those arising from:

1. Unsettled liens, claims or notices of any kind by subcontractors, sub-subcontractors, material men, and laborers; or
2. Faulty or defective Work appearing after Substantial Completion; or

3. Failure of the Work to comply with the requirements of the Contract Documents; or
4. Terms of any special warranties required by the Contract Documents.

9.8.4 The acceptance of final payment shall constitute a waiver of all claims by the Contractor except those previously made in writing and identified by the Contractor as unsettled at the time of the final Application for Payment. By acceptance thereof, Contractor agrees to cooperate with City in disposing of any and all remaining claims of subcontractors, sub-subcontractors, material men, and laborers, and shall indemnify and hold harmless City from all such claims, including attorneys' fees, trial and appellate, and costs and expenses.

SECTION 10 - PROTECTION OF PERSONS AND PROPERTY

10.1 SAFETY PRECAUTIONS AND PROGRAMS

10.1.1 The Contractor shall be responsible for initiating, maintaining and supervising all safety precautions and programs in connection with the Work.

10.2 SAFETY OF PERSONS AND PROPERTY

10.2.1 The Contractor shall take all reasonable precautions for the safety of, and shall provide all reasonable protection to prevent damage, injury or loss to:

1. All employees on the Work and all other persons who may be affected thereby;

2. All the Work, and all materials and equipment to be incorporated therein, whether in storage on or off the site, under the care, custody or control of the Contractor or any of his Subcontractors or Sub-subcontractors; and

3. Other property at the site or adjacent thereto, including trees, shrubs, lawns, walks, pavements, roadways, structures and utilities not designated for removal, relocation or replacement in the course of construction.

10.2.2 The Contractor shall give all notices and comply with all applicable laws, ordinances, rules, regulations and lawful orders of any public authority bearing on the safety of persons or property or their protection from damage, injury or loss.

10.2.3 The Contractor shall erect and maintain, as required by existing conditions and progress of the Work, all reasonable safeguards for safety and protection, including posting danger signs and other warnings against hazards, promulgating safety regulations and notifying owners and users of adjacent utilities. Without limiting the generality of the foregoing, the Contractor's ladders, scaffolds, lifts and other equipment, and those portions of the Contractor's work and temporary work which are utilized by the City and the City Engineer and their employees in the observation of construction shall comply with all applicable laws, ordinances, rules, regulations, standards and orders of any public authority having jurisdiction for the safety of persons or property.

10.2.4 When the use or storage of explosives or other hazardous materials or equipment is necessary for the execution of the Work, the Contractor shall exercise the utmost care and shall carry on such activities under the supervision of properly qualified personnel.

10.2.5 The Contractor shall promptly remedy all damage or loss to any property referred to in Paragraph 10.2, caused in whole or in part by the Contractor, any Subcontractor, any Sub-subcontractor, or anyone directly or indirectly employed by any of them, or by anyone for whose acts any of them may be liable and for which the Contractor is responsible, except damage or loss attributable to the acts or omissions of the Owner or City Engineer or anyone directly or indirectly employed by either of them, or by anyone for whose acts either of them may be liable, and not attributable to the fault or negligence of the Contractor. The foregoing obligations of the Contractor are in addition to his obligations under the Agreement and the Contract Documents.

10.2.6 The Contractor shall designate a responsible member of his organization at the site whose duty shall be the prevention of accidents. This person shall be the Contractor's superintendent unless otherwise designated by the Contractor in writing to the City and the City Engineer.

10.2.7 The Contractor shall not load or permit any part of the Work to be loaded so as to endanger its safety.

10.3 EMERGENCIES

10.3.1 In any emergency affecting the safety of persons or property, the Contractor shall act, at his discretion, to prevent threatened damage, injury or loss. Any additional compensation or extension of time claimed by the Contractor on account of emergency work shall be determined as provided in Section 12 for Changes in the Work.

10.4 CITY ENGINEER'S STATUS

10.4.1 Without limiting the generality of Subparagraphs 2.2 and 2.3, the City Engineer will not inspect or be responsible for the Contractor's compliance with the requirements of this Section 10.

SECTION 11 - INSURANCE

(SEE CONTRACT DOCUMENTS - ARTICLE 17)

SECTION 12 - CHANGES IN THE WORK

12.1 CHANGE ORDERS

12.1.1 A Change Order is a written order to the Contractor signed by the City Engineer, issued after execution of the Contract, authorizing a change in the Work or an adjustment in the Contract Sum or the Contract Time. The Contract Sum and the Contract Time may be changed only by Change Order. A Change Order signed by the Contractor indicates his agreement therewith, including the adjustment in the Contract Sum or the Contract Time.

12.1.2 The City, without invalidating the Contract, may order changes in the Work within the general scope of the Contract consisting of additions, deletions or other revisions, the Contract Sum and the Contract Time being adjusted accordingly. All such changes in the Work shall be authorized by Change Order, and shall be performed under the applicable conditions of the Contract Documents.

12.1.3 The cost or credit to the City resulting from a change in the Work shall be determined in one or more of the following ways:

1. By mutual acceptance of a lump sum properly itemized and supported by sufficient substantiating data to permit evaluation;

2. By unit prices stated in the Contract Documents or subsequently agreed upon;

3. By cost to be determined in a manner agreed upon by the parties and a mutually acceptable fixed or percentage fee.

12.2 CONCEALED CONDITIONS

12.2.1 Should concealed conditions encountered in the performance of the Work below the surface of the ground differing materially from those ordinarily encountered and generally recognized as inherent in work of the character

provided for in this Contract be encountered, the Contract Sum may be equitably adjusted by Change Order upon claim by either party made within twenty (20) days after the first observance of the conditions.

12.3 CLAIMS FOR ADDITIONAL COST

12.3.1 If the Contractor wishes to make a claim for an increase in the Contract Sum, he shall give the City Engineer written notice thereof within twenty (20) days after the occurrence of the event giving rise to such claim. This notice shall be given by the Contractor before proceeding to execute the Work, except in an emergency endangering life or property in which case the Contractor shall precede in accordance with Paragraph 10.3. No such claim shall be valid unless so made. If the Owner and the Contractor cannot agree on the amount of the adjustment in the Contract Sum, it shall be determined by the City Engineer. Any change in the Contract Sum resulting from such claim shall be authorized by Change Order.

12.3.2 If the Contractor claims that additional cost is involved because of, but not limited to: (1) any written interpretation pursuant to Subparagraph 2.3; (2) any order by the City to stop the Work pursuant to Paragraph 3.3 where the Contractor was not at fault; (3) any written order for a minor change in the Work issued pursuant to Paragraph 12.4; or (4) failure of payment by the City pursuant to Paragraph 9.7, the Contractor shall make such claim as provided in Paragraph 12.3.1.

12.4 MINOR CHANGES IN THE WORK

12.4.1 The City Engineer will have authority to order minor changes in the Work not involving an adjustment in the Contract Sum or an extension of the Contract Time and not inconsistent with the intent of the Contract Documents. Such changes shall be effected by written order (field order), and shall be binding on the Owner and the Contractor. The Contractor shall carry out such written orders promptly.

SECTION 13 - UNCOVERING AND CORRECTION OF WORK

13.1 UNCOVERING OF WORK

13.1.1 If any portion of the Work should be covered contrary to the request of the City Engineer or to requirements specifically expressed in the Contract Documents, it must, if required by the City Engineer, be uncovered for his observation and shall be replaced at the Contractor's expense.

13.1.2 If any other portion of the Work has been covered which the City Engineer

has not specifically requested or required to observe prior to being covered, the City Engineer may request to see such Work and it shall be uncovered by the Contractor. If such Work be found in accordance with the Contract Documents, the cost of uncovering and replacement shall, by appropriate Change Order, be charged to the City. If such Work be found not in accordance with the Contract Documents, the Contractor shall pay such costs unless it is found that this condition was caused by the City or a separate contractor as provided in Section 6, in which event the City shall be responsible for the payment of such costs.

13.2 CORRECTION OF WORK

13.2.1 The Contractor shall promptly correct all Work rejected by the City Engineer as defective or as failing to conform to the Contract Documents whether or not fabricated, installed or completed. The Contractor shall bear all costs of correcting such rejected Work, including compensation for the City Engineer or his designee's additional services and inspections made necessary thereby.

13.2.2 If, within one year after the Date of Completion of the Work or designated portion thereof or within one year after acceptance by the City of designated Work or within such longer period of time as may be prescribed by law or by the terms of any applicable special warranty required by the Contract Documents, any of the Work is found to be defective or not in accordance with the Contract Documents, the Contractor shall correct it promptly after receipt of a written notice from the City to do so unless the City has previously given the Contractor a written acceptance of such condition. This obligation shall survive termination of the Contract. The City shall give such notice promptly after discovery of the condition.

13.2.3 The Contractor shall remove from the site all portions of the Work which are defective or non-conforming and which have not been corrected under Subparagraphs 4.5.1, 13.2.1, and 13.2.2, unless removal is waived by the City.

13.2.4 If the Contractor fails to correct defective or non- conforming Work as provided in Subparagraphs 4.5.1, 13.2.1, and 13.2.2, the City may correct it in accordance with Paragraph 3.4.

13.2.5 If the Contractor does not proceed with the correction of such defective or non-conforming Work within a reasonable time fixed by written notice from the City Engineer, the City may remove it and replace the materials or equipment at the expense of the Contractor. If the payments then or thereafter due the Contractor are not sufficient to cover such amount, the Contractor shall pay the difference to the City.

13.2.6 The Contractor shall bear the cost of making good all work of the City or separate contractors destroyed or damaged by such correction or removal.

13.2.7 Nothing contained in this Paragraph 13.2 shall be construed to establish a

period of limitation with respect to any other obligation which the Contractor might have under the Contract Documents, including Paragraph 4.5 hereof. The establishment of the time period of one year after the Date of Substantial Completion or such longer period of time as may be prescribed by law or by the terms of any warranty required by the Contract Documents relates only to the specific obligation of the Contractor to correct the Work, and has no relationship to the time within which his obligation to comply with the Contract Documents may be sought to be enforced, nor to the time within which proceedings may be commenced to establish the Contractor's liability with respect to his obligations other than specifically to correct the Work.

13.3 ACCEPTANCE OF DEFECTIVE OR NON-CONFORMING WORK

13.3.1 If the City prefers to accept defective or non- conforming Work, he may do so instead of requiring its removal and correction, in which case a Change Order will be issued to reflect a reduction in the Contract Sum where appropriate and equitable. Such adjustment shall be effected whether or not final payment has been made.

SECTION 14 - TERMINATION OF THE CONTRACT

14.1 TERMINATION BY THE CONTRACTOR

14.1.1 If the Work is stopped for a period of thirty (30) days under an order of any court or other public agency having jurisdiction, or as a result of an act of government, such as a declaration of a national emergency making materials unavailable, through no act or fault of the Contractor or a Subcontractor or their agents or employees or any other persons performing any of the Work under a contract with the Contractor, or if the Work should be stopped for a period of thirty (30) days by the Contractor because the City Engineer has not approved an Application for Payment as provided in Paragraph 9.7 or because the City has not made payment thereon as provided in Paragraph 9.7, then the Contractor may, upon seven (7) additional days' written notice to the City Engineer, terminate the Contract and recover from the Owner payment for all Work executed and for any proven loss sustained upon any materials, equipment, tools, construction equipment and machinery, including reasonable profit and damages.

14.2 TERMINATION BY THE CITY

14.2.1 If the Contractor is adjudged a bankrupt, or if he makes a general assignment for the benefit of his creditors, or if a receiver is appointed on account of his insolvency, or if he persistently or repeatedly refuses or fails, except in cases for which extension of time is provided, to supply enough properly skilled workmen or proper materials, or if he fails to make prompt payment to Subcontractors or for materials or labor, persistently disregards laws, ordinances, rules, regulations or is

guilty of a substantial violation of a provision of the Contract Documents, then the Owner, upon certification by the City Engineer that sufficient cause exists to justify such action, may, without prejudice to any right or remedy and after giving the Contractor and his surety, if any, seven (7) days' written notice, terminate the employment of the Contractor and take possession of the site and of all materials, equipment, tools, construction equipment and machinery thereon owned by the Contractor and may finish the Work by whatever method he may deem expedient. In such case the Contractor shall not be entitled to receive any further payment until the Work is finished.

14.2.2 If the unpaid balance of the Contract Sum exceeds the costs of finishing the Work, including compensation for the City Engineer's additional services made necessary thereby, such excess shall be paid to the Contractor. If such costs exceed the unpaid balance, the Contractor shall pay the difference to the City. The amount to be paid to the Contractor or to the City, as the case may be, shall be certified by the City Engineer, upon application, in the manner provided in Paragraph 9.4, and this obligation for payment shall survive the termination of the Contract.

SECTION 15 - UNFAVORABLE WEATHER AND OTHER CONDITIONS

15.1 During unfavorable weather and other unfavorable conditions, the Contractor shall pursue only such portions of the Work as shall not be damaged thereby. No portions of the Work whose satisfactory quality or efficiency will be affected by an unfavorable condition shall be constructed while these unfavorable conditions exist unless, by special means or precautions approved by the City Engineer, the Contractor shall be able to overcome them.

SECTION 16 - ENGINEERING AND FIELD INSPECTION EXPENSES DUE TO OVERTIME WORK AND UNAVOIDABLE DELAYS

16.1 The City shall charge to the Contractor and may deduct from the periodic and final payment for the Work all engineering and inspection expenses incurred by the City in connection with any overtime work during the contract construction period, including any time extension granted thereof, beyond the regular eight (8) hour day, (normal resident project representative working day), and for any time worked on Saturdays, Sundays, or Holidays.

16.2 In addition, these General Conditions provide for the payment by the Contractor to the City of all engineering and inspection expenses incurred as a result of unavoidable delays or correctness of the Work.

16.3 All engineering and inspection expenses, including direct costs incurred by the City due to the above specified conditions, shall be paid by the Contractor at the City's hourly rates, including all overhead.

SECTION 17 - BEFORE STARTING CONSTRUCTION

17.1 Before undertaking each part of the Work, Contractor shall carefully study and compare the Contract Documents and check and verify pertinent figures shown thereon and all applicable field measurements. Contractor shall promptly report in writing to the City Engineer any conflict, error or discrepancy which Contractor or any of his Subcontractors may discover and shall obtain a written interpretation or clarification from City Engineer before proceeding with any work affected thereby; provided, however, Contractor shall not be liable to City or City Engineer for failure to report any conflict, error or discrepancy unless Contractor or any of his Subcontractors had actual knowledge thereof or should reasonably have known thereof.

17.2 Within ten (10) days after the effective date of the Agreement (unless otherwise specified in the General Requirements), Contractor shall submit to City Engineer for review: (1) a progress schedule indicating the starting and completion dates of the various stages of the Work; (2) a proposed schedule of Shop Drawing Submissions; (3) a schedule of values of the Work; and (4) a listing of the monthly progress payments through the Contract Time. The City Engineer may require the schedule of values to be adjusted if in its opinion the breakdown does not accurately reflect the true distribution of the Contract Price.

17.3 No later than twenty (20) days after the effective date of the Agreement, but before Contractor starts the Work at the site, a conference will be held for review of the schedules to establish procedures for handling Shop Drawings and other submittals and for processing Applications for Payment, and to establish a working understanding among the parties as to the Work. Contractor shall attend such conference and shall require any or all of his Subcontractors, as City Engineer directs, to attend the conference.

SECTION 18 - PRECEDENCE OF CONTRACT DOCUMENTS

18.1 In resolving conflicts and discrepancies between the Contract Documents, precedence shall be given in the following order:

Plans shall control over Technical Specifications; larger scale plans shall control over general plans; large scale details over small scale and figure dimensions; and figure dimensions over scaled dimensions. Addenda and change orders supersede only affected portions of the documents.

SECTION 19 - MEASUREMENT AND PAYMENT

19.1 DESCRIPTION OF REQUIREMENTS

19.1.1 Payment for the WORK, as further specified herein, shall include compensation to be received by the Contractor for furnishing tools, equipment, supplies, and manufactured articles, and for labor, operations, and incidentals appurtenant to the items of work being described, as necessary to complete the various items of the Work in accordance with the requirements of the Contract Documents, including appurtenances thereto, and including all costs of compliance with the regulations of public agencies having jurisdiction, including Safety and Health Requirements of the Occupational Safety and Health Administration of the U. S. Department of Labor (OSHA). No separate payment will be made for any item that is not specifically set forth in the Bid Schedule, and all costs therefore shall be included in the prices named in the Bid Schedule for the various appurtenant items of work.

19.1.2 The total Unit Bid Price shall cover all work required by the Contract Documents. All costs in connection with the proper and successful completion of the work, including furnishing all materials, equipment, supplies, and appurtenances; providing all construction equipment, and tools; and performing all necessary labor and supervision to fully complete the Work, shall be included in the unit and Unit bid prices. All work not specifically set forth as a pay item in the Bid shall be considered a subsidiary obligation of Contractor and all costs in connection therewith shall be included.

19.1.3 Payment for all work done in compliance with the Contract Documents, inclusive of furnishing all manpower, equipment, materials, and performance of all operations relative to construction of this project, will be made under the Unit Bid Price.

19.1.4 The City reserves the right to alter the Drawings, modify incidental work if necessary, and increase or decrease quantities of work to be performed in accordance with such changes, including deduction or cancellation of any one or more of the Items. Changes in the work shall not be considered as a waiver of any conditions of the Contract nor invalidate any provisions thereof. When changes result in changes in the quantities of work to be performed, and proposed change will cause substantial inequity to the City or Contractor the applicable unit prices shall be equitably adjusted by change order.

19.1.5 Quantities necessary to complete the work as shown on the Drawings or as specified herein shall govern over those shown in the Proposal or Bid Documents. The Contractor shall take no advantage of any apparent error or omission in the Drawings or Specifications, and the City Engineer shall be permitted to make corrections and interpretations as may be deemed necessary for fulfillment of the intent of the Contract Documents.

19.1.6 The quantities for payment, other than Final Payment, under this Contract shall be determined for actual measurement of the completed items, in place, ready for service and accepted by the City, in accordance with the applicable method of measurement therefore contained herein. A representative of the Contractor shall witness all field measurements.

SECTION 20 - ESTIMATED QUANTITIES

20.1 All estimated quantities stipulated in the Bid Form or other Contract Documents are approximate and supplied for the sole purpose of providing Bidder with a basis which will be used to determine the Base Bid and to obtain unit prices for approvals of progress payments for the Work done. Actual quantities which will be ordered by City may vary from those on the Bid Form(s).

20.2 The Contractor's attention is directed to the items of work for which no unit price is set. All work shown on the drawings as outlined in the specifications is to be completed in all respects, and the cost of all miscellaneous and associated work to any specific items shall be included in the Unit Prices.

20.3 All quantities, for the submittal of payments, shall be measured and tabulated by both the City Engineer, or representative, and the Contractor. Requests for payment and supporting data shall be prepared by the Contractor and given to the City Engineer sufficiently in advance of payment date to permit thorough checking of all quantities.

20.4 The Contractor shall furnish the City Engineer whatever assistance is required, laborers, clerks and records that will enable the City Engineer to expeditiously check all estimates and especially the final quantities of the project.

SECTION 21- COORDINATION

21.1 Contractor shall: (1) coordinate scheduling, submittals, and work of the various sections of specifications to assure efficient and orderly sequence of installation of interdependent construction elements; (2) coordinate completion

and clean-up of Work of separate sections of specifications in preparation for Substantial Completion; and (3) after City occupancy of premises, coordinate access to site for correction of defective Work and Work not in accordance with Contract Documents, to minimize disruption of City activities.

SECTION 22 - FIELD ENGINEERING

Contractor shall employ a Land Surveyor registered in the State of Florida and acceptable to City Engineer, locate and protect survey control and reference points, control datum for survey that is shown on the Exhibit Drawings, and provide field engineering services and establish elevations, lines, and levels, utilizing recognized engineering survey practices.

SECTION 23

"DELETED"

SECTION 24 - PRECONSTRUCTION CONFERENCE

24.1 City Engineer will schedule a conference after Notice to Award.

24.2 Attendance Required: City, Contractor, Utilities Representatives. (Subcontractors if so requested by City.)

24.3 Agenda:

1. Execution of City-Contractor Agreement;
2. Submission of executed bonds and insurance certificates;
3. Distribution of Contract Documents;
4. Submission of list of Subcontractors, and progress schedule;
5. Designation of personnel representing the parties in Contract, and the City Engineer;
6. Procedures and processing of field decisions, submittals, substitutions, applications for payment, proposal requests, Change Orders and Contract closeout procedures;
7. Scheduling;
8. Scheduling activities of Testing Laboratory.

SECTION 25 - PROGRESS MEETINGS

25.1 City Engineer or Contractor may schedule meetings, at intervals, as required throughout progress of the Work. Each may make arrangements for meetings, prepare agenda with copies for participants, record minutes and distribute copies within 3 days to participants and those affected by decisions made.

25.3 Agenda:

1. Review minutes of previous meetings;
2. Review of Work progress;
3. Field observations, problems, and decisions;
4. Identification of problems which impede planned progress;
5. Review of submittals schedule and status of submittals;
6. Review of off-site fabrication and delivery schedules;
7. Maintenance of progress schedule;
8. Corrective measures to regain projected schedules;
9. Planned progress during succeeding work period;
10. Coordinate of projected progress;
11. Maintenance of quality and work standards;
12. Effect of proposed changes on progress schedule and coordination;
13. Other business relating to Work.

SECTION 26 - CONTRACT CLOSEOUT

26.1 DESCRIPTION
Scope of Work: Comply with requirements stated in Conditions of the Contract and in Specifications for administrative procedures in closing out the Work.

26.2 FINAL COMPLETION & INSPECTION

1. When Contractor considers the Work is complete, he shall submit written certification that: (1) Contract Documents have been reviewed, (2) Work has been inspected for compliance with Contract Documents, (3) Work has been completed in accordance with Contract Documents, (4) equipment and systems have been tested in the presence of the City's representative and are operational, and (5) Work is completed and ready for final inspection.

2. The Engineer will make an inspection to verify the status of completion with reasonable promptness after receipt of such certification.

3. Should the Engineer consider that the work is incomplete or defective: (1) the Engineer will promptly notify the Contractor in writing, listing the incomplete or defective work, (2) Contractor shall take immediate steps to remedy the stated deficiencies, and send a second written certification to the Engineer that the Work is complete, and (3) the Engineer will re-inspect the Work.

4. When the Engineer finds that the Work is acceptable under the Contract Documents, he shall request the Contractor to make closeout submittals.

26.3 REINSPECTION FEES

Should the Engineer perform re-inspection due to failure of the Work to comply with the claims of status of completion made by the Contractor, (1) the Contractor will compensate the City at their request for such additional inspection services, and (2) the City will deduct the expenses incurred for such inspection services.

26.4 CONTRACTOR'S CLOSEOUT SUBMITTALS

26.4.1 The Contractor shall submit to the Engineer the following documentation:

1. Evidence of compliance with requirements of governing authorities that issued permit or have jurisdiction over Work;
2. Warranties and Bonds;
3. Evidence of Payment and Release of Liens;
4. Project Record Documents that show the final location, by reference to at least two completed, visible improvements or other permanent control points, of the completed improvements for this project, verification of all design dimensions, any revisions to the Plans, and all other information necessary to horizontally and vertically locate and operate the improvements constructed under this Contract. Information to be shown includes the location of the drainage structures, signs, lighting, irrigation system, landscaping, sidewalks, roadway improvements and all culvert pipes, the elevations referenced to NGVD 1929 of the control structure tops, bottom inverts, and the elevations of all pipe inverts. No erasures are permitted. Where changes occur, cross out design information and denote constructed information. Other items to be shown on the Record Drawings include:
5. Any changes or verifications get marked.
6. Mark out all "proposed" or "constructs."
7. Draw in all changes to location of pipe, structures, etc.
8. Draw in a detail box of any substantial changes.
9. Mark location and footage of all culverts.
10. Mark all elevations for grates and pipe inverts.
11. Mark all grades and spot elevations of roadways at 500 feet spacing or less.
12. Canal cross-sections at 500 feet spacing.

The Contractor shall submit four (4) sets of signed and sealed Record Drawing prints, and two electronic As-Built Drawings supplied in digital format (AutoCAD).

END OF SECTION

THE SUNRISE CITY
FORT PIERCE
Florida
CITY ATTORNEY'S OFFICE

TO: LATONYA HUBBARD, PURCHASING AGENT

FROM: SARA HEDGES, CITY ATTORNEY SH

RE: UNIT PRICE CONSTRUCTION CONTRACT - BID NO. 2024-023

CAO RLS FILE: RLS 24-305

DATE: AUGUST 26, 2024

I have reviewed the above Request for Legal Services (RLS) related to a Fort Pierce Redevelopment Agency (FPRA) contract with Close Construction for parking improvements at Avenue D and Means Court. Pursuant to your clarification and confirmation from the Engineering department, this is an FPRA contract, not a City of Fort Pierce contract and the property is entirely owned by the FPRA, this contract has to be changed to be an FPRA contract instead of a City contract. Unfortunately, there is an issue with the formatting of the Word document uploaded to Agenda Quick. I attempted to make the necessary changes to the Contract, but I have been unable to do so without the formatting of the document becoming unworkable. Please make the following changes to the Contract (keep in mind, where indicated, underlines are language you must add and ~~strike throughs~~ are language you must delete):

1. The first paragraph should read as follows:

   THIS AGREEMENT (hereinafter the "Agreement" or "Contract") entered into this ____ day of _____, 2024 by and between the **FORT PIERCE REDEVELOPMENT AGENCY (FPRA)**, a dependent special district of the CITY OF FORT PIERCE, FLORIDA, a municipal corporation (hereinafter the "CITY"), and **CLOSE CONSTRUCTION a LIMITED LIABILITY** corporation, with its principal address at **305 NW 4th Avenue, Okeechobee FL 34972** (hereinafter "CONTRACTOR").

2. Change the following to read as follows:

   4(A) The CONTRACTOR will complete the entire Work described in the Contract Documents, except as specifically identified therein as the Work of other parties, in accordance with the terms herein and in all Exhibits, all as may be amended from time to time.

3. In paragraph 5(A), the Article referenced in the last sentence should be changed from Article 10(G) to Article 9(G).

4. In paragraph 6(I), thirty (30) calendar days should be changed to twenty (20) calendar days.

5. Add the following paragraph:

6(J) Notwithstanding any terms in this Article or elsewhere in this Contract, all payments shall be made in compliance with the Local Government Prompt Payment Act.

6. The key supervisory personnel needs completed in paragraph (9)(F) of the Agreement.

7. In paragraph 11(B), Article 6 should be changed to Article 5.

8. In paragraph 13(A), Article 6 should be changed to Article 5.

9. Please see the attached page for required revisions to Article 17 Insurance (changes highlighted for your convenience).

10. In Article 18, change all references to Circular 570 where the Revised 2022 is listed to be Revised 2024.

11. In paragraph 22(A) change the following sentence to read as follows: "The CONTRACTOR shall be responsible for compliance with any such law, ordinance, rule or regulation, and shall hold CITY and the FPRA harmless and indemnify same in the event of non-compliance."

12. In paragraph 22(C) change the following sentence to read as follows: "CONTRACTOR shall indemnify and hold harmless the CITY and the FPRA for any loss, cost, or expense incurred by, levied upon or billed to the CITY or the FPRA as a result of CONTRACTOR's failure to pay any tax of any type due in connection with this Agreement"

13. Replace Article 26 E-Verify language with the following language:

All requirements of Section 448.095, Florida Statutes, shall be complied with by CONTRACTOR. In accordance with, Section 448.095, Florida Statutes, CONTRACTOR shall register with and utilize the E-Verify System operated by the United States Department of Homeland Security to verify the employment eligibility of all new employees hired during the term of the Agreement and shall expressly require any subcontractors performing work or providing services pursuant to this Agreement to likewise utilize the E-Verify System to verify the employment eligibility of all new employees hired by the subcontractor during the term of this Contract. If CONTRACTOR enters into a contract with a subcontractor performing work or providing services on its behalf, CONTRACTOR shall also require the subcontractor to provide an affidavit stating that the subcontractor does not employ, contract with, or subcontract with an unauthorized alien. Information on registration for and use of the E-Verify System can be obtained via the internet at the Department of Homeland Security Web site: http://www.dhs.gov/E-Verify. CONTRACTOR shall, upon request, provide evidence of compliance with this provision to the CITY. An agreement terminated pursuant to Section 448.095 is not a breach of contract and may not be considered as such. If the CITY terminates this Agreement with a CONTRACTOR, the CONTRACTOR may not be awarded a public contract for at least one (1) year after the date on which the contract was terminated. CONTRACTOR is liable for

any additional costs incurred by the CITY as a result of the termination of this Agreement under Section 448.095, Florida Statutes.

14. The signature blocks should be changed so that the City of Fort Pierce is changed to the Fort Pierce Redevelopment Agency, Linda Cox is listed as the Agency Secretary, and Linda Hudson is listed as the Chairwoman.

15. The actual documents submitted by the Contractor should be attached for Exhibit D.

16. All references in Exhibit D to the Owner need to be changed to the Fort Pierce Redevelopment Agency, a dependent special district of the City of Fort Pierce. There are extensive places throughout the Exhibit D documents where this needs to occur.

17. In Exhibit E, paragraph 1.1.1 THE CONTRACT DOCUMENTS references subparagraph 2.2.8. This subparagraph does not exist in Exhibit E. This should be changed to reference subparagraph 2.3.

18. In Exhibit E, paragraph 1.1.14 CITY should be changed to read as follows:

    The Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce: The Owner.

19. In Exhibit E, paragraph 1.1.25 OWNER should be changed to read as follows:

    The Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce: The Owner.

20. In Exhibit E, paragraph 4.12.6 references Subparagraph 4.12.3.1. That Subparagraph does not exist. I believe Subparagraph 4.12.3.1 should be changed to Subparagraph 4.12.3. Please review and confirm with Engineering.

21. In Exhibit E, paragraph 4.18.1 INDEMINIFICATION, change the following sentence to read as follows: "The Contractor shall agree to indemnify and hold the City and the FPRA harmless against any and all expenses and liabilities as per the Contract, to include Articles 10 and 22, and all Contract Documents."

22. In Exhibit E, paragraph 9.5.1 should be changed to read in part as follows: "… with Article 6 of ~~identified in~~ the Agreement."

23. In Exhibit E, paragraph 9.8.4 the following sentence should be changed to read as follows: "By acceptance thereof, Contractor agrees to cooperate with City in disposing of any and all remaining claims of subcontractors, sub-subcontractors, material men, and laborers, and shall indemnify and hold harmless City and the FPRA from all such claims, including attorneys' fees, trial and appellate, and costs and expenses."

Once you make the all of the above corrections, the Contract is approved as to form and correctness and may be placed on an FPRA Agenda for approval.

As a reminder, the Contractor will need to sign the Human Trafficking Affidavit.

If you have any questions, please do not hesitate to contact this Office via phone or e-mail.

Thank you.
SH

ARTICLE 17
INSURANCE

17(A) CONTRACTOR shall be responsible for all damage to person and or property resulting from its negligent acts, reckless or intentional misconduct, errors, or omissions, or those of their subcontractors, agents, or employees in connection with such services and shall be responsible for all parts of its Work, both temporary and permanent.

17(A)(1) Evidence of Insurance

CONTRACTOR shall, at its own expense, procure and maintain throughout the term of this Contract, with insurers acceptable to the CITY, the types and amounts of insurance conforming to the minimum requirements set forth herein. CONTRACTOR shall not commence Work until the required insurance is in force and evidence of insurance acceptable to the CITY has been provided to, and approved by, the CITY. The CITY at all times reserves the right to request such additional documentation and evidence of insurance as in its sole discretion it may require, and the CONTRACTOR hereby agrees to provide same.

With respect to the Workers' Compensation/Employer's Liability Insurance, and Business Auto Liability Insurance, an appropriate Certificate of Insurance (which identifies the Project), and a copy of the actual notice of cancellation endorsement(s) as issued on the policy(ies), signed by an authorized representative of the insurer(s) shall be satisfactory evidence of insurance. With respect to the Commercial General Liability, Watercraft Liability and Pollution Liability Insurance an appropriate Certificate of Insurance (which identifies the Project) signed by an authorized representative of the insurer, and copies of the actual additional insured and notice of cancellation endorsements as issued on the policy(ies), shall be satisfactory evidence of such insurance. With respect to Property Insurance, a fully completed Evidence of Commercial Property Insurance (ACORD Form 28) signed by an authorized representative of the insurance, a copy of the notice of cancellation endorsement and a copy of the waiver of subrogation endorsement shall be satisfactory evidence of such insurance. All endorsements shall be properly completed and signed by an authorized representative of the insurer providing the coverage and shall indicate the policy number.

To the extent CONTRACTOR is permitted to and elects to sub-contract any of the Work performed under this Agreement, CONTRACTOR shall require Subcontractors to maintain any and all insurance required by law. Except to the extent required by law, or as otherwise specifically provided by this Agreement, this Agreement does not establish minimum insurance requirements for Subcontractors.

If the insurance policies expire or terminate during the term of this Agreement CONTRACTOR shall provide CITY with renewal or replacement evidence of the insurance, including endorsements, no less than fifteen (15) days before the expiration or termination of the insurance for which previous evidence of insurance has been provided.

Notwithstanding the prior submission of a Certificate of Insurance, copies of endorsements, or other evidence initially acceptable to CITY, if requested by CITY, CONTRACTOR shall, within thirty (30) days after receipt of a written request from CITY, provide CITY with a certified copy or certified copies of the policy or policies providing

the coverage required by this Article 17. CONTRACTOR may redact or omit, or cause to be redacted or omitted, those provisions of the policy or policies which are not relevant to the insurance required by Article 17.

17(A)(2) Workers' Compensation /Employer's Liability Insurance.

Worker's Compensation/Employer's Liability Insurance shall be no more restrictive than that provided by the latest edition of the standard Workers' Compensation Policy, as filed for use in Florida by the National Council on Compensation Insurance (NCCI), without any restrictive endorsements other than any endorsements required by NCCI or the State of Florida. In addition to coverage for the Florida Workers' Compensation Act, where appropriate, coverage is to be included for the Federal Employer's Liability Act and any other applicable Federal or State law.

The policy must be endorsed to waive the insurer's right to subrogate against CITY and the FPRA, and their ~~its~~ members, officials, officers and employees in the manner which would result from the attachment of the NCCI Waiver of Our Right to Recover from Others Endorsement (Advisory Form WC 00 03 13) with CITY, and its officials, officers, and employees scheduled thereon.

The policy must be endorsed to provide CITY with thirty (30) days prior written notice of cancellation. The minimum amount of coverage (inclusive of any amount provided by an umbrella or excess policy) shall be:

Part One:	"Statutory"	
Part Two:	$2,000,000	Each Accident
	$2,000,000	Disease - Policy Limit

17(A)(3) Commercial General Liability Insurance.

Commercial General Liability Insurance shall be no more restrictive than that provided by the latest edition of the standard Commercial General Liability Form (Form CG 00 01) as filed for use in the State of Florida by the Insurance Services Office (ISO), without any restrictive endorsements other than any endorsements specifically required by ISO or the State of Florida.

The coverage may include restrictive endorsements which exclude coverage for liability arising out of:

Mold, fungus, or bacteria
Terrorism
Silica, asbestos, or lead
Sexual molestation"

CITY and the FPRA and their ~~its~~ members, officials, officers, and employees shall be included as an "Additional Insured" on a form no more restrictive than ISO form CG 20 10 (Additional Insured – Owners, Lessees, or Contractor).

The policy must be endorsed to provide CITY with 30 days prior written notice

of cancellation.

The minimum limits (inclusive of amounts provided by an umbrella or excess

policy) shall be:

General Aggregate	$2,000,000
Products/Completed Operations Aggregate	$2,000,000
Personal and Advertising Injury	$2,000,000
Each Occurrence	$2,000,000

CONTRACTOR shall continue to maintain products/completed operations coverage in the amounts stated above for a period of three (3) years after the Final Completion of the Work. The insurance shall be on a form no more restrictive than, and shall cover those sources of liability which would be covered by Coverage A of, the latest occurrence form edition of the Commercial General Liability Coverage Form (ISO Form CG 00 01), or of the occurrence Products/Completed Operations Liability Coverage Form (ISO Form CG 00 37), as filed for use in the State of Florida by ISO, without any restrictive endorsements other than those than those which, under an ISO filing, must be attached to the policy (i.e., mandatory endorsements).

17(A)(4) Automobile Liability Insurance.

Automobile Liability Insurance shall be no more restrictive than that provided by Section II (Liability Coverage) of the most recent version of the standard Business Auto Policy (ISO Form CA 00
01) without any restrictive endorsements, including coverage for liability contractually assumed, and shall cover all owned, non-owned, and hired autos used in connection with the performance of the Work.

The policy must be endorsed to provide CITY with 30 days prior written notice of cancellation.

Such insurance shall not be subject to any aggregate limit and the minimum limits (inclusive of any amounts provided by an umbrella or excess policy) shall be:

Each Occurrence Bodily Injury and Property Damage Liability Combined	$2,000,000

17(A)(5) Watercraft Liability

To the extent watercraft are utilized, the CONTRACTOR shall purchase and maintain, or cause its subcontractors to purchase and maintain, insurance which shall, at a minimum, cover the CONTRACTOR and subcontractor for injuries or damage arising out of the use of all owned, non-owned and hired watercraft.

The insurance shall include the CITY and the FPRA and their ~~its~~ members, officials, officers and employees as additional insureds.

The policy must be endorsed to provide CITY with 30 days prior written notice of

cancellation.

The limits applicable to watercraft liability (inclusive of any amounts provided by an umbrella or excess policy) shall be:

Each Occurrence/Annual Aggregate	$2,000,000

17(A)(6) Pollution Legal Liability

Pollution Legal Insurance shall cover CONTRACTOR for liability resulting from pollution or other environmental impairment arising out of, or in connection with, Work performed under this Agreement, or which arises out of, or in connection with this Agreement, including coverage for clean- up of pollution conditions and third party bodily injury and property damage claims arising from pollution conditions. Such insurance shall also include transportation coverage and non-owned disposal site coverage.

The policy must be endorsed to provide CITY with thirty (30) days prior written notice of cancellation

Coverage must either be on an occurrence basis; or, if on a claims-made basis, the coverage must respond to all claims reported within, three (3) years following the period for which coverage is required and which would have been covered had the coverage been on an occurrence basis.

The minimum limits (inclusive of any amounts provided by an umbrella or excess

policy) shall be: Each Claim	$2,000,000
Annual Aggregate	
	$2,000,000

The CITY and the FPRA and their ~~CITY's~~ members, officials, officers, and employees shall be included as an "Additional Insureds" on the policy.

The Maximum permissible deductible or self-insured retention on the policy shall be $50,000 per claim. The payment of any amount owed under any deductible or self-insured shall be the sole responsibility of CONTRACTOR and CONTRACTOR shall pay on behalf of the CITY and the FPRA or ~~CITY's~~ their members, officials, officers, agents and employees any deductible or self-insured retention applicable to a claim against the CITY or the CITY's officials, officers, agents and employees.

17(A)(7) Property/Builder's Risk Insurance

CONTRACTOR shall provide, in a policy acceptable to the CITY, "all risk" (i.e., Special Form) property or builder's risk insurance on all such construction, additions, modifications, machinery, and equipment. The policy shall be issued on a non-reporting form of policy. The amount of the insurance shall be no less than the Contract Amount.

The maximum deductible for other than windstorm or hail shall be $10,000 per occurrence. The maximum deductible per occurrence for windstorm and hail shall be

the greater of $20,000 or 5% of the Contract Amount. CONTRACTOR shall be responsible for the payment of such deductible.

The policy must be endorsed to provide the CITY with thirty (30) days prior written notice of cancellation. The policy must be endorsed to waive the insurer's right to subrogate against CITY and the FPRA, and ~~its~~ their members, officials, officers, and employees.

17(A)(8) General Conditions

The insurance provided by the CONTRACTOR shall apply on a primary basis to and shall not require contribution from, any other insurance or self-insurance maintained by CITY or the FPRA or ~~CITY's~~ their members, officials, officers, or employees. Any insurance, or self-insurance, maintained by the CITY or the FPRA shall be in excess of, and shall not contribute with, the insurance provided by CONTRACTOR.

Except as otherwise specifically authorized in this Agreement, no deductible or self-insured retention for any required insurance provided by CONTRACTOR pursuant to this Agreement will be allowed. To the extent any required insurance is subject to any deductible or self-insured retention (whether with or without approval of CITY or the FPRA), CONTRACTOR shall be responsible for paying on behalf of CITY and the FPRA (and any other person or organization CONTRACTOR has, in this Agreement, agreed to include as an insured for the required insurance) any such deductible or self-insured retention.

Compliance with these insurance requirements shall not limit the liability of CONTRACTOR, its subcontractors, sub-subcontractors, employees, or agents. Any remedy provided to the CITY or the FPRA or their ~~CITY's~~ members, officials, officers, or employees by the insurance provided by CONTRACTOR or the CITY or FPRA shall be in addition to and not in lieu of any other remedy (including, but not limited to, as an indemnitee of CONTRACTOR) available to the CITY or the FPRA under this Contract or otherwise.

Neither approval nor failure to disapprove insurance furnished by CONTRACTOR shall relieve CONTRACTOR from the responsibility to provide insurance as required by this Contract.

17(A)(9) CONTRACTOR shall deliver to CITY the required certificate(s) of insurance and endorsement(s) before beginning any Work under this Agreement. Failure to do so shall constitute a material breach upon which the City may immediately terminate or suspend this contract.

17(A)(10) At its sole discretion, CITY may obtain or renew CONTRACTOR insurance, and CITY may pay all or part of the premiums. Upon demand, CONTRACTOR shall repay CITY all monies paid to obtain or renew the insurance. CITY may offset the cost of the premium against any monies due CONTRACTOR from CITY. CONTRACTOR's failure to obtain, pay for, maintain any required insurance shall constitute a material breach upon which the CITY may immediately terminate or suspend this agreement.

FPRA Regular Meeting - 5:05 p.m. **7. c.**

Meeting Date: June 11, 2024

Re: Request Award of Avenue D and Means Court Parking Lot Construction Contract to Close Construction Services, LLC - Bid No. 2024-023

Submitted For: Tracy Telle, Assistant City Engineer, Engineering

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SUBJECT:

Approval to award the Avenue D and Means Court Parking Lot construction contract to the low bidder, Close Construction Services, LLC, in an amount not to exceed $385,610.50.

SUMMARY:

The project includes the construction of a pervious paver public parking lot which will accommodate seventeen vehicles. The parking lot is to be constructed at the southeast corner of Avenue D and Means Court and will include curbing, landscaping, site lighting, custom bike rack, and pedestrian access to Avenue D.

Note: The actual bid amount provided by the low bidder, Close Construction, was increased by $5.00 to a total bid of $385,610.50 due to an error in the original bid.

RECOMMENDATION:

Staff recommends awarding the contract to the low bidder, Close Construction Services, LLC.

ALTERNATIVES:

Deny and rebid the project.

RESPONSIBLE STAFF:

Engineering

COORDINATED WITH:

Public Works

Fiscal Impact

Budgeted Y/N:	Y
Fiscal Year:	2024
Account:	104-9400-563-200
Amount:	$385,610.50

OTHER INFORMATION:

The $385,610.50 construction cost shall be encumbered by FPRA funds, Account No. 104-9400-563-200.

Attachments

Bid Tabulation
Bid Tabulation Memo
Close Construction Bid
SoCal Construction Bid
Plans

CITY OF FORT PIERCE

AFFIDAVIT REGARDING THE USE COERCION FOR LABOR OR SERVICES

Vendor name: Close Construction Services, LLC

Authorized Representative's Name and Title: Thomas J. Close, VP

Address: 305 NW 4th Ave.

City: Okeechobee State: FL Zip Code: 34972

Phone Number: (863) 467-0831 Email Address: jake@closeconstructionllc.com

Section 787.06(13), Florida Statutes, requires all nongovernmental entities executing, renewing, or extending a contract with a governmental entity to provide an affidavit signed by an officer or representative of the nongovernmental entity under penalty of perjury that the nongovernmental entity does not use coercion for labor or services as defined in that statute. As the person authorized to sign on behalf of Vendor, I certify that the company identified does not:

1. Use or threaten to use physical force against any person;
2. Restrain, isolate, or confine or threaten to restrain, isolate, or confine any person without lawful authority and against her or his will;
3. Use lending or other credit methods to establish a debt by any person when labor or services are pledged as a security for the debt, if the value of the labor or services as reasonably assessed is not applied toward the liquidation of the debt, the length and nature of the labor or services are not respectively limited and defined;
4. Destroy, conceal, remove, confiscate, withhold, or possess any actual or purported passport, visa, or other immigration document, or any other actual or purported government identification document, of any person;
5. Cause or threaten to cause financial harm to any person;
6. Entice or lure any person by fraud or deceit; or
7. Provide a controlled substance as outlined in Schedule I or Schedule II of section 893.03, Florida Statutes, to any person for the purpose of exploitation of that person.

Under penalties of perjury, I declare that I have read the foregoing document and that the facts stated in it are true.

By: _____ Thomas J Close VP 9-30-2024

Authorized Signature | Printed Name and Title | Date

STATE OF FLORIDA
COUNTY OF Okeechobee

Sworn (or affirmed) and subscribed before me by means of ☑ physical presence or ☐ online notarization

this 30 day of September, 2024 by Thomas Jacob Close, who is

☒ personally known or

☐ produced identification (ID produced: _____).

Notary Public Signature: Melissa C Stone (Seal)

Print Name: _____ My Commission Expire

NOTARY PUBLIC STATE OF FLORIDA
MELISSA ANN STONE
Commission # HH 197338
Expires February 24, 2026
Bonded Thru Budget Notary Services

FPRA Regular Meeting - 5:05 p.m. **7. d.**

Meeting Date: November 12, 2024

Re: First Amendment to Comm Facade Agreement for 2203 Orange Ave

Submitted For: Shyanne Harnage, CRA Administrator, City Manager

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SUBJECT:

First Amendment to Commercial Facade Agreement for 2203 Orange Ave - Fort Pierce Police Athletic League, Inc., DBA St Lucie Sheriff's PAL

SUMMARY:

On March 12, 2024, the FPRA approved a Grant Agreement for a Commercial Commercial Facade Improvement grant for the renovation of the property located at 2203 Orange Avenue.
Per the terms of the Grant Agreement, the recipient was required to obtain building permits within six months of the agreement's effective date. However, the recipient was unable to secure the permits within the specified timeframe and is now requesting a 180-day extension to obtain the required permits for the façade renovation.
The new deadline to receive the building permits would be March 12, 2025.

RECOMMENDATION:

Staff will proceed as directed by the FPRA Board.

ALTERNATIVES:

Staff will proceed as directed by the FPRA Board.

RESPONSIBLE STAFF:

Miriam Garcia, Redevelopment Specialist

COORDINATED WITH:

Sara Hedges, City Attorney

Fiscal Impact

Budgeted Y/N:	Y
Fiscal Year:	2025
Account:	104-9400-554-4020
Amount:	15,000

OTHER INFORMATION:

N/A

Attachments

First Amended Agreement 2203 Orange Ave

City Attorney Memo
Executed Agreement 3.12.24
Email requesting extension

FIRST AMENDMENT TO
GRANT AGREEMENT FOR COMMERCIAL FAÇADE IMPROVEMENT

THIS FIRST AMENDMENT TO THE GRANT AGREEMENT FOR COMMERCIAL FAÇADE IMPROVEMENT is made and entered into this ___ day of _____ 2024, by and between the FORT PIERCE REDEVELOPMENT AGENCY, a community redevelopment agency established pursuant to Florida Statutes Chapter 163 (the "FPRA"), and FT. PIERCE POLICE ATHLETIC LEAGUE, INC., DBA ST. LUCIE SHERIFF'S PAL, a Florida Corporation ("Recipient"), (collectively, "Parties").

WITNESSETH:

WHEREAS, on March 12, 2024, the Parties executed a Grant Agreement for Commercial Façade Improvement for the façade renovation of Recipient's property located at 2203 Orange Avenue, Fort Pierce, FL (Parcel ID: 2409-707-0001-000-8) ("Grant Agreement"); and

WHEREAS, pursuant to the Grant Agreement, Recipient was required to receive its building permits within six months of the Effective Date of the Grant Agreement; and

WHEREAS, Recipient failed to obtain its building permits and seeks an extension of 180 days to receive the building permits required for the façade renovation; and

WHEREAS, pursuant to the Grant Agreement, Recipient submitted plans for the façade renovation that were reviewed by City staff and approved by the FPRA Board; and

WHEREAS, Recipient has submitted revised plans for the façade renovation ("Revised Plans") and seeks approval of the Revised Plans by the FPRA Board; and

WHEREAS, City staff has reviewed the requested extension and Revised Plans; and

WHEREAS, the FPRA Board desires to approve the requested extension and Revised Plans.

NOW, THEREFORE, the Parties do hereby amend the Grant Agreement as follows:

1. **Compliance.** Paragraph 2 of the Grant Agreement is amended to read:

   Compliance. The Recipient shall complete the Project and comply with all the terms and conditions of the Grant Agreement as amended, including but not limited to:

   (i) complying with the Project Development Plan as amended (Appendix "A" to Grant Agreement); and

   (ii) complying with Recipient's completed Commercial Façade Grant Application package ("Application") that was reviewed by City staff and approved by the FPRA Board (Appendix "B" to Grant Agreement) as amended by the Revised Plans attached to this First Amendment at Appendix "C."

2. **Appendix "A".** Appendix A is amended to read as follows:

APPENDIX "A"

PROJECT DEVELOPMENT PLAN

2203 ORANGE AVE FORT PIERCE, FL 34950

Project Description

This Commercial Façade Grant is awarded to Ft. Pierce Police Athletic League, Inc., DBA St. Lucie Sheriff's PAL, for the renovation of property located at 2203 Orange Avenue. This grant will provide

funds to assist the Recipient improve the Property by building a permanent shade structure covering the preexisting concrete.

The Recipient will provide to the FPRA a Final Report documenting all construction costs incurred in association with the improvement included in the Application, as amended by the Revised Plans in Appendix "C", prior to receiving reimbursement payment(s). Recipient must include:

A. Completed W-9, as required by law, for the Recipient of the grant funds.
B. Copies of all required closed permits.
C. Copies of all invoices
D. Proof of payment (Cancelled checks or bank statements)
E. Photographs of the work undertaken
F. Releases of liens (if applicable)
G. Occupancy certificates (if applicable)

Maximum FPRA Grant Award: Fifty percent (50%) of eligible costs, not to exceed Fifteen Thousand Dollars ($15,000).

Project Timelines

1. The Recipient must receive the building permits within 12 months of the Effective Date. During this time period, the Recipient shall provide evidence of the building permit approval to the FPRA.
2. Recipient shall complete the Project within twelve months after the issuance of the building permits.
3. Recipient must provide written progress updates upon request by the FPRA.
4. Requests for payment to the FPRA, shall include the Final Report documentation itemized above.
5. Completion and/or occupancy and full operation of the services described in the Grant Agreement as amended shall be achieved by March 12, 2026.

The reports/requests can be sent electronic or by postal mail:
Fort Pierce Redevelopment Agency
100 N US Hwy 1
Fort Pierce, FL 34950
fpra@cityoffortpierce.com

3. **No Further Amendments**. Except as specifically modified and amended hereby, the Agreement shall remain in full force and effect.

(REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK)

IN WITNESS WHEREOF, the Parties have caused this First Amendment to Grant Agreement for Commercial Façade Improvement to be executed by their duly authorized representatives, as of the date first above written.

OWNER/RECIPIENT WITNESSES:

Sign: Karen Hardison
Print: Karen Hardison
Date: 10-17-24

Sign: Kenneth Wilson
Print: KENNETH WILSON
Date: 10/17/24

OWNER/RECIPIENT:

FT. PIERCE POLICE ATHLETIC LEAGUE, INC., DBA ST. LUCIE SHERIFF'S PAL

by: Paul Pearson
Print: PAUL PEARSON
Its Vice President
Date: 10-17-24

CITY WITNESSES:

Sign: _____
Print: _____
Date: _____

Sign: _____
Print: _____
Date: _____

ACCEPTED FOR THE FORT PIERCE REDEVELOPMENT AGENCY:

Sign: _____
Print: Linda Hudson
As its: Chair
Date: _____

APPROVED AS TO FORM & CORRECTNESS:

_____
Sara Hedges, Esq.
City Attorney

GRANT AGREEMENT FOR
COMMERCIAL FAÇADE IMPROVEMENT

THIS AGREEMENT ("Agreement") made and entered into this 12th day of March 2024, ("Effective Date") between the Fort Pierce Redevelopment Agency, a community redevelopment agency established pursuant to Florida Statutes Chapter 163 (the "FPRA"), and FT. PIERCE POLICE ATHLETIC LEAGUE, INC., DBA ST. LUCIE SHERIFF'S PAL, a Florida Corporation ("Recipient"), (collectively, "Parties").

WITNESSETH:

WHEREAS, as part of its mission to alleviate slum and blight and in order to encourage redevelopment of the FPRA district by enhancing its visual aesthetics, the FPRA, a Dependent Special District of the City of Fort Pierce, Florida , established the Commercial Façade Grant Program; and

WHEREAS, the Commercial Façade Grant Program currently offers financial assistance to commercial property and business owners looking to improve the façade of commercial buildings within the FPRA community redevelopment area; and

WHEREAS, Recipient submitted a Commercial Façade Grant Program application to the FPRA requesting a grant for the facade renovation located at 2203 Orange Avenue, Fort Pierce, FL (Parcel ID: 2409-707-0001-000-8) (the "Property"); and

WHEREAS, the purpose of the intended renovation is to substantially improve the façade of the Property by building a permanent shade structure covering the preexisting concrete; and

WHEREAS, the Property is located within the FPRA district boundaries and the renovation of the Property coincides with the FPRA plan; and

WHEREAS, the FPRA Board desires to approve a reimbursable Commercial Façade Grant award in an amount up to one half of the approved cost of eligible improvements, not to exceed $15,000, to Recipient for the façade renovation of the Property; and such approval was affirmed by the FPRA Board at their regular meeting on February 13, 2024; and

WHEREAS, the Recipient desires to participate in the Commercial Façade Grant Program pursuant to the terms and provisions of this Agreement; and

WHEREAS, the Recipient has represented to the FPRA that it will complete the project set forth in its completed Commercial Façade Grant application package submitted to the FPRA ("Project"), and that the Project, located at 2203 Orange Avenue, will further the intent of the Commercial Façade Grant Program by significantly enhancing the appearance of a building within the FPRA district; and

NOW, THEREFORE, the parties do herby agree to the following:

1. **Grant of Funds.** The FPRA shall pay to the Recipient, on a reimbursement basis, an amount up to fifty percent (50%) of eligible project costs, not to exceed Fifteen Thousand Dollars ($15,000.00), ("Grant") for the Recipient's completion of the Project. Provided the Recipient is in compliance with the terms and conditions of this Agreement, the FPRA shall make such payment within sixty (60) days after the Recipient's request for payment of the Grant funds and submission of invoices and any other information necessary to substantiate Recipient's compliance with this Agreement. Nothing herein shall be construed to grant the FPRA any ownership interests in the Project, and the FPRA shall have no liability whatsoever related to the Project.

2. **Compliance.** The Recipient shall complete the Project and comply with all the terms and conditions of this Agreement, including but not limited to (i) complying with the Project Development Plan, which is attached hereto as Appendix A, and (ii) complying with the Recipient's completed Commercial Façade Grant Application package that was reviewed by City staff and approved by the FPRA Board, which is set forth in Appendix B ("Application").

3. **Appendices.** All appendices referenced in this Agreement are attached to this Agreement and made a part hereof by reference.

4. **Project Deadlines/Term.** The Recipient must receive the building permits within six months of the Effective Date and shall complete the Project within twelve months after the issuance of the building permits. This eighteen-month period shall be considered the Agreement Term (the "Term"). The FPRA shall have a right to terminate this Agreement in the event the Recipient fails to meet the Project Deadlines. During this period the Recipient shall provide evidence of building permit approval to the FPRA within six months of the Effective Date. For projects not requiring a building permit, within six months of the Effective Date, the Recipient shall notify the FPRA of when it will start the Project within the aforementioned period.

5. **Extension.** The FPRA, in its sole and absolute discretion, may authorize an extension of the Project Deadlines to allow the Recipient to complete its obligations set forth in this Agreement in a timely manner if the Recipient is in compliance with this Agreement and the Recipient is taking reasonable steps to complete its obligations set forth in this Agreement. Any authorization to extend the Project Deadlines shall be in writing and approved by the FPRA Board.

6. **Compliance with Laws.** The Recipient shall comply at all times with all federal, state, and local statutes, rules, regulations and ordinances, the federal and state constitutions, and the orders and decrees of lawful authorities having jurisdiction over the matter at issue (collectively, "Laws"), including but not limited to Florida laws regarding public records.

7. **Publicity.** Publications, press releases, media productions, etc., produced by the Recipient regarding the project shall include the following statement: *Sponsored in part by the Fort Pierce Redevelopment Agency's Commercial Façade Grant Program* from the Effective Date to six months after the date the project is completed.

8. **Progress Reports.** Upon request by the FPRA, Recipient agrees to submit written progress/status reports, including, but not limited to such reports which provide a list of activities and expenditures for the project.

9. **Records, Reports and Inspection.**

   A. The Recipient shall maintain financial books, records, and accounting information related to this Agreement. These books, records, and information shall comply with generally accepted accounting principles. Nothing herein shall be construed to allow destruction of records that may be required to be retained longer by the statutes of the State of Florida.

   B. The Recipient shall, at any reasonable time requested by the FPRA and as often as the FPRA may deem necessary, make available to the FPRA for examination all of its books, records and information with respect to all matters covered by this Agreement and shall permit the FPRA or its designated authorized representatives to audit and inspect all such books, records and information, including but not limited to invoices, materials, payrolls, records of personnel, conditions of employment and other data relating to all matters covered by this Agreement.

C. The FPRA shall have the right, at any reasonable time during the Term, to inspect the Project site and to determine that the Property use is consistent with the uses described in the Project Development Plan, in accordance with this Agreement.

10. **Default and Termination.**

A. The FPRA may terminate this Agreement in the event of failure by the Recipient to observe or perform any term or condition of this Agreement if such failure continues for ten (10) days after written notice thereof from the FPRA to the Recipient in accordance with Paragraph 13 of this Agreement.

B. The FPRA's liability and obligations to the Recipient or any person having a claim pursuant to this Agreement or to the completion of the Project provided by the herein described Grant funds shall be limited solely to the amount and terms and conditions of this Agreement.

C. If this Agreement is terminated by the FPRA, the FPRA shall have no obligation to pay any of the Grant funds to the Recipient.

11. **Indemnification.** The Recipient shall defend at its expense, pay on behalf of, hold harmless and indemnify the FPRA, its officers, employees, agents, elected and appointed officials and volunteers (collectively, "Indemnified Parties") from and against any and all claims, demands, liens, liabilities, penalties, fines, fees, judgments, losses and damages (collectively, "Claims'), whether or not a lawsuit is filed, including but not limited to Claims for damage to property or bodily or personal injuries, including death at any time resulting therefrom, sustained by any persons or entities; and costs, expenses and attorneys' and experts' fees at trial and on appeal, which Claims are alleged or claimed to have arisen out of or in connection with, in whole or in part, directly or indirectly:
    a. The performance of this Agreement (including changes and amendments thereto) and any work performed on the Project by the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers; or
    b. The failure of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers to comply and conform with any applicable Laws; or
    c. Any negligent act or omission of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers, whether or not such negligence is claimed to be either solely that of the Recipient, its employees, agents, representatives, contractors, subcontractors or volunteers or to be in conjunction with the claimed negligence of others, including that of any of the Indemnified Parties; or
    d. Any reckless or intentional wrongful act or omission of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers.

    The provisions of this paragraph are independent of, and will not be limited by, any insurance required to be obtained by the Recipient pursuant to this Agreement or otherwise obtained by the Recipient and shall survive the expiration or earlier termination of this Agreement with respect to any Claims or liability arising in connection with any event occurring prior to such expiration or termination.

12. **Insurance.** The Recipient shall maintain insurance coverage in the form and amount deemed adequate by the FPRA for all risks inherent in the functions and aspects of its operation, including but not limited to, risks of fire, casualty, automobile coverage as required by law, workers' compensation insurance as required by law, employers' liability insurance, and general liability insurance for personal injury, property damage and contractual liability under this Agreement.

13. **Notices.** Unless and to the extent otherwise provided in this Agreement, all notices, demands, requests for approvals or other communications which are required to be given by either party to the other shall be in writing and shall be deemed given and delivered on the date delivered in person to the authorized representative of the recipient provided below, or upon the expiration of five (5) business days following the date mailed by registered or certified mail, postage prepaid, return receipt requested to the authorized representative of the recipient at the address provided below, or upon the date delivered by overnight courier (signature required) to the authorized representative of the recipient at the address provided below.

Fort Pierce Redevelopment Agency:	City of Fort Pierce Attn: Fort Pierce Redevelopment Agency 100 North US Highway 1 Fort Pierce, FL 34950
Copy:	City of Fort Pierce Attn: City Attorney 100 North US Highway 1 Fort Pierce, FL 34950
Recipient:	Ft. Pierce Police Athletic League, Inc. DBA St. Lucie Sheriff's PAL 2203 Orange Avenue Fort Pierce, FL 34950

14. **Assignment.** The Recipient shall not assign this Agreement without the prior written consent of the FPRA. Any assignment of this Agreement contrary to this paragraph shall be void and shall confer no rights upon the assignee. The Recipient shall notify the FPRA thirty (30) days prior to any conveyance or sale, granting or transferring any real property ("Property") underlying the Project or portion thereof, to any heirs, successors, assigns or grantees, including, without limitation, the conveyance of any security interest in said Property.

15. **Change of Use.** For five years from the date of Project completion, the Recipient shall maintain the Property in the use for which it was awarded funding through the Commercial Facade Grant Program. Failure to do so may result in the Recipient repaying the grant award to the FPRA, unless the requirement to repay the grant award is waived by the FPRA Board, at its sole discretion, upon written request made to the FPRA by the Recipient. If the Recipient intends to change the use of the Property, it shall notify the FPRA of its intent prior to applying for building permits.

16. **Due Authority.** Each party to this Agreement represents and warrants to the other party that: (i) it is a duly organized, qualified and existing entity under the laws of the State of Florida; and (ii) all appropriate action has been taken so as to duly authorize the persons executing this Agreement to so execute the same and fully bind the parties on whose behalf he or she is executing.

17. **Headings.** The paragraph headings are inserted herein for convenience and reference only, and in no way define, limit, or otherwise describe the scope or intent of any provisions hereof.

18. **No Third-Party Beneficiaries.** Notwithstanding anything to the contrary contained in this Agreement, persons, or entities not a party to this Agreement may not claim any benefit hereunder or as third-party beneficiaries hereto.

19. **Entire Agreement and Modification.** This Agreement constitutes the entire agreement between the Parties pertaining to the subject matters covered herein and there are no oral representations,

arrangements, or understandings between or among the Parties relating to the subject matters of this Agreement. No change to this Agreement will be valid unless made by a written amendment executed by the Parties.

20. **Waiver.** No provision of this Agreement will be deemed waived by the FPRA unless expressly waived in writing by the FPRA. No waiver shall be implied by delay or any other act or omission of the FPRA. No waiver by the FPRA of any provision of this Agreement shall be deemed a waiver of such provision with respect to any subsequent matter relating to such provision, and the FPRA's consent respecting any action by the Recipient shall not constitute waiver of the requirement for obtaining the FPRA's consent respecting any subsequent action.

21. **Severability.** Should any paragraph or portion of any paragraph of this Agreement be rendered void, invalid, or unenforceable by any court of law, for any reason, such a determination shall not render void, invalid, or unenforceable any other section or any part of any section of this Agreement.

22. **FPRA Consent and Action.** For purposes of this Agreement, any required written permission, consent, acceptance, approval, or agreement by the FPRA means the approval of the FPRA Board or their authorized designee, unless otherwise set forth in this Agreement or unless otherwise required by the City Charter or applicable Laws.

23. **Survival.** All obligations and rights of any party arising during or attributable to the period prior to expiration or earlier termination of this Agreement, including but not limited to those obligations and rights related to indemnification, shall survive such expiration or earlier termination.

24. **Governing Law and Venue.** This Agreement and the rights of the Parties shall be governed by and construed or enforced in accordance with the laws of the State of Florida. Venue for any action arising out of this Agreement is in the courts of St. Lucie County, Florida. Any action shall be tried as a non-jury case.

(REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK)

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed by their duly authorized representatives, as of the date first above written.

OWNER/RECIPIENT WITNESSES:

Sign: Kenneth Wilson
Print: KENNET WILSON
Date: 3/5/2024

Sign: Karen Hardison
Print: Karen Hardison
Date: 3/5/2024

OWNER/RECIPIENT:

FT. PIERCE POLICE ATHLETIC LEAGUE, INC., DBA ST. LUCIE SHERIFF'S PAL

by: Paul Pearson
Print: PAUL PEARSON
Its Vice President
Date: 3-5-24

CITY WITNESSES:

Sign: Linda W. Cox
Print: Linda W Cox
Date: 3/12/24

Sign: Brittany Meredith
Print: Brittany Meredith
Date: 3/12/24

ACCEPTED FOR THE FORT PIERCE REDEVELOPMENT AGENCY:

Sign: Linda Hudson
Print: Linda Hudson
As its: Chair
Date: 3/12/2024

APPROVED AS TO FORM & CORRECTNESS:

Sara Hedges, Esq.
City Attorney

APPENDIX "A"

PROJECT DEVELOPMENT PLAN

2203 ORANGE AVE FORT PIERCE, FL 34950

Project Description

This Commercial Façade Grant is awarded to Ft. Pierce Police Athletic League, Inc., DBA St. Lucie Sheriff's PAL, for the renovation of property located at 2203 Orange Avenue. This grant will provide funds to assist the Recipient improve the Property by building a permanent shade structure covering the preexisting concrete.

The Recipient will provide to the FPRA a Final Report documenting all construction costs incurred in association with the improvement included in the Application (Appendix "B") prior to receiving reimbursement payment(s). Recipient must include:

A. Completed W-9, as required by law, for the Recipient of the grant funds.
B. Copies of all required closed permits.
C. Copies of all invoices
D. Proof of payment (Cancelled checks or bank statements)
E. Photographs of the work undertaken
F. Releases of liens (if applicable)
G. Occupancy certificates (if applicable)

Maximum FPRA Grant Award: Fifty percent (50%) of eligible costs, not to exceed Fifteen Thousand Dollars ($15,000.00).

Project Timelines

1. The Recipient must receive the building permits within six months of the Effective Date. During this time period, the Recipient shall provide evidence of the building permit approval to the FPRA.
2. The Recipient shall complete the Project within twelve months after the issuance of the building permits.
3. For projects not requiring a building permit, within six months of the Effective Date, the Recipient shall notify the FPRA of when it will start the Project within the aforementioned period.
4. The Recipient must provide written progress updates upon request by the FPRA.
5. Requests for payment to the FPRA, shall include the Final Report documentation itemized above.
6. Completion and/or occupancy and full operation of the services described in this Agreement shall be achieved by September 12, 2025.

These reports/request can be sent electronic or by postal mail:
Fort Pierce Redevelopment Agency
100 N US Hwy 1
Fort Pierce, FL 34950
fpra@cityoffortpierce.com

APPENDIX "B"

APPLICATION PACKET

2203 ORANGE AVENUE FORT PIERCE, FL 34950

Print

2023 COMMERCIAL FACADE GRANT PROGRAM APPLICATION - Submission #3419

Date Submitted: 11/16/2023

APPLICATION FORM

There is no guarantee that funding will be available for every application submitted, including those that meet the required criteria. Applications will be evaluated, and the four highest ranked properties will be awarded the grant.

To review full grant program overview, visit: FPRA Incentive Program | Fort Pierce, FL - Official Website (choosefortpierce.com)

Property Details:

Parcel ID Number:*

2409-707-0001-000-8

If you do not have your parcel ID, visit https://www.paslc.org/property-search/ to obtain.

Grant Property Address:*

2203 Orange Ave

Property Owner's Name:*

Fort Pierce Police Athletic League

Building's New Use(s) (if applicable):

Building's Existing Use(s):*

Community Center / Youth Programs non-profit

Lease Term (if applicable):

own

Applicant Information:

Applicant Name:*

Keith Pearson

Applicant Title (Business Owner, Property Owner, Business Partner, etc):*

Board Member

Email Address:*

pearsonk@stluciesheriff.com

Phone Number: *

7722011104

Business Information:

Legal Business Name:

Ft Pierce Police Athletic League D.B.A. St Lucie Sheriffs PAL

Business Type (Restaurant, Retail, Office, etc):

Youth Center non-profit

Employer Identification Number / Tax ID:

65-0670756

Number of Years in Business:

29

Number of Years at Current Address:

2

If not currently open for business at this location, when do you expect to open?

Project Details:

Grant amount requested?

$25000.00

Note: This grant offers financial assistance in the form of a reimbursable grant, matching 50% up to $25,000.

What is the total cost of the project?

$65000.00

The costs must be verified by licensed contractors.

Estimated timeframe for the completion of the project:

160days

The project must be started within six (6) months from the date of the FPRA Board approval and completed within 12 months of the building permit issuance. Failure to do so, without an approved deviation by the FPRA, will result in termination of the grant.

General Description of Proposed Improvements:*

- [x] Awnings/Canopies
- [ ] Building Facade
- [ ] Signs
- [ ] Windows/Doors
- [ ] Walls
- [ ] Parking lot repaving, resealing, and/or restriping
- [ ] Fencing
- [x] Patio deck
- [ ] Landscaping/Irrigation
- [x] Roofing
- [ ] Mural/Art Installation
- [ ] Security cameras/system
- [ ] Exterior Painting
- [ ] Other (explain in narrative below)

Narrative describing the project, improvements to be made, and why this funding is necessary:*

Shade structure covering preexisting concreate.

Narrative detailing approach to fully fund this project. Note: This is a dollar-for-dollar matching grant.*

Pledges and donors, can provide proof of funds if requested.

Type text here

Narrative describing how this project will address the priorities of the FPRA as outlined in the Redevelopment Plan. This narrative shall identify community benefits resulting from the project.*

Florida is known for its extreme weather conditions. This shade structure will allow the youth to safely participate with outdoor activities. They will be sheltered from the rain and heat.

To view the FPRA Plan, visit: https://cityoffortpierce.com/DocumentCenter/View/9381/2020-Updated-FPRA-Plan

Required Documentation:

Color photograph of the existing condition of the FRONT of building (1 of 2):*

overview.jpg

Color photograph of the existing condition of the FRONT of building (2 of 2):*

overview.jpg

Project plans and renderings and any other relevant materials that convey the physical improvements proposed to be made:*

23-11-272(SEALED).pdf

Design and construction plans for the proposed improvements.*

SBS_Color.pdf

Provide examples of project colors, design, materials and specifications.*

SBS_Color_Chart.pdf

Proof of ability to fully fund the project.*

proof of funds.jpg

Attach a letter describing why this property should be selected to receive a grant. Please include how this project meets the goals and objectives of the FPRA Plan.*

FPRA Letter.docx

Cost Estimates*

PAL Estimate.docx

A minimum of one (1) cost estimate from a licensed contractor issued within the previous 90 days of this application submission. Estimates should be broken out in detail, especially if any non-eligible improvements are being completed, as this allows FPRA to compare based on only grant eligible improvements being performed.

Signature

Electronic Signature*

Keith Pearson

I certify that the information provided in this application is true and accurate to the best of my ability and no false or misleading statements have been made to secure approval of this application.

By typing your name in the box above, you are signing the document electronically. You agree that your electronic signature has the same validity as your handwritten signature.


ST.LUCIE SHERIFF
POLICE Athletic LEAGUE
Est 1999
SHERIFF

Saint Lucie County Sheriffs Police Athletic League
2203 Orange Ave, Ft Pierce FL 34950
pal@stluciesheriff.com

Lisa Johns-Grose
President

Paul Pearson
Vice President

Melissa Alexander
Treasurer

Steve Dipalma
Secretary

Board Members
Patrick Seidel
Keith Pearson
Ken Wilson

Executive Director
Jarret Romanello

The Fort Pierce Police Athletic League d.b.a St Lucie Sheriffs PAL purchased the building at 2203 Orange Ave and have used that location to provide at risk under privileged youth a place to go before they go places in life. The building prior to being purchased had over $200,000.00 in code violations and was a burden to the community with vagrants and illegal dumping. Working with the community, we have turned an eyesore into a safe place for our youth to grow. Most importantly, we recently received the Mayors Golden Hammer Award! We hope that we are awarded this grant because you are not only investing in the building you are investing in our youth.

THIS IS A LETTER OF CERTIFICATION FOR STEEL BUILDING SYSTEMS, INC.'S PROJECT #23-11-272 FOR FT. PIERCE POLICE ATHLETIC LEAGUE TO BE LOCATED IN FORT PIERCE, FLORIDA.

THIS LETTER CERTIFIES THAT STEEL BUILDING SYSTEMS, INC.'S BUILDING(S) MEETS THE INFORMATION IN THE DESIGN CRITERIA.

THIS LETTER OF CERTIFICATION IS WRITTEN SPECIFICALLY FOR THE BUILDING(S) PROVIDED BY STEEL BUILDING SYSTEMS, INC. THIS LETTER DOES NOT IMPLY NOR CONSTITUTE AN AGREEMENT THAT THE MANUFACTURER OR THE MANUFACTURER'S ENGINEER IS ACTING AS THE ENGINEER OF RECORD OR DESIGN PROFESSIONAL FOR THE CONSTRUCTION PROJECT.

DESIGN CRITERIA

WIDTH (ft)	= 30.33.0
LENGTH (ft)	= 63.0
EAVE HEIGHT (ft)	= 12.4/13.66
ROOF SLOPE (Rise/12)	= 0.5
BUILDING CODE	= FBC 20
DEAD LOAD (psf)	= 2.0
COLLATERAL LOAD (psf)	= 0.0
ROOF LIVE LOAD (psf)	= 20.0
LIVE LOAD REDUCTION	= YES
GROUND SNOW LOAD (psf)	= 0.0
ROOF SNOW LOAD (psf)	= 0.0
THERMAL COEFFICIENT (Ct)	= 1.20
IMPORTANCE – SNOW	= 1.00
SNOW EXPOSURE (Ce)	= 1.00
ULTIMATE WIND (ult) (mph)	= 161.0
NOMINAL WIND (asd) (mph)	= 124.71
RISK CATEGORY	= II–NORMAL
WIND EXPOSURE	= B
CLOSED/OPEN/PARTIAL	= PARTIALLY OPEN
INTERNAL GCpi	= 0.18 / –0.18

RISK CATEGORY	= II–NORMAL
SEISMIC SITE CLASS	= D
SEISMIC COEFFICIENT	= 0.08
MAPPED RESPONSE (Ss)	= 0.0494
MAPPED RESPONSE (S1)	= 0.0279
DESIGN CATEGORY (SDC)	= A
IMPORTANCE – SEISMIC	= 1.00
SITE COEFFICIENT (Fa)	= 1.6000
SITE COEFFICIENT (FV)	= 2.4000
DESIGN RESPONSE (Sms)	= 0.0784
DESIGN RESPONSE (Sm1)	= 0.0648
DESIGN RESPONSE (Sds)	= 0.0523
DESIGN RESPONSE (Sd1)	= 0.0432
RES MOD FACTOR (Mom) R	= 3.00
APP PERIOD (MOMENT) Ta	= 0.2183
RES MOD FACTOR (Brc) R	= 3.00
APP PERIOD (Braced) Ta	= 0.1371
TRANVERSE SYSTEM	= MOMENT FRAMES
LONGITUDINAL SYSTEM (ROOF)	= BRACED FRAMES
LONGITUDINAL SYSTEM (FSW)	= BRACED FRAMES
LONGITUDINAL SYSTEM (BSW)	= MOMENT FRAME

NOTE: THE SEISMIC ANALYSIS PROCEDURE USED ON THIS STRUCTURE IS THE EQUIVALENT LATERAL FORCE PROCEDURE.

STRUCTURAL STEEL

ASTM# (Plate)	= A529; A572; A1011
PLATE YIELD (Fy)	= 50.0 ksi
ASTM# (Bar)	= A–529; A–570; A–572
PLATE YIELD (Fy)	= 50.0 ksi

LIGHT GUAGE STEEL

ASTM# (Cold–Form)	= A1008; A1011
COLD–FORM YIELD (Fy)	= 55.0 ksi
ASTM# (Panel)	= A792
PANEL YIELD (Fy)	= 80.0 ksi

NOTE: ALL CONNECTION BOLTS ARE DESIGNATED IN THESE DRAWINGS AS EITHER A "M" FOR A307 BOLTS OR A "H" FOR A325 BOLTS.

COMPONENTS AND CLADDING

COMP/CLAD LOCATION	PRES (PSF)	SUCT (PSF)	ROOF SUCT (PSF)
COLUMN	28.1	–31.0	
GIRT/HEADER	28.1	–31.0	
JAMB	28.1	–31.0	
WALL PANEL	34.7	–46.3	
PURLIN	16.0	–29.9	
ROOF PANEL	16.0	–34.7	
LONG. BRACING	15.8	–11.4	–27.2
LONG. BRACING (EDGE ZONE)	24.1	–17.0	

NOTES TO ERECTOR/OWNER:

[1] "SBS" IS NOT RESPONSIBLE FOR THE ERECTION OF THE BUILDING, THE SUPPLY OF ANY TOOLS OR EQUIPMENT, OR ANY OTHER FIELD WORK UNLESS "SBS" HAS BEEN CONTRACTED FOR THESE. "SBS" DOES NOT PROVIDE ANY FIELD SUPERVISION FOR THE ERECTION OF THE BUILDING, NOR DOES "SBS" PERFORM ANY INSPECTIONS DURING OR AFTER ERECTION.

[2] USE ONLY THE ERECTION DRAWINGS PROVIDED BY "SBS" AND INCLUDED IN THE ERECTOR'S PACKAGE DELIVERED BY THE TRUCK DRIVER WITH THE BUILDING. "SBS" IS NOT LIABLE FOR ANY CLAIM RESULTING FROM THE USE OF OTHER DRAWINGS.

[3] CHECK SLAB AND ANCHOR BOLT PLACEMENTS BEFORE STANDING ANY FRAMING. IF THE SLAB IS NOT SIZED CORRECTLY OR IS OUT OF SQUARE, OR IF THE ANCHOR BOLTS ARE NOT CORRECTLY LOCATED, CALL "SBS". "SBS" IS NOT LIABLE FOR LABOR CHARGES RESULTING FROM STANDING FRAMING ON AN INCORRECT SLAB.

[4] BEGIN ERECTION WITH A BRACED BAY. INSTALL THE EAVE STRUTS FIRST AND THEN THE PURLINS WHICH FALL AT THE CABLE ATTACHMENT POINTS. NEXT, INSTALL ROOF AND WALL CABLES TO A SNUG CONDITION, SO THAT THE FRAMING IS BRACED. FINISH INSTALLING PURLINS AND GIRTS IN THE BRACED BAY. USING THE THE CABLE BRACING, SQUARE AND PLUMB THE FRAMING. CONTINUE WITH REMAINING BAYS, INSTALLING BRACING AS ADDITIONAL BRACED BAYS ARE ERECTED.

[5] THE CORRECTION OF MINOR MISFITS BY THE USE OF DRIFT PINS TO DRAW THE COMPONENTS INTO LINE, MODERATE AMOUNTS OF REAMING, CHIPPING AND CUTTING, AND THE REPLACEMENT OF MINOR SHORTAGES OF MATERIAL ARE A NORMAL PART OF ERECTION AND ARE NOT SUBJECT TO CLAIM. CONTACT "SBS" BEFORE MAKING ANY FIELD MODIFICATION TO THE BUILDING. "SBS" DOES NOT PAY CLAIMS FOR ERROR CORRECTION UNLESS APPROVED IN WRITING BY "SBS" BEFOREHAND.

STATUS OF THESE DRAWINGS

- [ ] FOR OWNER'S USE – NOT FOR CONSTRUCTION. ENGINEERED BUT NOT DETAILED FOR MANUFACTURE.
- [ ] FOR APPROVAL – NOT FOR CONSTRUCTION. ENGINEERED BUT NOT DETAILED FOR MANUFACTURE.
- [x] FOR PERMITTING – FOR CONSTRUCTION. ENGINEERED BUT NOT DETAILED FOR MANUFACTURE.
- [ ] FINAL DRAWINGS – FOR CONSTRUCTION. ENGINEERED AND DETAILED FOR MANUFACTURE.
- [ ] ERECTION DRAWINGS – FOR CONSTRUCTION. ENGINEERED AND DETAILED FOR MANUFACTURE.
- [ ] ANCHOR BOLT PLANS – FOR CONSTRUCTION.

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 14:00:47 -05'00'

IAS ACCREDITED Metal Building Systems AC 472

STRUCTURAL STAMP

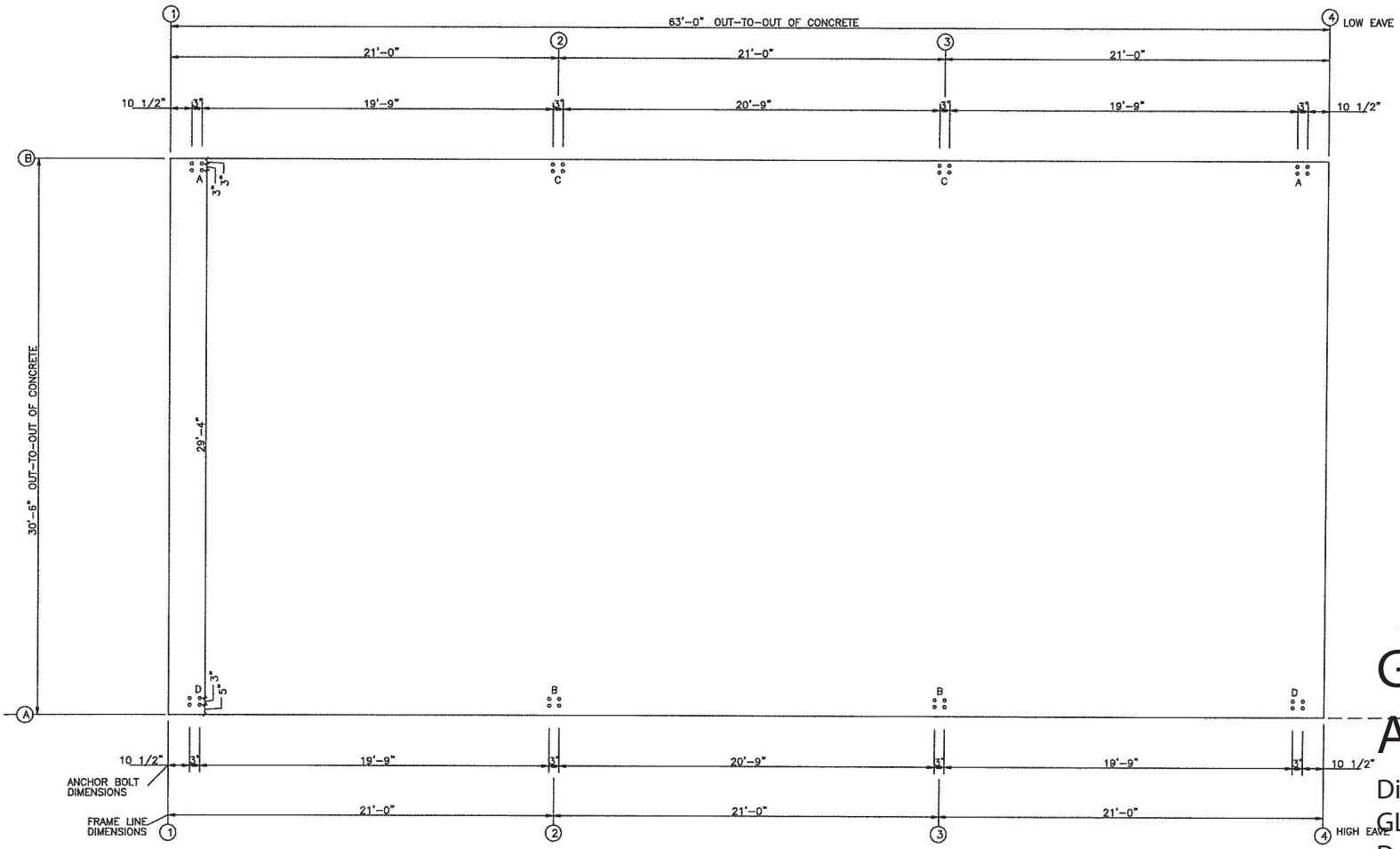
GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER

REVISIONS
[1]
[2]
[3]
[4]
[5]

FOR: FT. PIERCE POLICE ATHLETIC LEAGUE
2203 ORANGE AVENUE
FORT PIERCE, FLORIDA 34950
LOCATION: FORT PIERCE, FLORIDA

FROM:
STEEL BUILDING SYSTEMS INC.
320 STEVENS LANE • P.O. BOX 447
ADEL, GEORGIA 31620
PH: 229.896.7428 • FAX: 229.896.2881 • www.sbsga.com

JOB NO : 23–11–272
DATE : 11/ 7/23
BY : MS
SCALE : NONE
TITLE : COVER PAGE
NUMBER : COVER



ANCHOR BOLT PLAN
NOTE: ALL BASE PLATES @ 100'-0" (UNLESS NOTED)

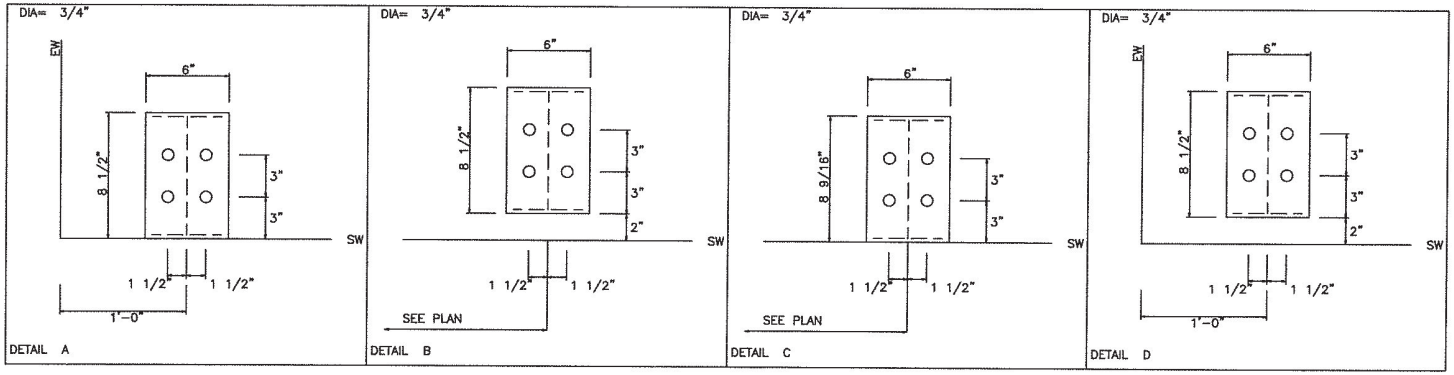
EXISTING BUILDING

GLEN S ASHLEY
Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 14:00:32 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ANCHOR BOLT LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 1	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



GLEN S ASHLEY

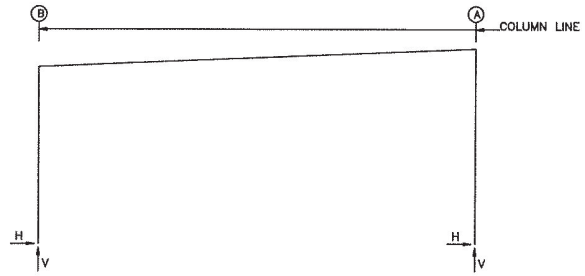
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Date: 2023.11.08 14:00:17 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: ANCHOR BOLT DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 1.1	DRAWN BY: MS	CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

FRAME LINES: 1 2 3 4



RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
1	B	2	1.4	1.7	6	−2.0	−2.0	4	0.750	6.000	8.500	0.375	0.0
		1	1.1	3.6	5	−1.9	−3.5						
1	A	7	1.7	−0.9	1	−1.1	3.6	4	0.750	6.000	8.500	0.375	0.0
		1	−1.1	3.6	9	0.1	−3.1						

RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
2	B	4	2.6	0.2	6	−3.7	−3.9	4	0.750	6.000	8.563	0.375	0.0
		1	1.5	4.7	8	−1.6	−8.6						
2	A	7	3.2	−1.9	3	−1.7	−0.3	4	0.750	6.000	8.500	0.375	0.0
		1	−1.5	4.7	5	−0.3	−5.1						

RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
3	B	4	2.6	0.2	6	−3.7	−3.9	4	0.750	6.000	8.563	0.375	0.0
		1	1.5	4.7	8	−1.6	−8.6						
3	A	7	3.2	−1.9	3	−1.7	−0.3	4	0.750	6.000	8.500	0.375	0.0
		1	−1.5	4.7	5	−0.3	−5.1						

RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
4	B	2	1.4	1.7	6	−2.0	−2.0	4	0.750	6.000	8.500	0.375	0.0
		1	1.1	3.6	5	−1.9	−3.5						
4	A	7	1.7	−0.9	1	−1.1	3.6	4	0.750	6.000	8.500	0.375	0.0
		1	−1.1	3.6	9	0.1	−3.1						

NOTES FOR REACTIONS

1. ALL LOADING CONDITIONS ARE EXAMINED AND ONLY MAXIMUM/MINIMUM H OR V AND THE CORRESPONDING H or V ARE REPORTED.
2. POSITIVE REACTIONS ARE AS SHOWN IN THE SKETCH. FOUNDATION LOADS ARE IN OPPOSITE DIRECTIONS.
3. BRACING REACTIONS ARE in THE PLANE OF THE BRACE WITH THE H POINTING AWAY FROM THE BRACED BAY. THE VERTICAL REACTION IS DOWNWARD.
4. BUILDING REACTIONS ARE BASED ON THE FOLLOWING BUILDING DATA:

WIDTH (ft)	= 30.3
LENGTH (ft)	= 63.0
EAVE HEIGHT (ft)	= 12.4/ 13.7
ROOF SLOPE (RISE/12)	= 0.5
DEAD LOAD (psf)	= 2.0
COLLATERAL LOAD (psf)	= 0.0
ROOF LIVE LOAD (psf)	= 20.0
FRAME LIVE LOAD	
Min(psf)	= 12.0
Max(psf)	= 17.6
WIND SPEED (mph)	= 161.0
WIND CODE	= FBC 20 (IBC 18)
EXPOSURE	= B
Closure	= Partially Open
IMPORTANCE WIND	= 1.00
IMPORTANCE SEISMIC	= 1.00
SEISMIC Zone	= A
SEISMIC COEFF (Fa*Ss)	= 0.08

5. LOADING CONDITIONS ARE:
   1 Dead+Collateral+Live
   2 Dead+Collateral+0.75Live+0.45Wind_Right1
   3 Dead+Collateral+0.75Live+0.45Wind_Long1R
   4 Dead+Collateral+0.75Live+0.45Wind_Long2L
   5 0.6Dead+0.6Wind_Left1
   6 0.6Dead+0.6Wind_Left2
   7 0.6Dead+0.6Wind_Right2
   8 0.6Dead+0.6Wind_Long1L
   9 0.6Dead+0.6Wind_Long1R

ANCHOR BOLT SUMMARY

QTY	LOCATE	DIA (in)	TYPE	PROJ. (in)
O 32	FRAME	3/4"	F1554	2.50

BUILDING BRACING REACTIONS

WALL LOC	WALL LINE	COL LINE	± Reactions(k) WIND HORZ	WIND VERT	SEISMIC HORZ	SEISMIC VERT	Panel_Shear (lb/ft) WIND	Seis	Note
L_EW	1								(h)
F_SW	A	Torsional Bracing Used							
R_EW	4								(h)
B_SW	B	2,3	3.0	3.0	0.1	0.1			(b)

(b)Wind bent in bay, base above finish floor
(h)Rigid frame at endwall

REACTIONS for seismic represent shear force, Eh

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 14:00:00 -05'00'

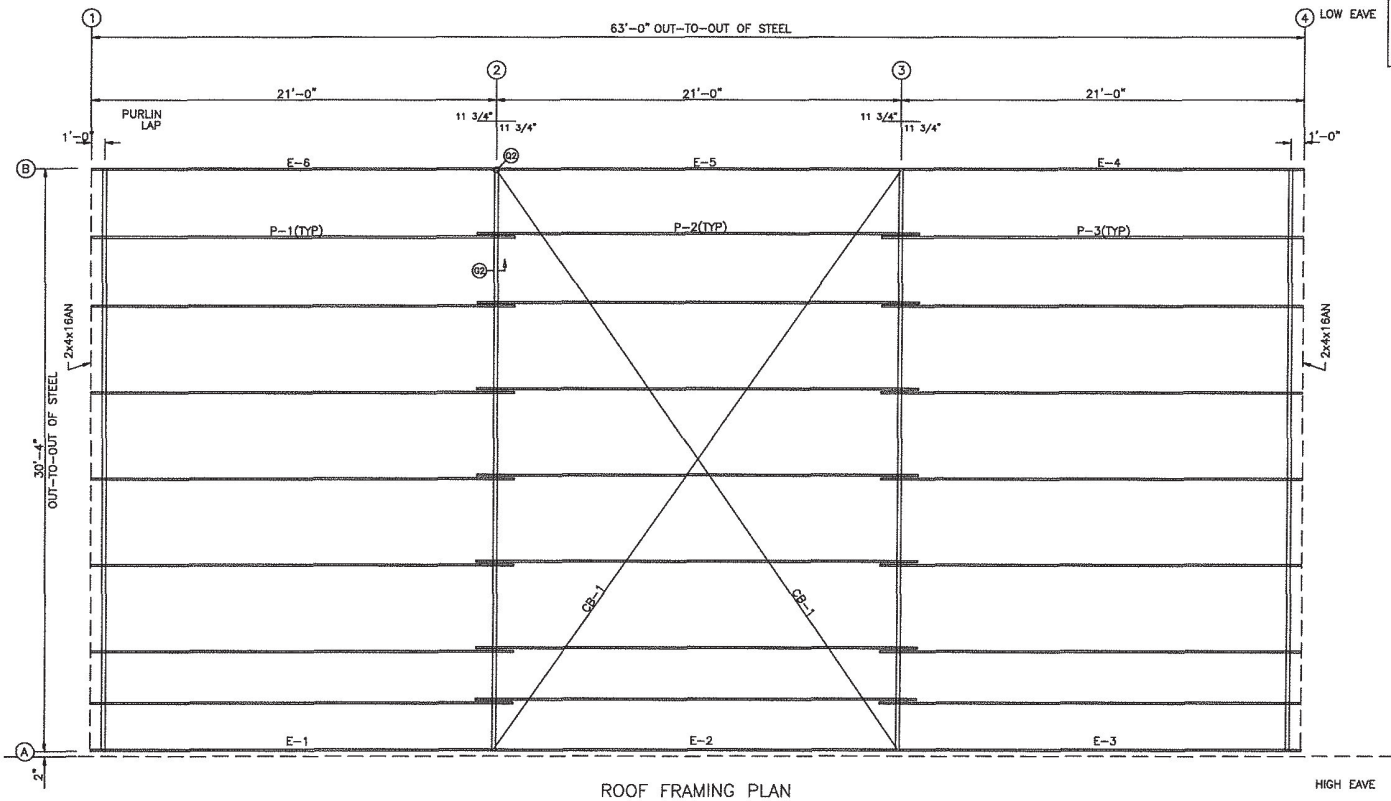
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ANCHOR BOLT REACTIONS	SCALE: NONE
[4]	DRAWING NO: PAGE 1.2	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP

GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER

MEMBER TABLE ROOF PLAN		
MARK	PART	LENGTH
P-1	8x25Z16	21'-11 1/2"
P-2	8x25Z16	22'-11 1/2"
P-3	8x25Z16	21'-11 1/2"
E-1	8ES14@.5	20'-11 1/2"
E-2	8ES14@.5	20'-11 1/2"
E-3	8ES14@.5	20'-11 1/2"
E-4	8ES14@.5	20'-11 1/2"
E-5	8ES14@.5	20'-11 1/2"
E-6	8ES14@.5	20'-11 1/2"
CB-1	1/4 CBL	34'-11 1/16"



ROOF FRAMING PLAN

EXISTING BUILDING

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:59:46 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ROOF FRAMING LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 2 / DRAWN BY: MS	CHECKED BY:

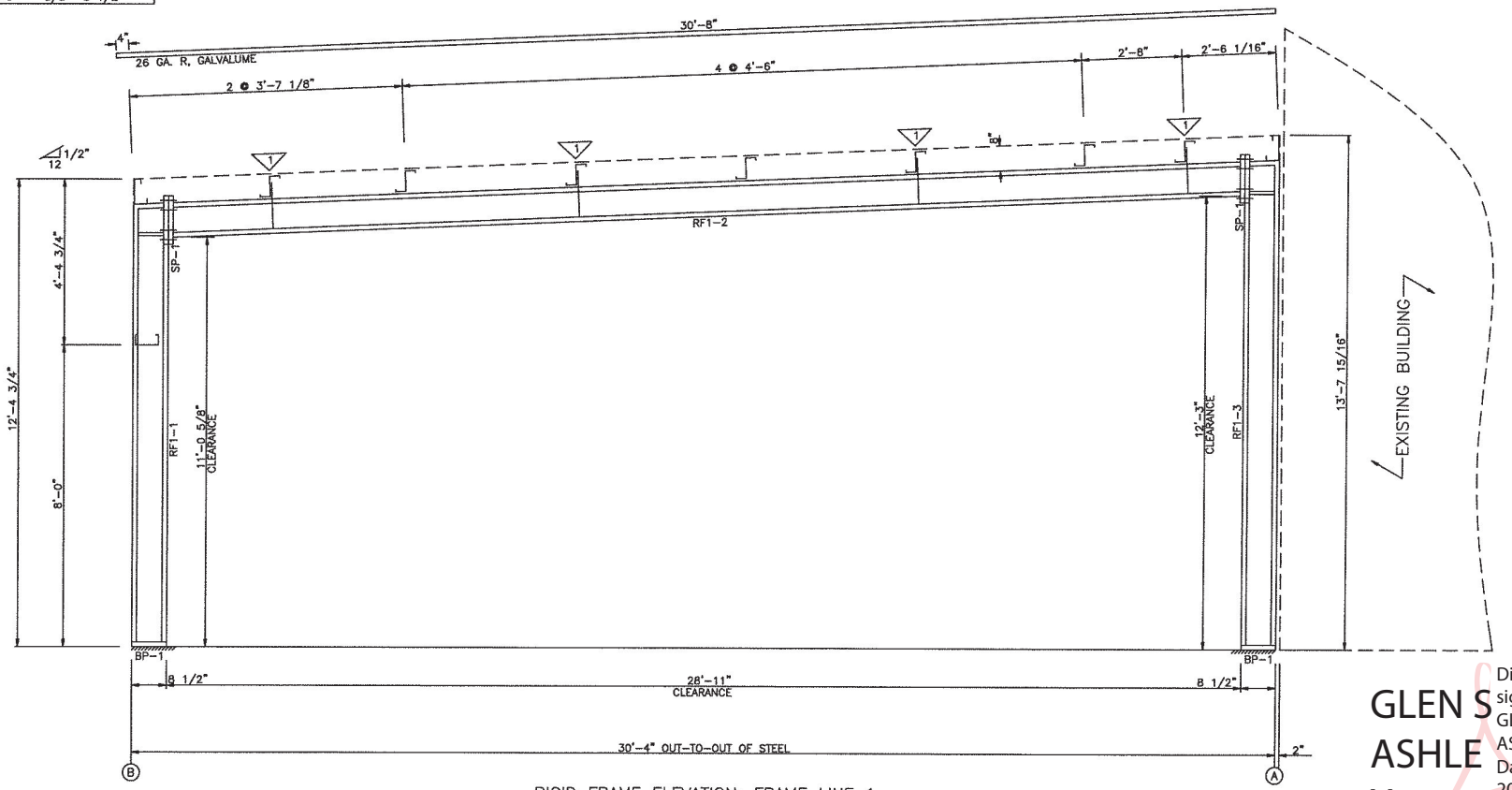
STRUCTURAL STAMP

GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER

SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 1/2"

FLANGE BRACE TABLE FRAME LINE 1			
▽ ID	# SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"



RIGID FRAME ELEVATION: FRAME LINE 1

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF1-1	8.0/ 8.0	0.135	10'-8 3/8"	5 x 1/4" x 11'-8 1/8"	5 x 1/4" x 10'-8 3/8"
RF1-2	8.0/ 8.0	0.188	1'-0 1/8"	5 x 1/4" x 8 1/4"	
	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 1/4" x 20'-0"
RF1-3	8.0/ 8.0	0.135	14'-0 5/8"	5 x 1/4" x 8'-10 5/16"	5 x 1/4" x 8'-10 5/16"
	8.0/ 8.0	0.188	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

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STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION	SCALE: NONE
[4]	DRAWING NO: PAGE 2.1	DRAWN BY: MS / CHECKED BY:

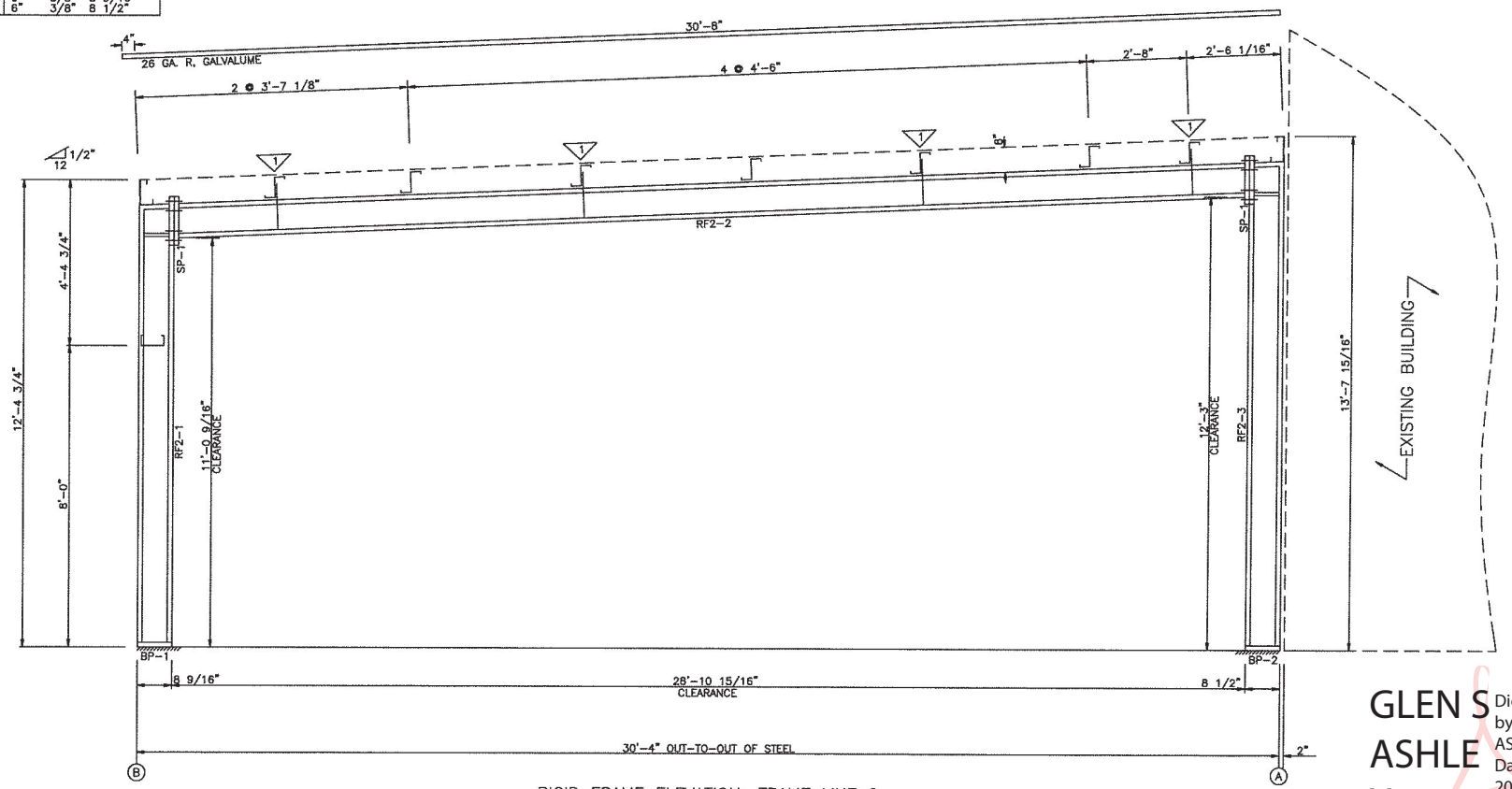
STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

FLANGE BRACE TABLE FRAME LINE 2			
∇ ID	SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 9/16"
BP-2	6"	3/8"	8 1/2"



RIGID FRAME ELEVATION: FRAME LINE 2

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	WEB PLATE LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF2-1	8.0/ 8.0	0.135	10'-8 5/16"	5 x 1/4" x 11'-8 1/8"	5 x 5/16" x 10'-8 5/16"
	8.0/ 8.0	0.375	1'-0 1/8"	5 x 1/4" x 8 1/4"	
RF2-2	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 5/16" x 4'-10 7/16"
	8.0/ 8.0	0.135	14'-0 1/8"	5 x 1/4" x 8'-9 13/16"	5 x 1/4" x 20'-0"
					5 x 1/4" x 3'-11 3/8"
RF2-3	8.0/ 8.0	0.313	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

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Date: 2023.11.08 13:59:18 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION		SCALE: NONE
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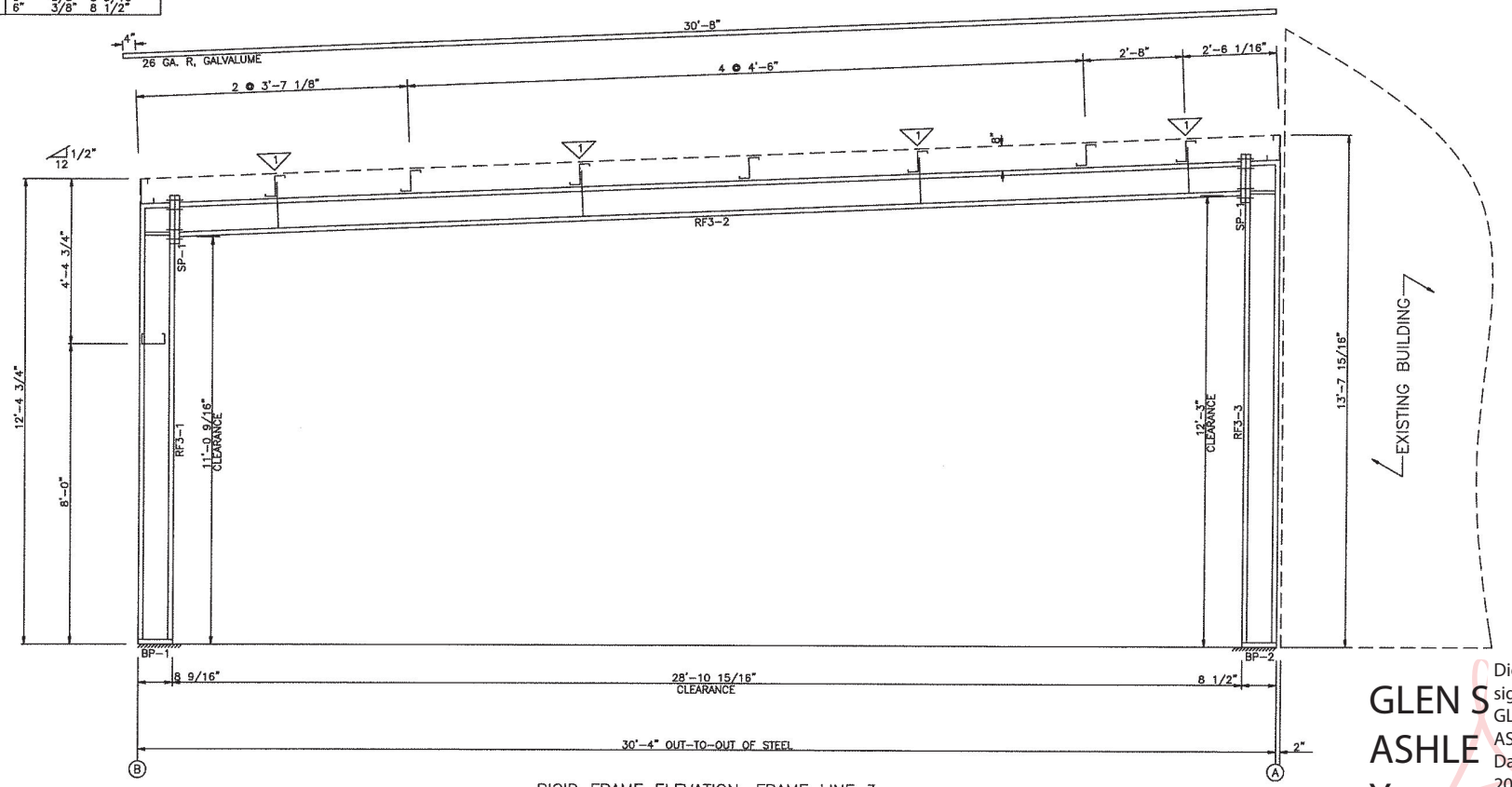
STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 9/16"
BP-2	6"	3/8"	8 1/2"

FLANGE BRACE TABLE FRAME LINE 3			
▽ ID	# SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"



RIGID FRAME ELEVATION: FRAME LINE 3

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF3-1	8.0/ 8.0	0.135	10'-8 5/16"	5 x 1/4" x 11'-8 1/8"	5 x 5/16" x 10'-8 5/16"
	8.0/ 8.0	0.375	1'-0 1/8"	5 x 1/4" x 8 1/4"	
RF3-2	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 5/16" x 4'-10 7/16"
	8.0/ 8.0	0.135	14'-0 1/8"	5 x 1/4" x 8'-9 13/16"	5 x 1/4" x 20'-0"
					5 x 1/4" x 3'-11 3/8"
RF3-3	8.0/ 8.0	0.313	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

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Date: 2023.11.08 13:59:05 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION	SCALE: NONE
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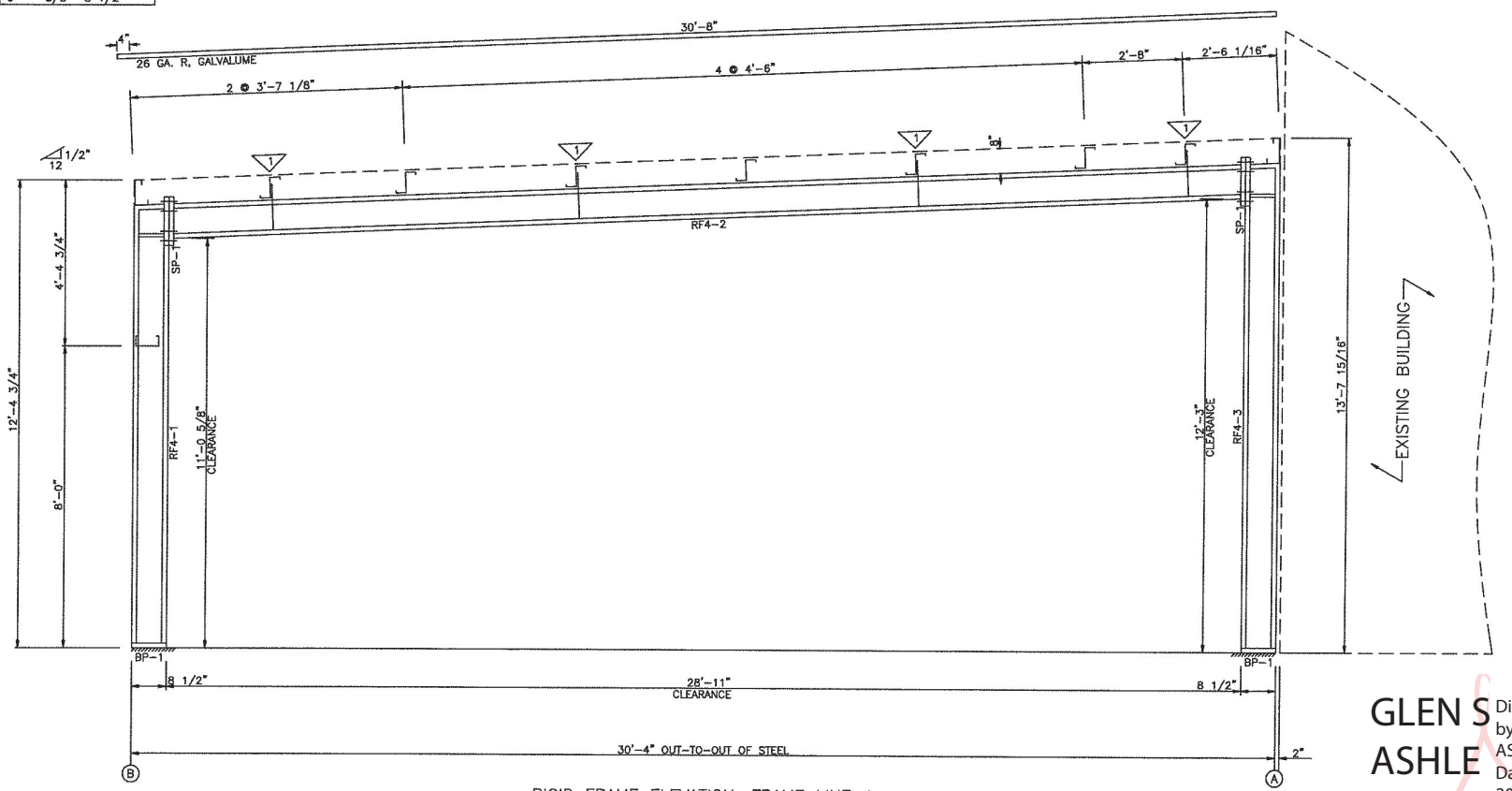
STRUCTURAL STAMP

GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER

SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 1/2"

FLANGE BRACE TABLE FRAME LINE 4			
∇ ID	# SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"



RIGID FRAME ELEVATION: FRAME LINE 4

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF4-1	8.0/ 8.0	0.135	10'-8 3/8"	5 x 1/4" x 11'-8 1/8"	5 x 1/4" x 10'-8 3/8"
	8.0/ 8.0	0.188	1'-0 1/8"	5 x 1/4" x 8 1/4"	
RF4-2	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 1/4" x 20'-0"
	8.0/ 8.0	0.135	14'-0 5/8"	5 x 1/4" x 8'-10 5/16"	5 x 1/4" x 8'-10 5/16"
RF4-3	8.0/ 8.0	0.188	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

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Date: 2023.11.08 13:58:47 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION	SCALE: NONE
[4]	DRAWING NO: PAGE 2.4	DRAWN BY: MS / CHECKED BY:

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GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

SBS SUPPLIES CABLES CUT TO THE NEAREST FOOT LONGER THAN THE REQUIRED LENGTH. FOLLOW THESE INSTRUCTIONS FOR CABLE INSTALLATION.

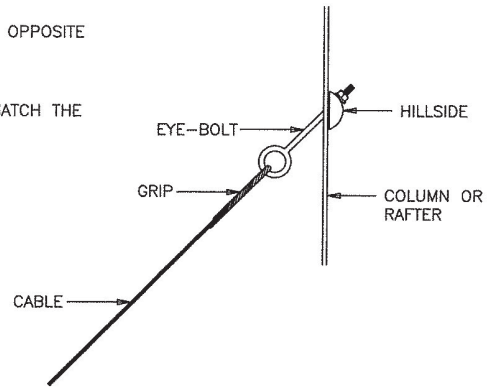
[1] INSTALL ONE END OF THE CABLE FOLLOWING THE INSTRUCTIONS OF THE GRIP MANUFACTURER.

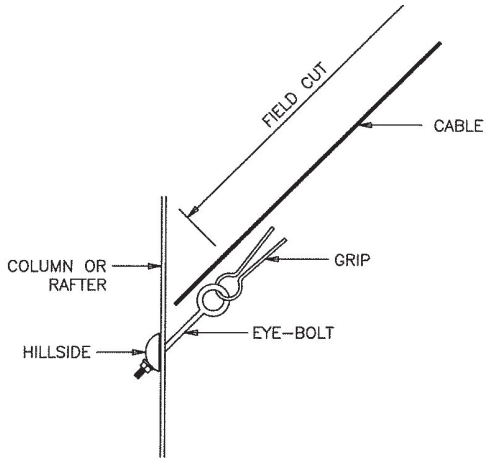
[2] INSTALL THE EYEBOLT AND HILLSIDE AT THE OPPOSITE CABLE END.

[3] HOOK GRIP THROUGH EYEBOLT.

[4] PULL CABLE TIGHT AND MARK LENGTH TO MATCH THE INSTALLATION MARK ON THE GRIP.

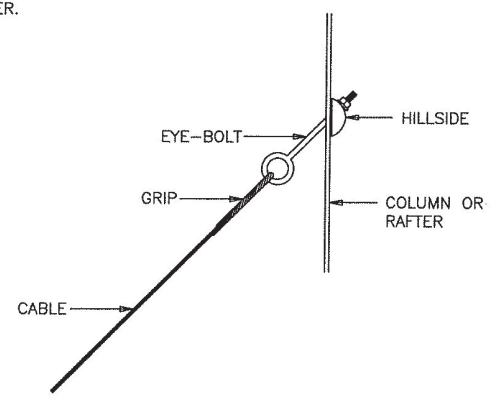
[5] CUT CABLE TO LENGTH.

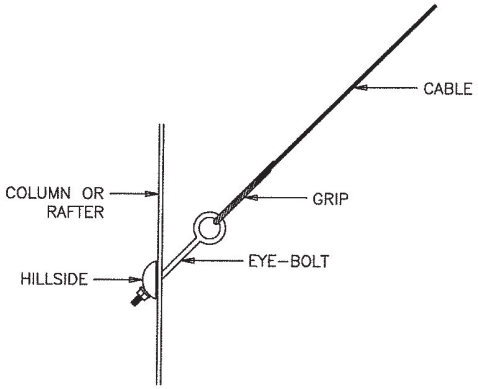




[6] INSTALL CUT END OF THE CABLE FOLLOWING THE INSTRUCTIONS OF THE GRIP MANUFACTURER.

[7] TENSION CABLE AS REQUIRED.





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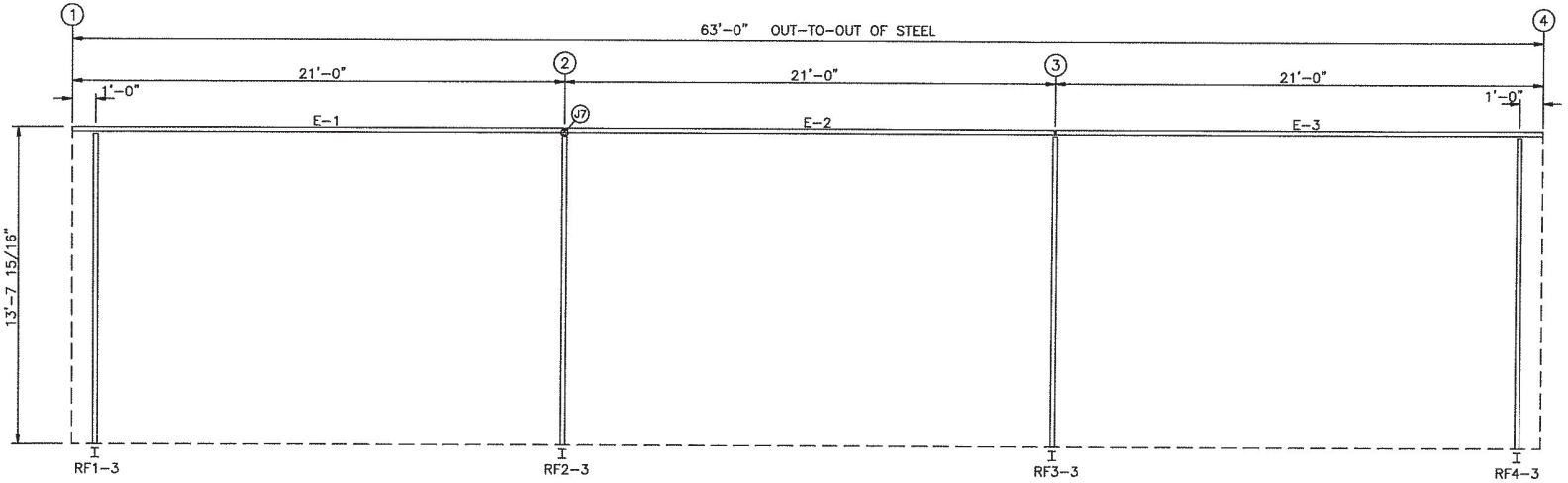
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Date: 2023.11.08 13:58:31 -05'00'

STEEL BUILDING SYSTEMS INC.

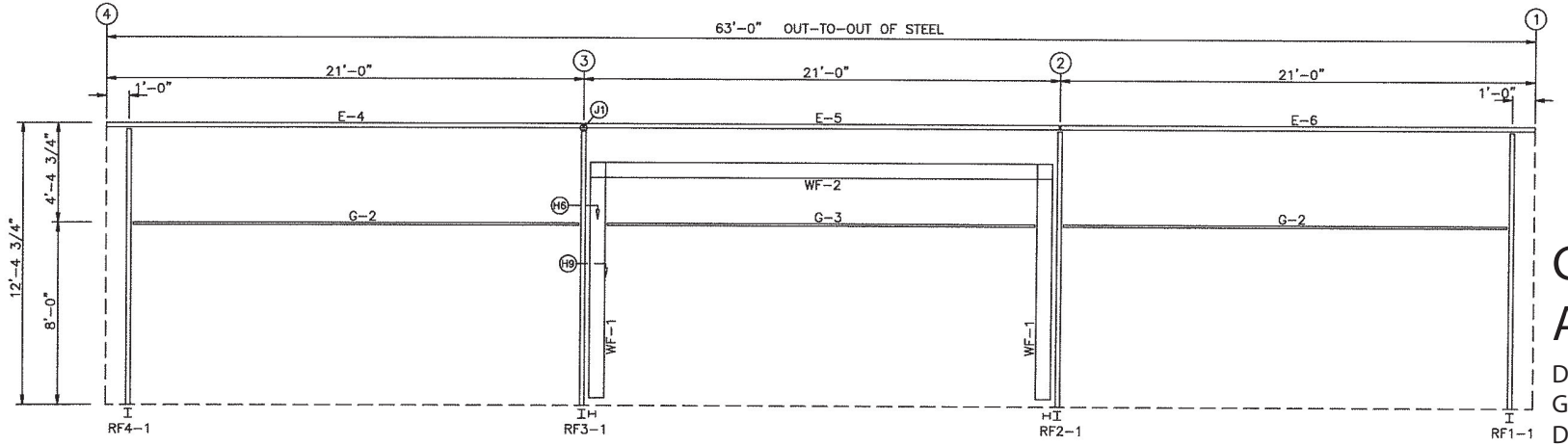
REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23–11–272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: CABLE BRACING DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 2.5	DRAWN BY: MS	CHECKED BY:

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LICENSE
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STATE OF FLORIDA
PROFESSIONAL ENGINEER



SIDEWALL FRAMING: FRAME LINE A



SIDEWALL FRAMING: FRAME LINE B

BOLT TABLE FRAME LINE A & B				
LOCATION	QUAN	TYPE	DIA	LENGTH
WF-1 – WF-2	8	A325	5/8"	2 1/2"
WF-1 – RF3-1	10	A325	5/8"	2 1/2"
WF-1 – RF2-1	10	A325	5/8"	2 1/2"

MEMBER TABLE FRAME LINE A & B		
MARK	PART	LENGTH
WF-1	B8X11.9	10'-6 3/4"
WF-2	B8X11.9	19'-7 1/2"
E-1	8ES14@.5	20'-11 1/2"
E-2	8ES14@.5	20'-11 1/2"
E-3	8ES14@.5	20'-11 1/2"
E-4	8ES14@.5	20'-11 1/2"
E-5	8ES14@.5	20'-11 1/2"
E-6	8ES14@.5	20'-11 1/2"
G-2	8x25C16	19'-3 1/2"
G-3	8x25C16	19'-7 1/4"

STEEL BUILDING SYSTEMS INC.

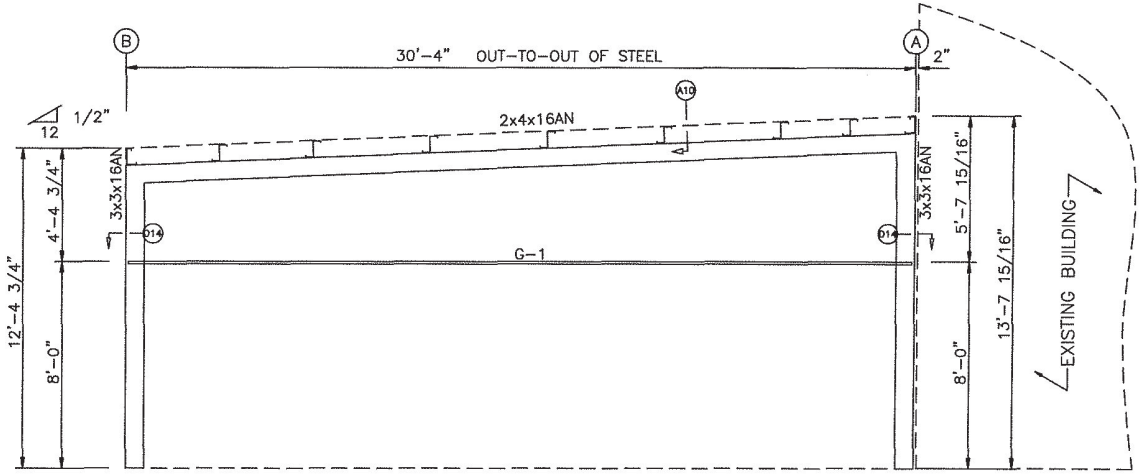
REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: SIDEWALL FRAMING LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 3	DRAWN BY: MS / CHECKED BY:

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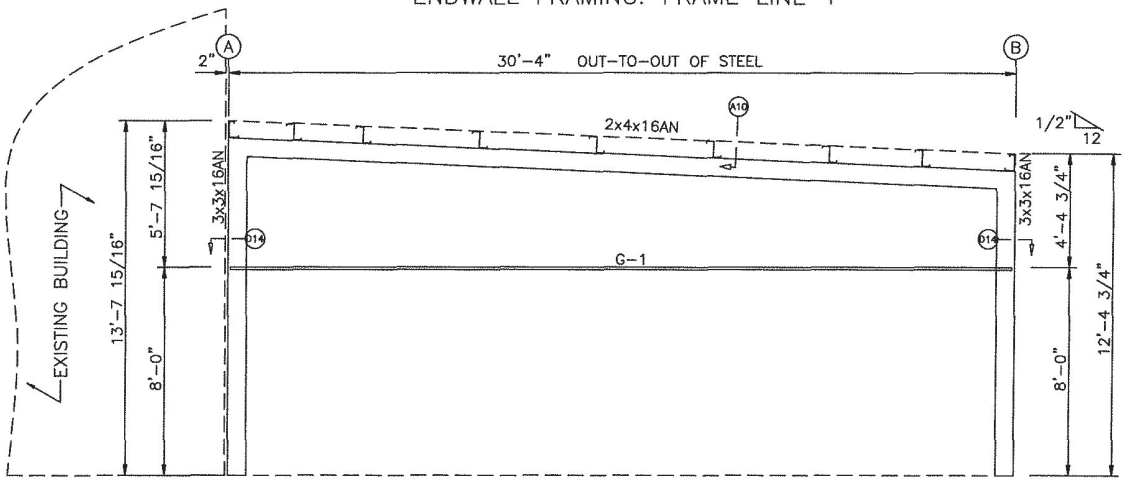
GLEN S ASHLEY

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Date: 2023.11.08 13:58:14 -05'00'



ENDWALL FRAMING: FRAME LINE 1

MEMBER TABLE FRAME LINE 1 & 4		
MARK	PART	LENGTH
G-1	8x25C12	30'-3 1/2"



ENDWALL FRAMING: FRAME LINE 4

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Date: 2023.11.08 13:57:59 -05'00'

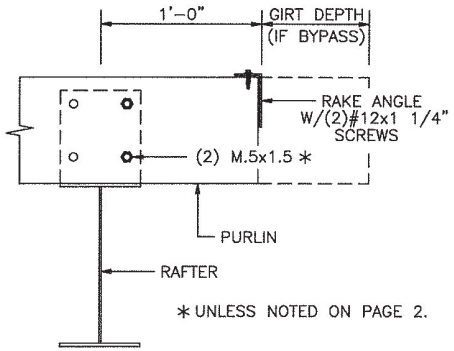
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ENDWALL FRAMING LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 4	DRAWN BY: MS / CHECKED BY:

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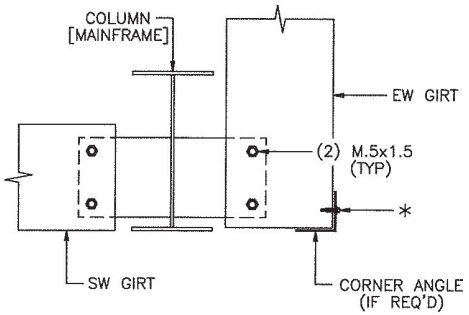
DETAIL A10



* UNLESS NOTED ON PAGE 2.

PURLIN TO ENDWALL RAFTER

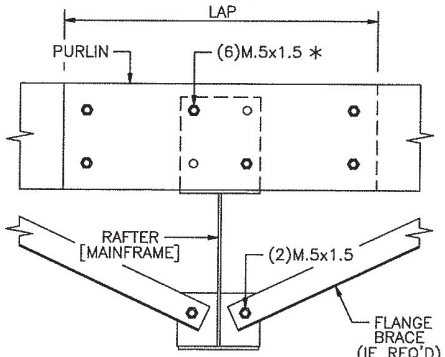
DETAIL D14



*(2)#12x1 1/4" SCREWS

GIRT CONNECTIONS AT EXPANDABLE ENDWALL

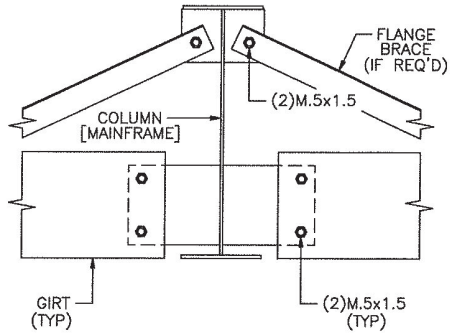
DETAIL G2



* UNLESS NOTED ON PAGE 2.

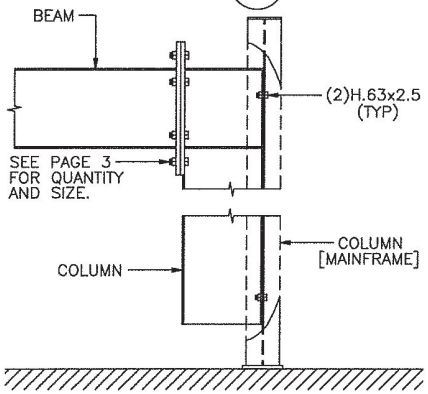
PURLIN TO MAINFRAME RAFTER

DETAIL H6



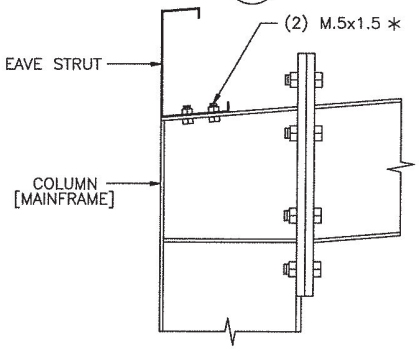
GIRT TO MAINFRAME COLUMN

DETAIL H9



WIND FRAME DETAIL

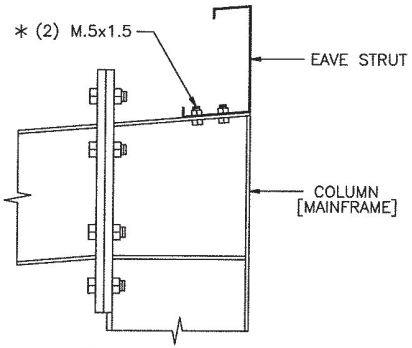
DETAIL J1



* UNLESS NOTED ON PAGE 2.

EAVE STRUT CONNECTION AT MAINFRAME

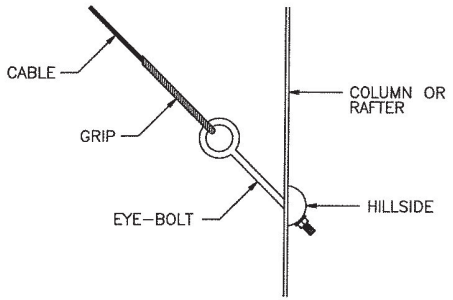
DETAIL J7



* UNLESS NOTED ON PAGE 2.

EAVE STRUT CONNECTION AT MAINFRAME

DETAIL Q2



CABLE INSTALLATION DETAIL

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Date: 2023.11.08 13:57:46 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: FRAMING DETAILS	SCALE: NONE
[4]	DRAWING NO: PAGE 5	DRAWN BY: MS / CHECKED BY:

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LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

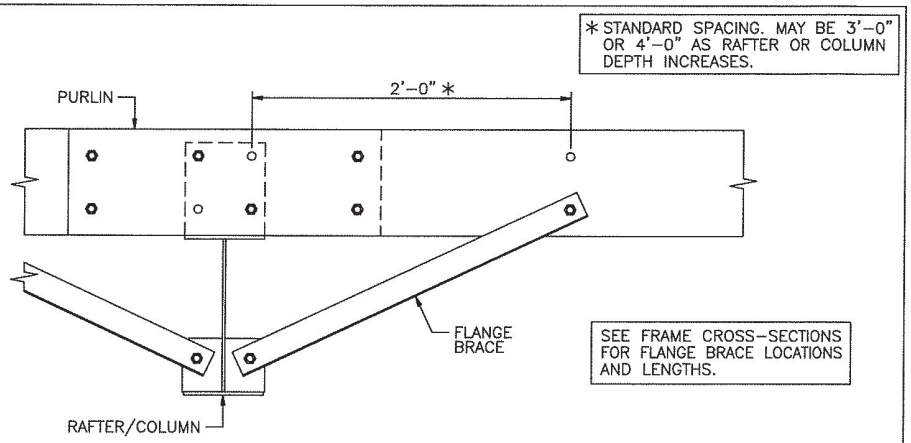
NOTE:

THE PROPER TIGHTENING AND INSPECTION OF ALL FASTENERS IS THE RESPONSIBILTY OF THE ERECTOR. ALL HEAVY STRUCTURAL (A325, A490) BOLTS AND NUTS MUST BE TIGHTENED TO A SNUG–TIGHTENED CONDITION AS SHOWN BELOW. A325 AND A490 BOLTS ARE DESIGNATED BY "SBS" WITH A "H". (ex: H.63x2.0 OR H.75x2.75)

SNUG–TIGHTENED CONDITION:

ALL BOLTED JOINTS WITH A325 TYPE 1 BOLTS ARE SPECIFIED AS SNUG–TIGHTENED JOINTS, UNLESS NOTED OTHERWISE, IN ACCORDANCE WITH THE "SPECIFICATION FOR STRUCTURAL JOINTS USING ASTM A325 OR A490 BOLTS, JUNE 30, 2004." PRETENSIONING METHODS, INCLUDING TURN–OF–NUT AND CALIBRATED WRENCH, ARE NOT REQUIRED UNLESS NOTED OTHERWISE.

THE SNUG–TIGHTENED CONDITION IS DEFINED AS "THE TIGHTNESS THAT IS ATTAINED WITH A FEW IMPACTS OF AN IMPACT WRENCH OR THE FULL EFFORT OF AN IRON–WORKER USING AN ORDINARY SPUD WRENCH TO BRING THE PLIES INTO FIRM CONTACT." FIRM CONTACT IS FURTHER DEFINED AS "THE CONDITION WHEN THE PLANES OF CONTACT BETWEEN TWO PLIES ARE SOLIDLY SEATED AGAINST EACH OTHER, BUT NOT NECESSARILY IN CONTINUOUS CONTACT."



FLANGE BRACE INSTALLATION DETAILS

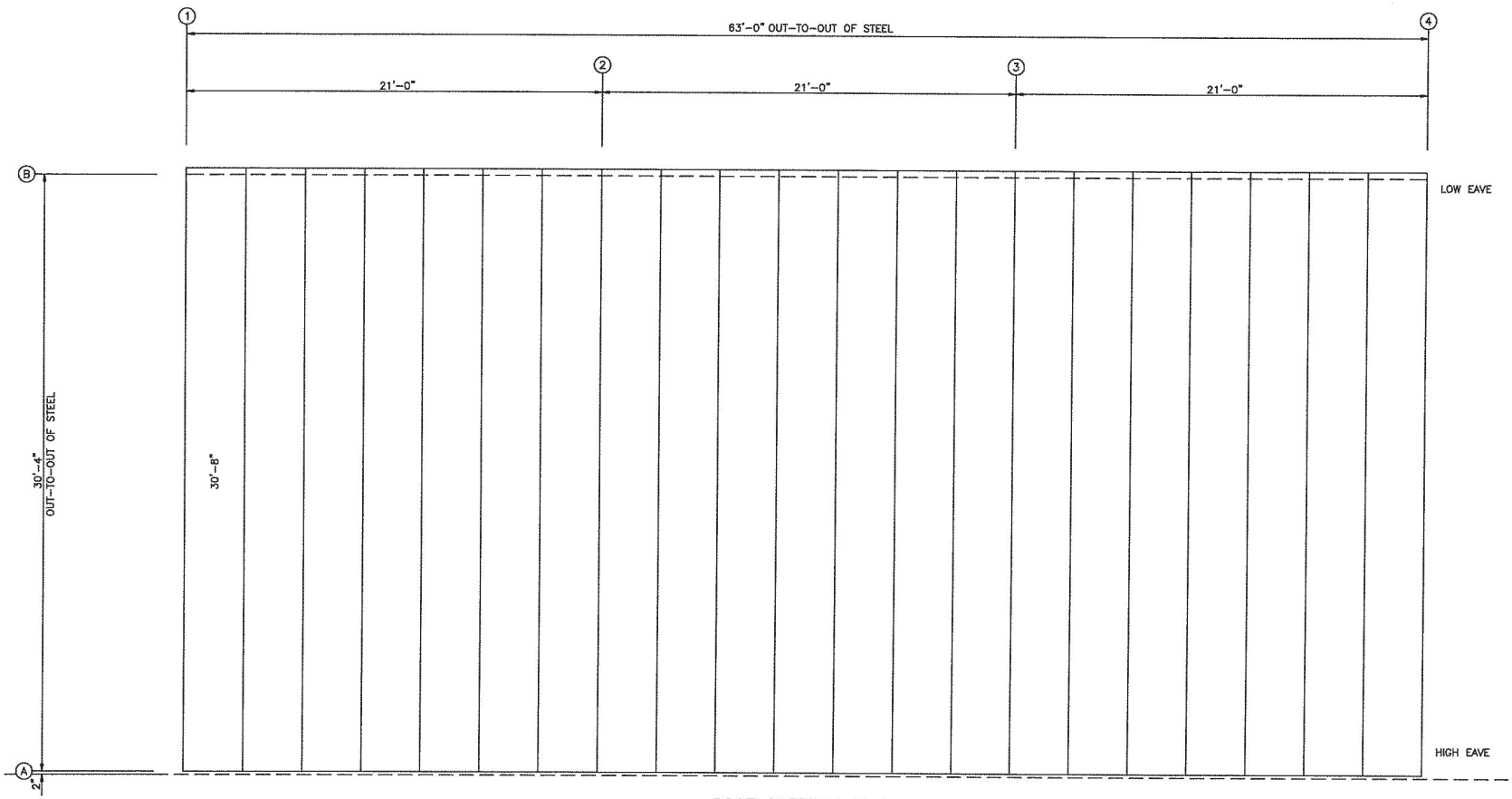
GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:57:33 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23–11–272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: FRAMING DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 5.1	DRAWN BY: MS	CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



ROOF SHEETING PLAN

PANELS: 26 GA. R – GALVALUME

FL#11819.5

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:57:20 -05'00'

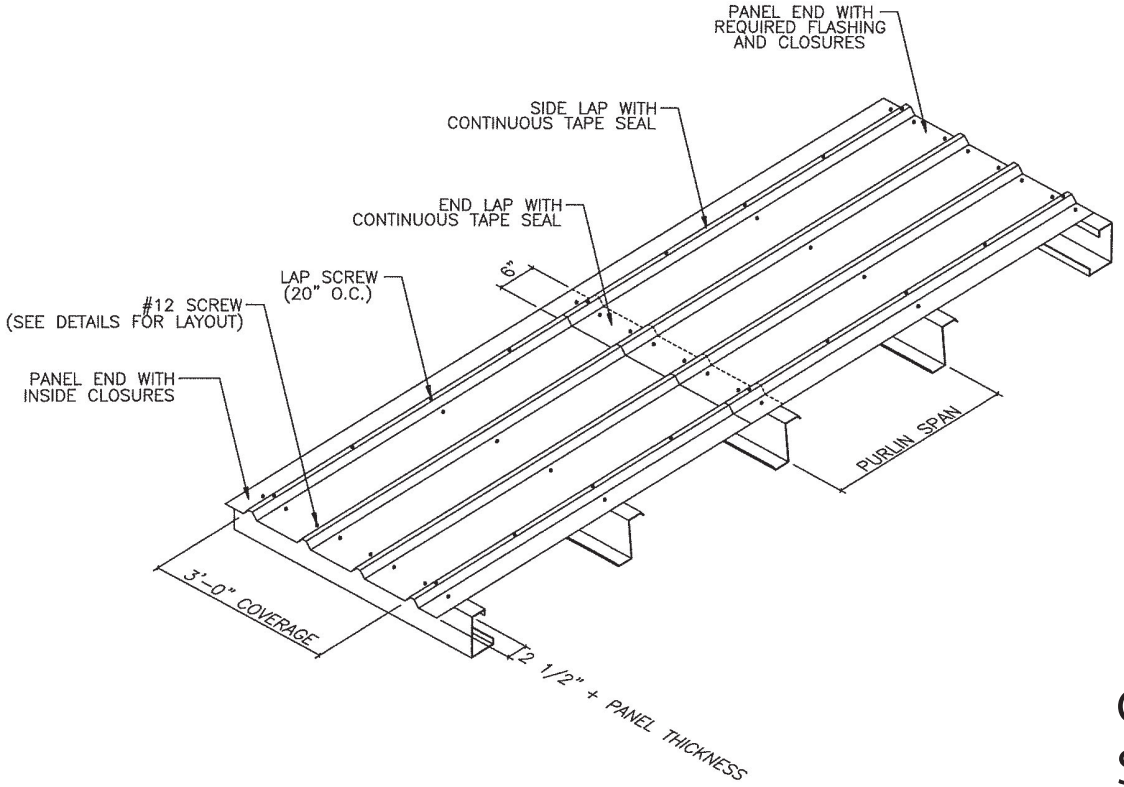
EXISTING BUILDING

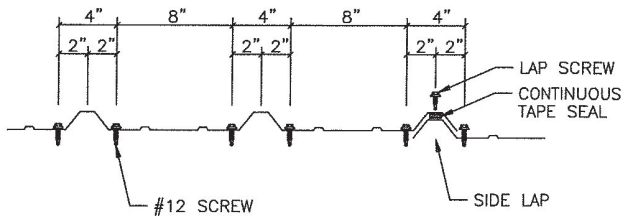
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ROOF PANELS & TRIM	SCALE: NONE
[4]	DRAWING NO: PAGE 6	DRAWN BY: MS / CHECKED BY:

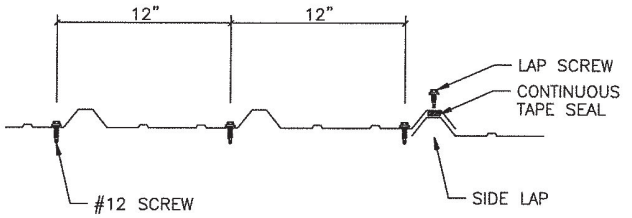
STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER





DETAIL AT PANEL END



DETAIL AT INTERIOR OF PANEL

NOTES:

[1] ALL END LAPS MUST BE A MINIMUM OF 6".

[2] METAL SHAVINGS MUST BE SWEPT FROM THE ROOF EACH DAY DURING ERECTION TO PREVENT SURFACE RUSTING.

[3] TAPE SEAL MUST BE APPLIED WITH NO GAPS OR BREAKS.

[4] #12 SCREWS ARE USED TO ATTACH THE PANEL TO THE PURLINS. #14 LAP SCREWS ARE USED AT THE PANEL-TO-PANEL ATTACHMENTS. ALL FASTENERS ARE SELF-DRILLING.

GLEN S ASHLEY

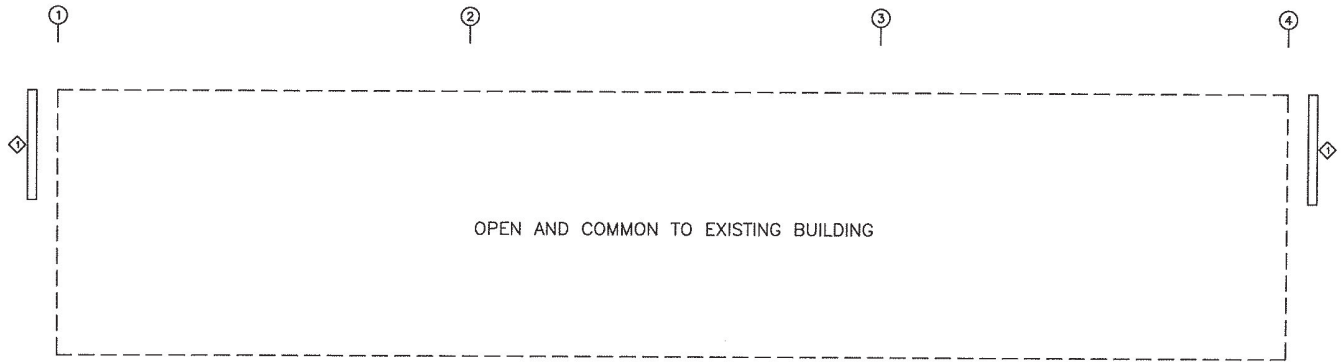
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Date: 2023.11.08 13:57:07 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
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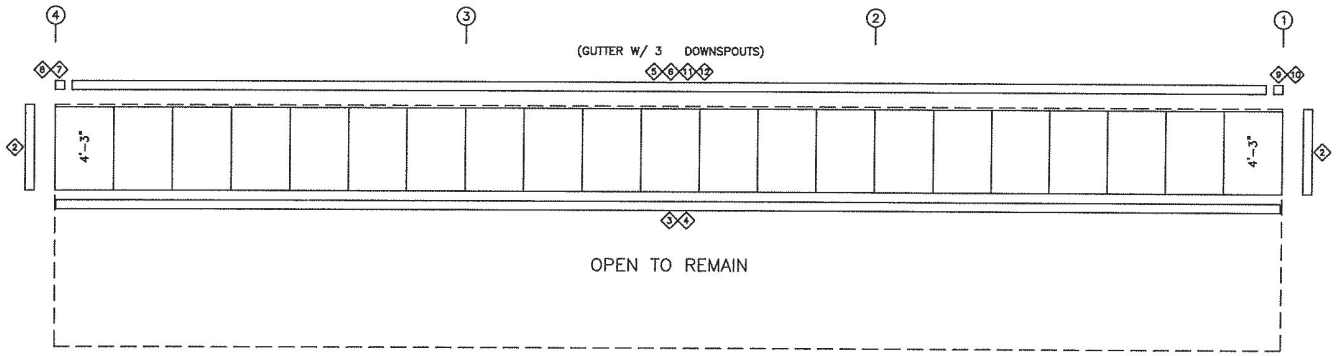
STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



SIDEWALL SHEETING & TRIM: FRAME LINE A

TRIM TABLE FRAME LINE A & B		
◇ID	PART	LENGTH
1	R JAMB	5'-11"
2	O/S CORN	4'-5"
3	R HEAD	20'-3"
4	R HEAD	3'-0"
5	GUTTER	20'-3"
6	GUTTER	3'-0"
7	GUTEND L	
8	CORBOX L	
9	GUTEND R	
10	CORBOX R	
11	PNL CAP	20'-3"
12	PNL CAP	3'-0"



SIDEWALL SHEETING & TRIM: FRAME LINE B

PANELS: 26 GA. R – LIGHT STONE

FL#11917.5

GLEN S ASHLEY

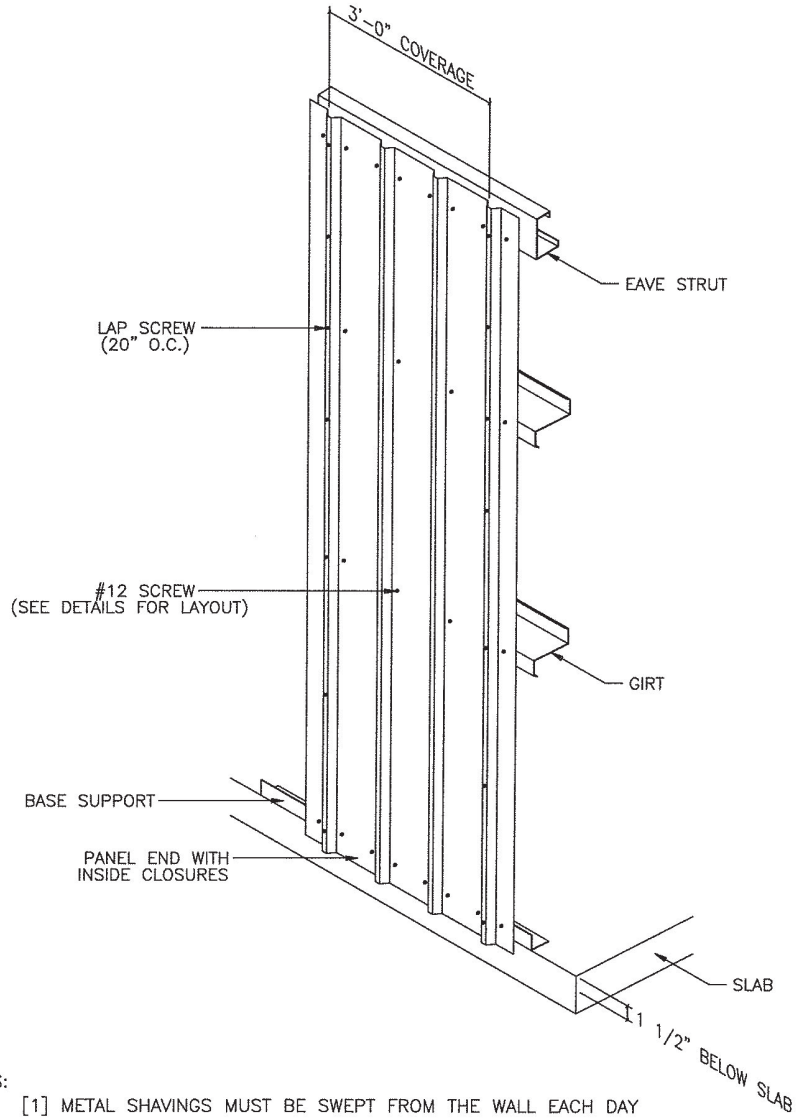
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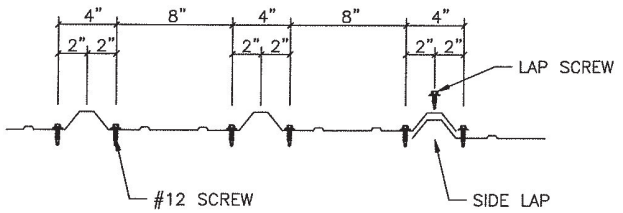
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
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[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: SIDEWALL PANELS & TRIM	SCALE: NONE
[4]	DRAWING NO: PAGE 7	DRAWN BY: MS / CHECKED BY:

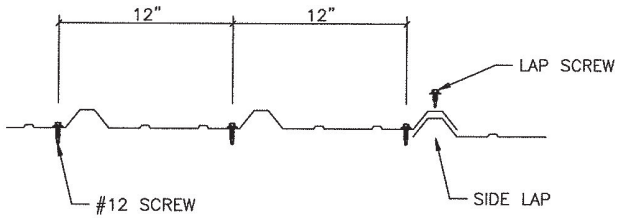
STRUCTURAL STAMP

GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER





DETAIL AT PANEL END
DETAIL AT HEADER/SILL
DETAIL AT PARTIAL WALL



DETAIL AT INTERIOR OF PANEL

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:56:35 -05'00'

NOTES:

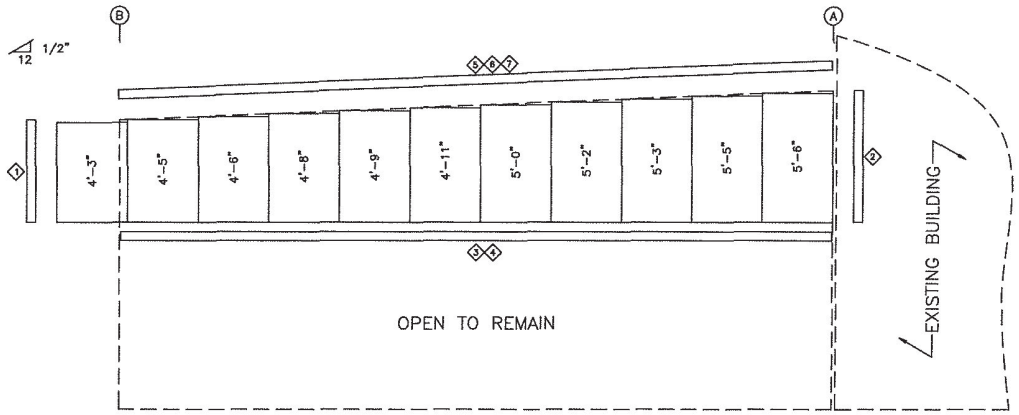
[1] METAL SHAVINGS MUST BE SWEPT FROM THE WALL EACH DAY DURING ERECTION TO PREVENT SURFACE RUSTING.

[2] #12 SCREWS ARE USED TO ATTACH THE PANEL TO THE GIRTS. #14 LAP SCREWS ARE USED AT THE PANEL-TO-PANEL ATTACHMENTS. ALL FASTENERS ARE SELF-DRILLING.

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: SIDEWALL PANEL DETAILS	SCALE: NONE
[4]	DRAWING NO: PAGE 7.1	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

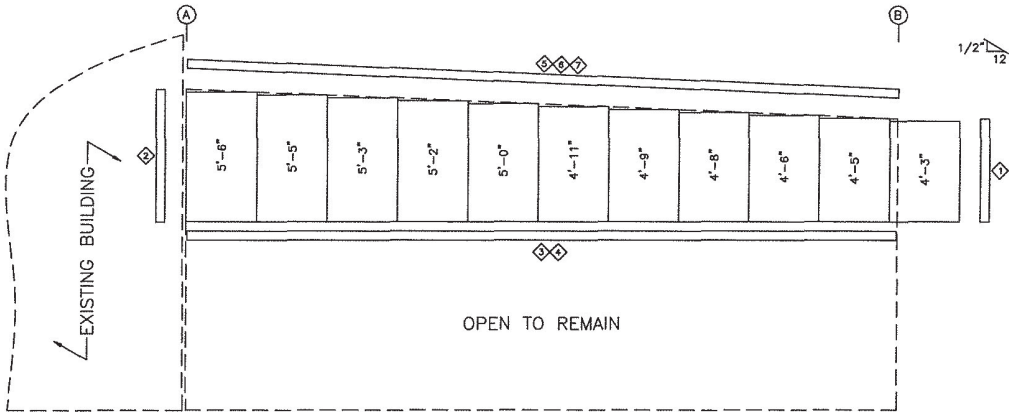


ENDWALL SHEETING & TRIM: FRAME LINE 1

PANELS: 26 GA. R – LIGHT STONE

FL#11917.5

TRIM TABLE FRAME LINE 1 & 4		
◇ID	PART	LENGTH
1	O/S CORN	4'-5"
2	R JAMB	5'-11"
3	R HEAD	20'-3"
4	R HEAD	10'-4"
5	RAKE TRM	20'-3"
6	RAKE TRM	10'-5"
7	RAKE BOX	



ENDWALL SHEETING & TRIM: FRAME LINE 4

PANELS: 26 GA. R – LIGHT STONE

FL#11917.5

GLEN S ASHLEY

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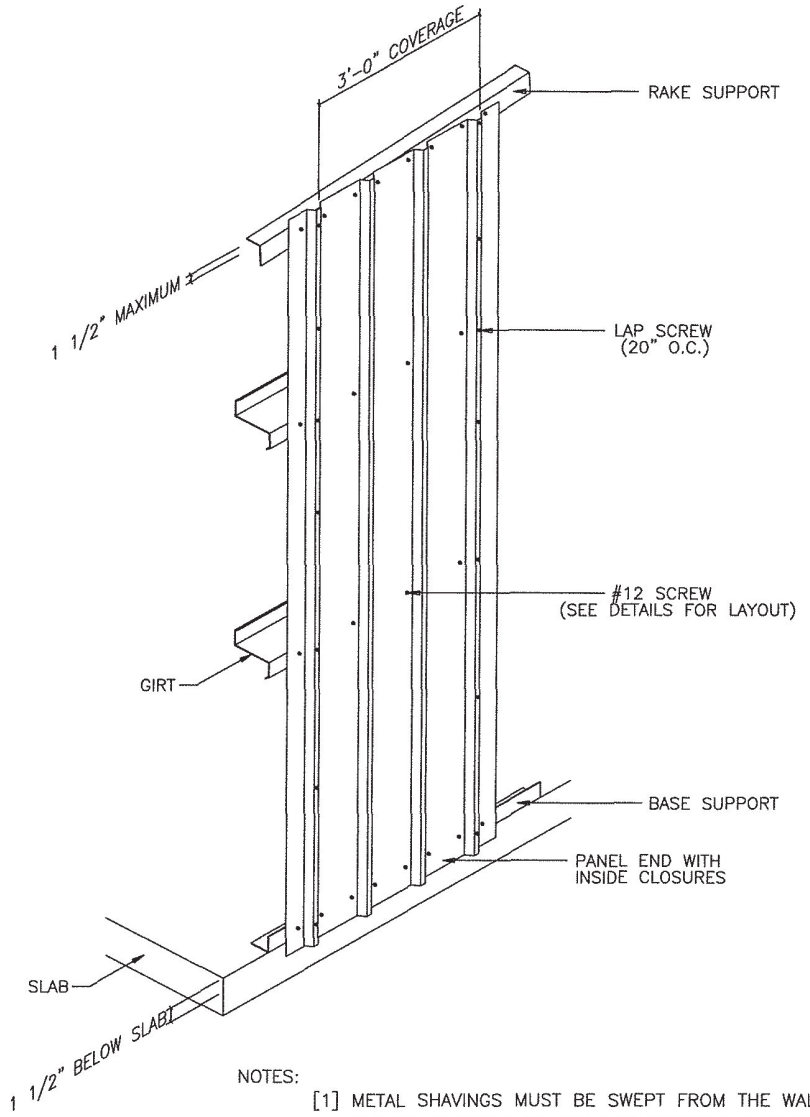
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STEEL BUILDING SYSTEMS INC.

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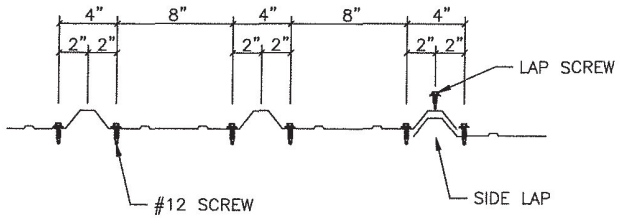
GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER



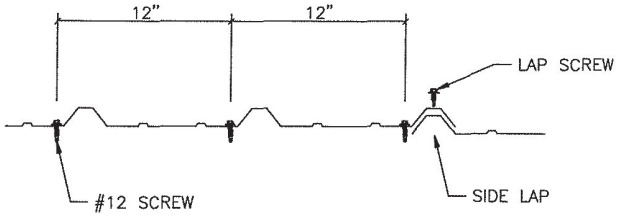
NOTES:

[1] METAL SHAVINGS MUST BE SWEPT FROM THE WALL EACH DAY DURING ERECTION TO PREVENT SURFACE RUSTING.

[2] #12 SCREWS ARE USED TO ATTACH THE PANEL TO THE GIRTS. #14 LAP SCREWS ARE USED AT THE PANEL–TO–PANEL ATTACHMENTS. ALL FASTENERS ARE SELF–DRILLING.



DETAIL AT PANEL END
DETAIL AT HEADER/SILL
DETAIL AT PARTIAL WALL



DETAIL AT INTERIOR OF PANEL

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:56:06 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23–11–272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: ENDWALL PANEL DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 8.1	DRAWN BY: MS	CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

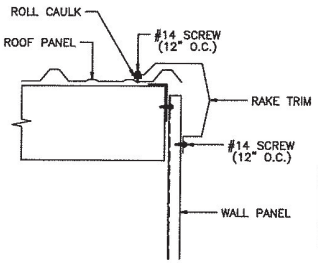
TRIM NOTES:

[1] SEAL TRIM SPLICES WITH TUBE CAULK.

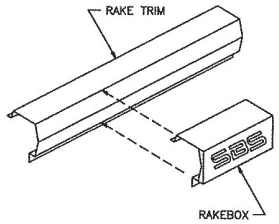
[2] SECURE GUTTER SPLICES AND END PLUGS WITH RIVETS.

[3] SECURE ALL OTHER ROOF TRIM SPLICES WITH TRIM SCREWS UNLESS NOTED OTHERWISE.

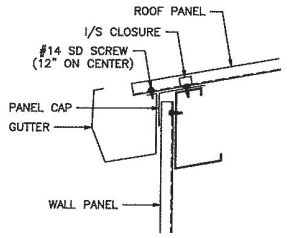
[4] TRIM SCREWS ARE LOCATED 12" ON CENTER UNLESS NOTED OTHERWISE.



RAKE TRIM DETAIL

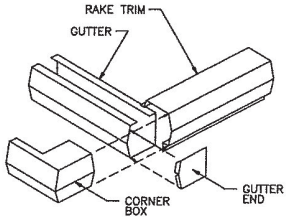


RAKEBOX DETAIL

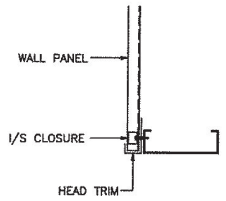


NOTE: INSTALL GUTTER STRAPS 3'0" ON CENTER.

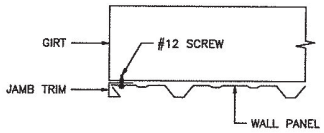
GUTTER DETAIL



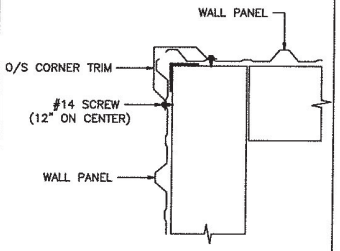
GUTTER END DETAIL



HEAD TRIM DETAIL AT HEADER



JAMB TRIM DETAIL AT GIRT



O/S CORNER DETAIL

GLEN S ASHLEY

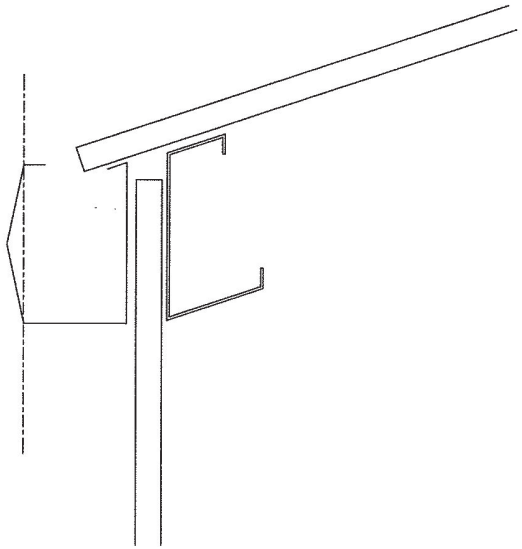
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STEEL BUILDING SYSTEMS INC.

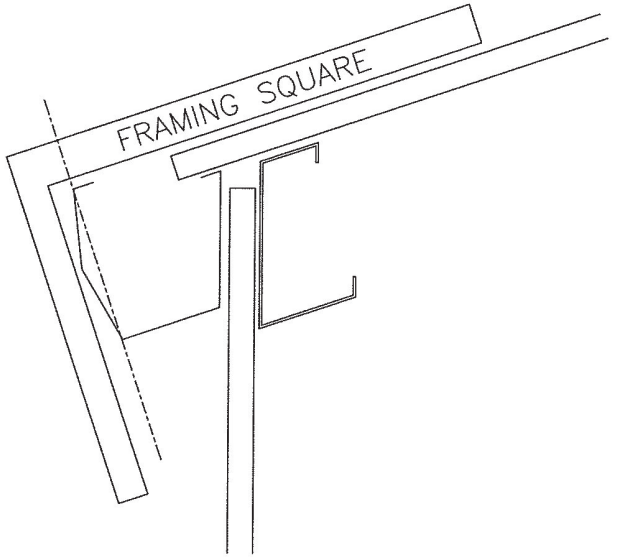
REVISIONS			
	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
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[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: TRIM DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 9	DRAWN BY: MS	CHECKED BY:

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GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



DO NOT INSTALL GUTTER WITH OUTSIDE FACE PERPENDICULAR TO THE GROUND.



INSTALL GUTTER WITH OUTSIDE FACE PERPENDICULAR TO THE ROOF.

GUTTER INSTALLATION DETAIL

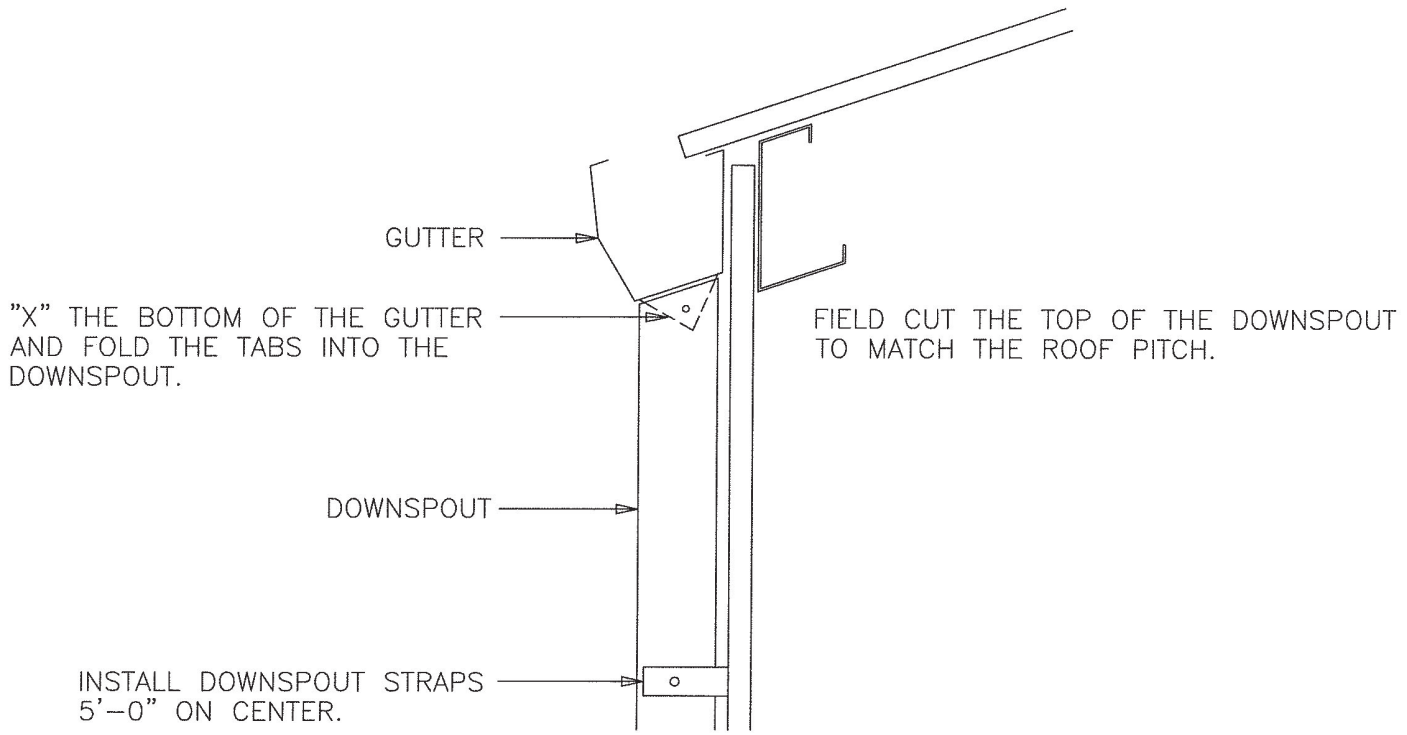
GLEN S ASHLEY Digitally signed by GLEN S ASHLEY Date: 2023.11.08 13:55:33 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: GUTTER INSTALL DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 9.1	DRAWN BY: MS	CHECKED BY:

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GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER



DOWNSPOUT INSTALLATION DETAIL

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:54:55 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
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[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: DOWNSPOUT INSTALL DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 9.2	DRAWN BY: MS	CHECKED BY:

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GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

STEEL BUILDING SYSTEMS
COLOR CHART

SIGNATURE® 200
STANDARD COLORS
26- AND 24-GAUGE MATERIAL

Siliconized Polyester
Polar White is a Straight Polyester.
* Also available in 29-gauge
** Minimum quantities and/or extended lead times required for 24-gauge. Please inquire.

HAWAIIAN BLUE** ★ SR .31 SRI 31	CRIMSON RED** ★ SR .32 SRI 33	FERN GREEN** ★ SR .29 SRI 29	BURNISHED SLATE** ★ SR .34 SRI 36
ASH GRAY ★ SR .45 SRI 50	SADDLE TAN ★ SR .47 SRI 53	DESERT SAND ★ SR .42 SRI 47	KOKO BROWN ★ SR .35 SRI 37
CHARCOAL GRAY** ★ SR .38 SRI 41	COBALT BLUE** ★ SR .26 SRI 24	RUSTIC RED ★ SR .37 SRI 39	LIGHT STONE ★ SR .56 SRI 66
POLAR WHITE* ★ SR .58 SRI 68	SOLAR WHITE** ★ SR .71 SRI 86		

SIGNATURE® 300
STANDARD COLORS
26-GAUGE MATERIAL
PBR, PBU, AVP, PBC, PBD
PANELS ONLY

* Also available in 24-gauge
** Minimum quantities and/or extended lead times required for 24-gauge. Please inquire.
† Minimum quantities and/or extended lead times required for all gauges. Please inquire.

MEDIUM BRONZE* ★ SR .29 SRI 28	SNOW WHITE* ★ SR .65 SRI 78	SLATE GRAY** ★ SR .37 SRI 39	ALMOND* ★ SR .63 SRI 75
CLASSIC GREEN** ★ SR .27 SRI 26	BROWNSTONE* ★ SR .47 SRI 53	BRITE RED † ★ SR .49 SRI 55	HARBOR BLUE** ★ SR .28 SRI 27
BONE WHITE** ★ SR .70 SRI 85			

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@steelbuildingsystems · facebook.com/sbsadelga · sbsga.com

DIFRANCESCO CONSTRUCTION INC

Michael DiFrancesco
President
License # CBC1265203

8840 Lonesome Pine Trail
Ft Pierce Fla 34945

Home 772-465-8231
Cell 201-7797
Fax 465-7873

Estimate

November 17, 2023
RE: Ft Pierce Police Athletic League
2203 Orange Avenue
Ft Pierce Fla 34950

DiFrancesco Construction Proposes to build a 1928 Sq Ft shade structure. Said Structure will be built according to Owner supplied plans. All work to be permitted through the City of Ft Pierce.

Total Labor and Materials $65,000

Michael DiFrancesco
DiFrancesco Construction Inc

Fort Pierce Police Athletic League

7 items

Sort application by: Account

Account	Product	Balance	Closed/ Zero Balance	Maturity	Status	Remarks	Enrolled in Package	
Deposit		**68,791.21**						
800125956	Business Ce...	15,849.58			Open		No	No
4137163171	Business Ch...	52,941.63			Open		Yes	No
6014790172	Seacoast Bu...	0.00	11/09/2023		Closed at ...		Yes	No
Cardbase		**0.00**						
480278XXXXXX450	Business Vis...						No	No
480278XXXXXX652	Business Vis...						No	No
480278XXXXXX230	Business Vis...						No	No
Miscellaneous		**0.00**						
905754	Business Int...	0.00			Open		Yes	No


POLICE

APPENDIX "C"

REVISED ESTIMATE AND PLANS – CCI BUILDINGS

2203 ORANGE AVENUE FORT PIERCE, FL 34950

CCI BUILDINGS
GOT YOU COVERED!

CCI Buildings
10700 Okeechobee Rd,
Ft Pierce, Florida 34945
tom@ccibuildings.com
(772) 318-6700

SALES - Tom Fitzsimmons
10700 Okeechobee Rd
Ft Pierce, Florida 34945
tom@ccibuildings.com
(772) 828-5139

CUSTOMER - Keith Pearson

Billing Address
2203 Orange Ave
Fort Pierce, St Lucie, Florida 34950

Shipping Address
2203 Orange Ave
Fort Pierce, St Lucie, Florida 34950

stluciepal@gmail.com
(772) 201-1104
ST. LUCIE PAL

COMMERCIAL SHADE FACADE - 30'x 65' x 14'

Roof Color: **White**
Trim Color: **Evergreen**
Sides/Ends Color: **Beige**
Wainscot Color: **NA**



BUILDING SPECIFICATION

- [x] Ready for Installation?
- [x] Permit Required?
- [x] Electricity Available?
- [x] Jobsite Level?
- [x] Inside City Limit?

Installation Surface? **Concrete**

Building Dimension: **24'W x65'L x14'H**

Roof Style: **Vertical**

Gauge: **12 Gauge**

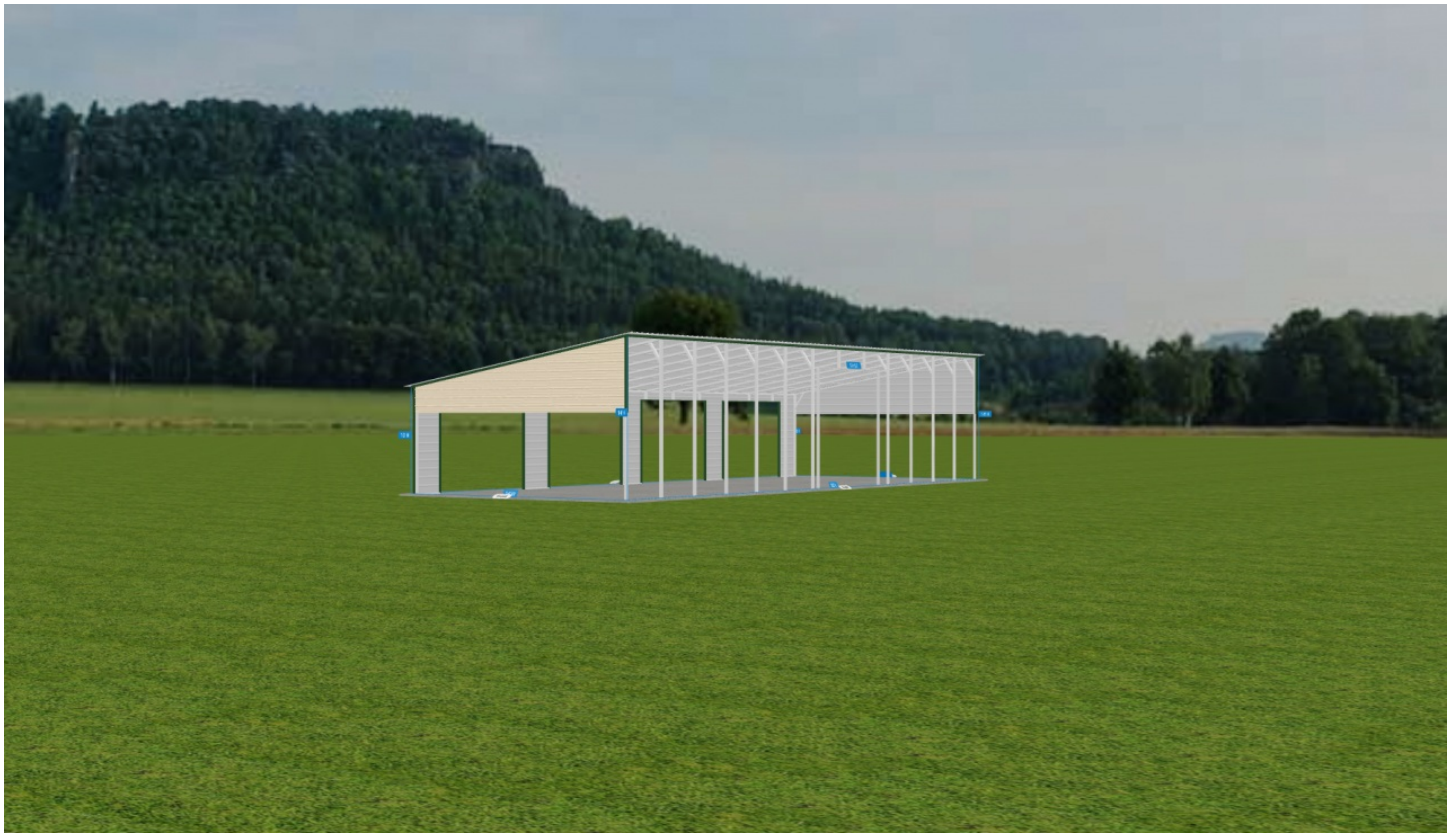
Wind/Snow Rating: **170 MPH + 4ft Wind Load Certified**

Distance on Center: **5 Feet**

SPECIFICATION	QTY	PRICE
30X65' (Roof 66') Vertical Roof	1	**$20,190.00**
14' Height	1	**$6,405.00**
Gauge : 12	1	**$0.00**
170 MPH + 4ft Wind Load Certified	1	**$1,320.00**
2/12' Roof Pitch	1	**$2,100.00**
Front Wall 1/4 Close Horizontal	1	**$1,601.25**
Back Wall 1/4 Close Horizontal	1	**$1,601.25**
Left Closed Horizontal	1	**$2,155.00**
12x9 ft Garage Door Frameout (Roll-Up) on Left Wall	1	**$300.00**
12x9 ft Garage Door Frameout (Roll-Up) on Left Wall	1	**$300.00**
12x9 ft Garage Door Frameout (Roll-Up) on Left Wall	1	**$300.00**
12x9 ft Garage Door Frameout (Roll-Up) on Left Wall	1	**$300.00**
12x12 ft Garage Door Frameout (Roll-Up) on Right Wall	1	**$300.00**
Manufacturer Discount	1	**$7,374.50**
Permit Required : Yes		
Inside City Limit : No		
Installation Ready : No		
Installation Surface Leveled : No		
Electricity : No		
Engineered Drawing Fee : $850.00		
Site Clear of Obstacles : No		
5ft. Space Around the Building : No		

Welded Spacer : No		
Notched Lip : No		
	SUB TOTAL	**$29,498.00**
	Tax	**$0.00**
	Additional Charges	**$850.00**
	GRAND TOTAL	**$30,348.00**
	PAY NOW Downpayment	**$4,424.70**
	BALANCE DUE	**$25,923.30**

BUILDING VIEW



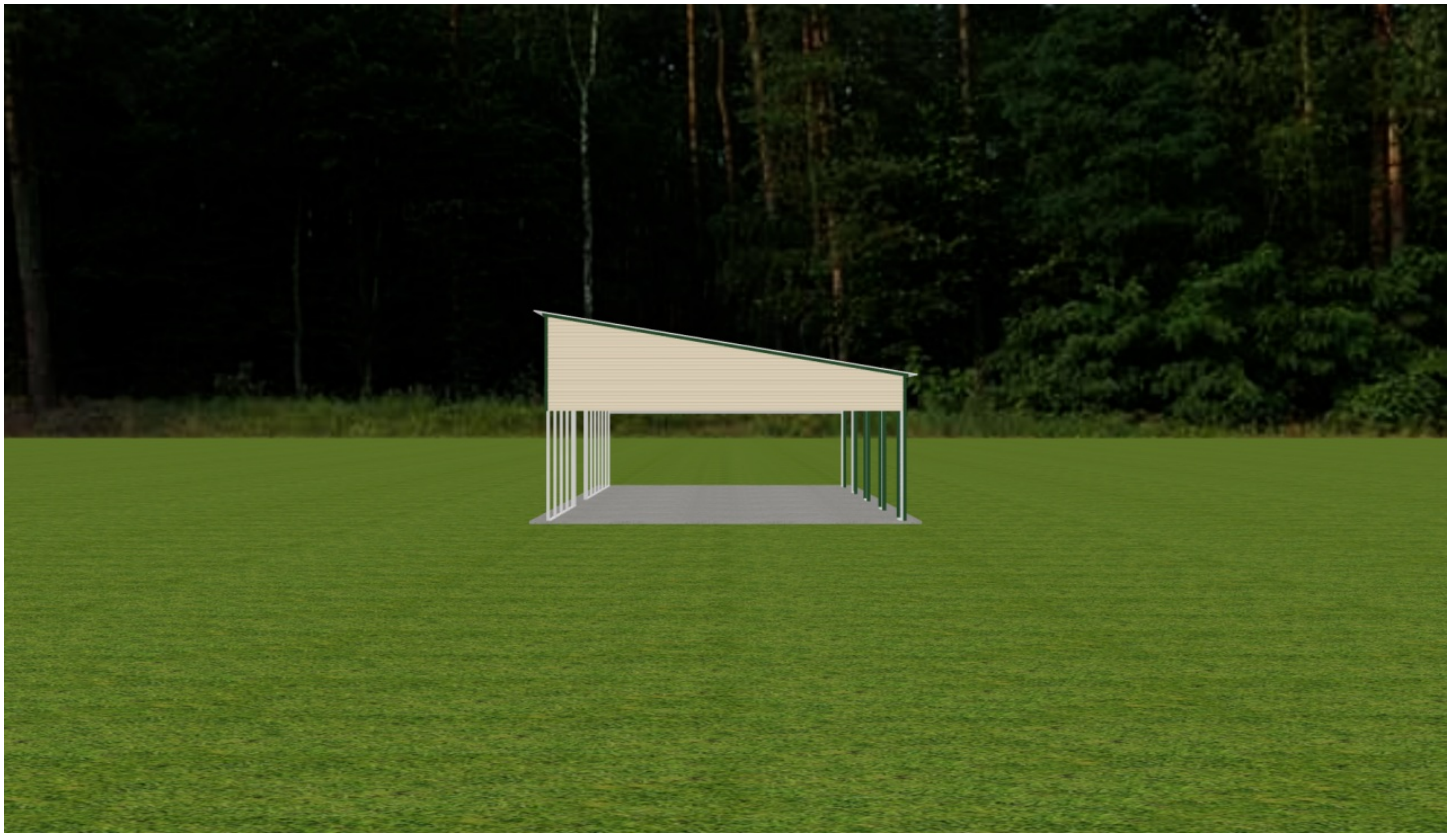
VIEW IMAGE 1

BUILDING VIEW



VIEW IMAGE 2

BUILDING VIEW



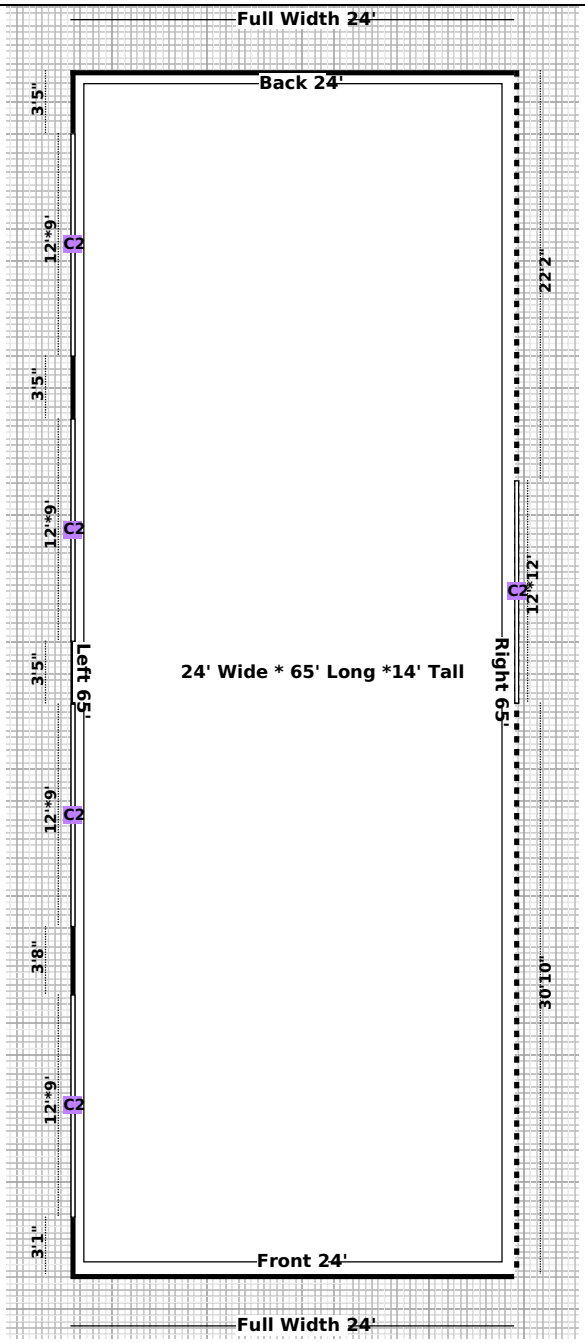
VIEW IMAGE 3

BUILDING VIEW



VIEW IMAGE 4

2D DRAWING-1



LEGENDS

C1 Garage Door | C2 Garage Door Frameout | C3 Walk in Door | C4 Walk in Door Frameout | C5 Windows | C6 Windows Frameout | C7 Open Wall | C8 Close Wall | C9 Distance | C10 Storage Length (Utility) | C Cupola

THE SUNRISE CITY
FORT PIERCE
CITY ATTORNEY'S OFFICE Florida

TO:	MIRIAM GARCIA, REDEVELOPMENT SPECIALIST, CITY MANAGER, FPRA
FROM:	ANDREA H. DUENAS, ASSISTANT CITY ATTORNEY AHD
THROUGH:	SARA HEDGES, CITY ATTORNEY *SH*
RE:	APPROVAL OF AMENDED COMMERCIAL FAÇADE AGREEMENT- 2203 ORANGE AVE.
CAO RLS FILE:	24-378 RELATED RLS 24-45 (ORIGINAL AGREEMENT)
DATE:	OCTOBER 1, 2024

This Request for Legal Services (RLS) asks the City Attorney's Office to review and approve a First Amended Grant Agreement for Commercial Façade Improvement between the Fort Pierce Redevelopment Agency ("FPRA") and the Fort Pierce Athletic League, Inc., dba St. Lucie Sheriff's PAL ("Recipient"). The reason for the amendment is for the FPRA to agree to a six-month extension and to approve the Recipient's revised plans.

Because there are only two changes to the original Grant Agreement, instead of executing an Amended Grant Agreement, this Office has prepared and uploaded a short "First Amendment" to the Grant Agreement.

The Amendment highlights the two changes and adds an Appendix "C" which will contain the Recipient's revised plans.

Please carefully review the Amendment and Appendix "C" and confirm that they accurately reflect the changes approved by staff. With your confirmation, the uploaded Amendment is approved as to form and correctness.

PLEASE NOTE:

** You must attach the Recipient's Revised Plans as Appendix "C" when the Amendment is presented to the FPRA Board and circulated for signatures.

/ahd

GRANT AGREEMENT FOR
COMMERCIAL FAÇADE IMPROVEMENT

THIS AGREEMENT ("Agreement") made and entered into this 12th day of March 2024, ("Effective Date") between the Fort Pierce Redevelopment Agency, a community redevelopment agency established pursuant to Florida Statutes Chapter 163 (the "FPRA"), and FT. PIERCE POLICE ATHLETIC LEAGUE, INC., DBA ST. LUCIE SHERIFF'S PAL, a Florida Corporation ("Recipient"), (collectively, "Parties").

WITNESSETH:

WHEREAS, as part of its mission to alleviate slum and blight and in order to encourage redevelopment of the FPRA district by enhancing its visual aesthetics, the FPRA, a Dependent Special District of the City of Fort Pierce, Florida , established the Commercial Façade Grant Program; and

WHEREAS, the Commercial Façade Grant Program currently offers financial assistance to commercial property and business owners looking to improve the façade of commercial buildings within the FPRA community redevelopment area; and

WHEREAS, Recipient submitted a Commercial Façade Grant Program application to the FPRA requesting a grant for the facade renovation located at 2203 Orange Avenue, Fort Pierce, FL (Parcel ID: 2409-707-0001-000-8) (the "Property"); and

WHEREAS, the purpose of the intended renovation is to substantially improve the façade of the Property by building a permanent shade structure covering the preexisting concrete; and

WHEREAS, the Property is located within the FPRA district boundaries and the renovation of the Property coincides with the FPRA plan; and

WHEREAS, the FPRA Board desires to approve a reimbursable Commercial Façade Grant award in an amount up to one half of the approved cost of eligible improvements, not to exceed $15,000, to Recipient for the façade renovation of the Property; and such approval was affirmed by the FPRA Board at their regular meeting on February 13, 2024; and

WHEREAS, the Recipient desires to participate in the Commercial Façade Grant Program pursuant to the terms and provisions of this Agreement; and

WHEREAS, the Recipient has represented to the FPRA that it will complete the project set forth in its completed Commercial Façade Grant application package submitted to the FPRA ("Project"), and that the Project, located at 2203 Orange Avenue, will further the intent of the Commercial Façade Grant Program by significantly enhancing the appearance of a building within the FPRA district; and

NOW, THEREFORE, the parties do herby agree to the following:

1. **Grant of Funds.** The FPRA shall pay to the Recipient, on a reimbursement basis, an amount up to fifty percent (50%) of eligible project costs, not to exceed Fifteen Thousand Dollars ($15,000.00), ("Grant") for the Recipient's completion of the Project. Provided the Recipient is in compliance with the terms and conditions of this Agreement, the FPRA shall make such payment within sixty (60) days after the Recipient's request for payment of the Grant funds and submission of invoices and any other information necessary to substantiate Recipient's compliance with this Agreement. Nothing herein shall be construed to grant the FPRA any ownership interests in the Project, and the FPRA shall have no liability whatsoever related to the Project.

2. **Compliance.** The Recipient shall complete the Project and comply with all the terms and conditions of this Agreement, including but not limited to (i) complying with the Project Development Plan, which is attached hereto as Appendix A, and (ii) complying with the Recipient's completed Commercial Façade Grant Application package that was reviewed by City staff and approved by the FPRA Board, which is set forth in Appendix B ("Application").

3. **Appendices.** All appendices referenced in this Agreement are attached to this Agreement and made a part hereof by reference.

4. **Project Deadlines/Term.** The Recipient must receive the building permits within six months of the Effective Date and shall complete the Project within twelve months after the issuance of the building permits. This eighteen-month period shall be considered the Agreement Term (the "Term"). The FPRA shall have a right to terminate this Agreement in the event the Recipient fails to meet the Project Deadlines. During this period the Recipient shall provide evidence of building permit approval to the FPRA within six months of the Effective Date. For projects not requiring a building permit, within six months of the Effective Date, the Recipient shall notify the FPRA of when it will start the Project within the aforementioned period.

5. **Extension.** The FPRA, in its sole and absolute discretion, may authorize an extension of the Project Deadlines to allow the Recipient to complete its obligations set forth in this Agreement in a timely manner if the Recipient is in compliance with this Agreement and the Recipient is taking reasonable steps to complete its obligations set forth in this Agreement. Any authorization to extend the Project Deadlines shall be in writing and approved by the FPRA Board.

6. **Compliance with Laws.** The Recipient shall comply at all times with all federal, state, and local statutes, rules, regulations and ordinances, the federal and state constitutions, and the orders and decrees of lawful authorities having jurisdiction over the matter at issue (collectively, "Laws"), including but not limited to Florida laws regarding public records.

7. **Publicity.** Publications, press releases, media productions, etc., produced by the Recipient regarding the project shall include the following statement: *Sponsored in part by the Fort Pierce Redevelopment Agency's Commercial Façade Grant Program* from the Effective Date to six months after the date the project is completed.

8. **Progress Reports.** Upon request by the FPRA, Recipient agrees to submit written progress/status reports, including, but not limited to such reports which provide a list of activities and expenditures for the project.

9. **Records, Reports and Inspection.**

   A. The Recipient shall maintain financial books, records, and accounting information related to this Agreement. These books, records, and information shall comply with generally accepted accounting principles. Nothing herein shall be construed to allow destruction of records that may be required to be retained longer by the statutes of the State of Florida.

   B. The Recipient shall, at any reasonable time requested by the FPRA and as often as the FPRA may deem necessary, make available to the FPRA for examination all of its books, records and information with respect to all matters covered by this Agreement and shall permit the FPRA or its designated authorized representatives to audit and inspect all such books, records and information, including but not limited to invoices, materials, payrolls, records of personnel, conditions of employment and other data relating to all matters covered by this Agreement.

C. The FPRA shall have the right, at any reasonable time during the Term, to inspect the Project site and to determine that the Property use is consistent with the uses described in the Project Development Plan, in accordance with this Agreement.

10. **Default and Termination.**

A. The FPRA may terminate this Agreement in the event of failure by the Recipient to observe or perform any term or condition of this Agreement if such failure continues for ten (10) days after written notice thereof from the FPRA to the Recipient in accordance with Paragraph 13 of this Agreement.

B. The FPRA's liability and obligations to the Recipient or any person having a claim pursuant to this Agreement or to the completion of the Project provided by the herein described Grant funds shall be limited solely to the amount and terms and conditions of this Agreement.

C. If this Agreement is terminated by the FPRA, the FPRA shall have no obligation to pay any of the Grant funds to the Recipient.

11. **Indemnification.** The Recipient shall defend at its expense, pay on behalf of, hold harmless and indemnify the FPRA, its officers, employees, agents, elected and appointed officials and volunteers (collectively, "Indemnified Parties") from and against any and all claims, demands, liens, liabilities, penalties, fines, fees, judgments, losses and damages (collectively, "Claims'), whether or not a lawsuit is filed, including but not limited to Claims for damage to property or bodily or personal injuries, including death at any time resulting therefrom, sustained by any persons or entities; and costs, expenses and attorneys' and experts' fees at trial and on appeal, which Claims are alleged or claimed to have arisen out of or in connection with, in whole or in part, directly or indirectly:
    a. The performance of this Agreement (including changes and amendments thereto) and any work performed on the Project by the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers; or
    b. The failure of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers to comply and conform with any applicable Laws; or
    c. Any negligent act or omission of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers, whether or not such negligence is claimed to be either solely that of the Recipient, its employees, agents, representatives, contractors, subcontractors or volunteers or to be in conjunction with the claimed negligence of others, including that of any of the Indemnified Parties; or
    d. Any reckless or intentional wrongful act or omission of the Recipient, its employees, agents, representatives, contractors, subcontractors, or volunteers.

    The provisions of this paragraph are independent of, and will not be limited by, any insurance required to be obtained by the Recipient pursuant to this Agreement or otherwise obtained by the Recipient and shall survive the expiration or earlier termination of this Agreement with respect to any Claims or liability arising in connection with any event occurring prior to such expiration or termination.

12. **Insurance.** The Recipient shall maintain insurance coverage in the form and amount deemed adequate by the FPRA for all risks inherent in the functions and aspects of its operation, including but not limited to, risks of fire, casualty, automobile coverage as required by law, workers' compensation insurance as required by law, employers' liability insurance, and general liability insurance for personal injury, property damage and contractual liability under this Agreement.

13. **Notices.** Unless and to the extent otherwise provided in this Agreement, all notices, demands, requests for approvals or other communications which are required to be given by either party to the other shall be in writing and shall be deemed given and delivered on the date delivered in person to the authorized representative of the recipient provided below, or upon the expiration of five (5) business days following the date mailed by registered or certified mail, postage prepaid, return receipt requested to the authorized representative of the recipient at the address provided below, or upon the date delivered by overnight courier (signature required) to the authorized representative of the recipient at the address provided below.

Fort Pierce Redevelopment Agency:	City of Fort Pierce Attn: Fort Pierce Redevelopment Agency 100 North US Highway 1 Fort Pierce, FL 34950
Copy:	City of Fort Pierce Attn: City Attorney 100 North US Highway 1 Fort Pierce, FL 34950
Recipient:	Ft. Pierce Police Athletic League, Inc. DBA St. Lucie Sheriff's PAL 2203 Orange Avenue Fort Pierce, FL 34950

14. **Assignment.** The Recipient shall not assign this Agreement without the prior written consent of the FPRA. Any assignment of this Agreement contrary to this paragraph shall be void and shall confer no rights upon the assignee. The Recipient shall notify the FPRA thirty (30) days prior to any conveyance or sale, granting or transferring any real property ("Property") underlying the Project or portion thereof, to any heirs, successors, assigns or grantees, including, without limitation, the conveyance of any security interest in said Property.

15. **Change of Use.** For five years from the date of Project completion, the Recipient shall maintain the Property in the use for which it was awarded funding through the Commercial Facade Grant Program. Failure to do so may result in the Recipient repaying the grant award to the FPRA, unless the requirement to repay the grant award is waived by the FPRA Board, at its sole discretion, upon written request made to the FPRA by the Recipient. If the Recipient intends to change the use of the Property, it shall notify the FPRA of its intent prior to applying for building permits.

16. **Due Authority.** Each party to this Agreement represents and warrants to the other party that: (i) it is a duly organized, qualified and existing entity under the laws of the State of Florida; and (ii) all appropriate action has been taken so as to duly authorize the persons executing this Agreement to so execute the same and fully bind the parties on whose behalf he or she is executing.

17. **Headings.** The paragraph headings are inserted herein for convenience and reference only, and in no way define, limit, or otherwise describe the scope or intent of any provisions hereof.

18. **No Third-Party Beneficiaries.** Notwithstanding anything to the contrary contained in this Agreement, persons, or entities not a party to this Agreement may not claim any benefit hereunder or as third-party beneficiaries hereto.

19. **Entire Agreement and Modification.** This Agreement constitutes the entire agreement between the Parties pertaining to the subject matters covered herein and there are no oral representations,

arrangements, or understandings between or among the Parties relating to the subject matters of this Agreement. No change to this Agreement will be valid unless made by a written amendment executed by the Parties.

20. **Waiver.** No provision of this Agreement will be deemed waived by the FPRA unless expressly waived in writing by the FPRA. No waiver shall be implied by delay or any other act or omission of the FPRA. No waiver by the FPRA of any provision of this Agreement shall be deemed a waiver of such provision with respect to any subsequent matter relating to such provision, and the FPRA's consent respecting any action by the Recipient shall not constitute waiver of the requirement for obtaining the FPRA's consent respecting any subsequent action.

21. **Severability.** Should any paragraph or portion of any paragraph of this Agreement be rendered void, invalid, or unenforceable by any court of law, for any reason, such a determination shall not render void, invalid, or unenforceable any other section or any part of any section of this Agreement.

22. **FPRA Consent and Action.** For purposes of this Agreement, any required written permission, consent, acceptance, approval, or agreement by the FPRA means the approval of the FPRA Board or their authorized designee, unless otherwise set forth in this Agreement or unless otherwise required by the City Charter or applicable Laws.

23. **Survival.** All obligations and rights of any party arising during or attributable to the period prior to expiration or earlier termination of this Agreement, including but not limited to those obligations and rights related to indemnification, shall survive such expiration or earlier termination.

24. **Governing Law and Venue.** This Agreement and the rights of the Parties shall be governed by and construed or enforced in accordance with the laws of the State of Florida. Venue for any action arising out of this Agreement is in the courts of St. Lucie County, Florida. Any action shall be tried as a non-jury case.

(REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK)

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed by their duly authorized representatives, as of the date first above written.

OWNER/RECIPIENT WITNESSES:

Sign: Kenneth Wilson
Print: KENNET WILSON
Date: 3/5/2024

Sign: Karen Hardison
Print: Karen Hardison
Date: 3/5/2024

OWNER/RECIPIENT:

FT. PIERCE POLICE ATHLETIC LEAGUE, INC., DBA ST. LUCIE SHERIFF'S PAL

by: Paul Pearson
Print: PAUL PEARSON
Its Vice President
Date: 3-5-24

CITY WITNESSES:

Sign: Linda W. Cox
Print: Linda W Cox
Date: 3/12/24

Sign: Brittany Meredith
Print: Brittany Meredith
Date: 3/12/24

ACCEPTED FOR THE FORT PIERCE REDEVELOPMENT AGENCY:

Sign: Linda Hudson
Print: Linda Hudson
As its: Chair
Date: 3/12/2024

APPROVED AS TO FORM & CORRECTNESS:

Sara Hedges, Esq.
City Attorney

APPENDIX "A"

PROJECT DEVELOPMENT PLAN

2203 ORANGE AVE FORT PIERCE, FL 34950

Project Description

This Commercial Façade Grant is awarded to Ft. Pierce Police Athletic League, Inc., DBA St. Lucie Sheriff's PAL, for the renovation of property located at 2203 Orange Avenue. This grant will provide funds to assist the Recipient improve the Property by building a permanent shade structure covering the preexisting concrete.

The Recipient will provide to the FPRA a Final Report documenting all construction costs incurred in association with the improvement included in the Application (Appendix "B") prior to receiving reimbursement payment(s). Recipient must include:

A. Completed W-9, as required by law, for the Recipient of the grant funds.
B. Copies of all required closed permits.
C. Copies of all invoices
D. Proof of payment (Cancelled checks or bank statements)
E. Photographs of the work undertaken
F. Releases of liens (if applicable)
G. Occupancy certificates (if applicable)

Maximum FPRA Grant Award: Fifty percent (50%) of eligible costs, not to exceed Fifteen Thousand Dollars ($15,000.00).

Project Timelines

1. The Recipient must receive the building permits within six months of the Effective Date. During this time period, the Recipient shall provide evidence of the building permit approval to the FPRA.
2. The Recipient shall complete the Project within twelve months after the issuance of the building permits.
3. For projects not requiring a building permit, within six months of the Effective Date, the Recipient shall notify the FPRA of when it will start the Project within the aforementioned period.
4. The Recipient must provide written progress updates upon request by the FPRA.
5. Requests for payment to the FPRA, shall include the Final Report documentation itemized above.
6. Completion and/or occupancy and full operation of the services described in this Agreement shall be achieved by September 12, 2025.

These reports/request can be sent electronic or by postal mail:
Fort Pierce Redevelopment Agency
100 N US Hwy 1
Fort Pierce, FL 34950
fpra@cityoffortpierce.com

APPENDIX "B"

APPLICATION PACKET

2203 ORANGE AVENUE FORT PIERCE, FL 34950

Print

2023 COMMERCIAL FACADE GRANT PROGRAM APPLICATION - Submission #3419

Date Submitted: 11/16/2023

APPLICATION FORM

There is no guarantee that funding will be available for every application submitted, including those that meet the required criteria. Applications will be evaluated, and the four highest ranked properties will be awarded the grant.

To review full grant program overview, visit: FPRA Incentive Program | Fort Pierce, FL - Official Website (choosefortpierce.com)

Property Details:

Parcel ID Number:*

2409-707-0001-000-8

If you do not have your parcel ID, visit https://www.paslc.org/property-search/ to obtain.

Grant Property Address:*

2203 Orange Ave

Property Owner's Name:*

Fort Pierce Police Athletic League

Building's New Use(s) (if applicable):

Building's Existing Use(s):*

Community Center / Youth Programs non-profit

Lease Term (if applicable):

own

Applicant Information:

Applicant Name:*

Keith Pearson

Applicant Title (Business Owner, Property Owner, Business Partner, etc):*

Board Member

Email Address:*

pearsonk@stluciesheriff.com

Phone Number: *

7722011104

Business Information:

Legal Business Name:

Ft Pierce Police Athletic League D.B.A. St Lucie Sheriffs PAL

Business Type (Restaurant, Retail, Office, etc):

Youth Center non-profit

Employer Identification Number / Tax ID:

65-0670756

Number of Years in Business:

29

Number of Years at Current Address:

2

If not currently open for business at this location, when do you expect to open?

Project Details:

Grant amount requested?

$25000.00

Note: This grant offers financial assistance in the form of a reimbursable grant, matching 50% up to $25,000.

What is the total cost of the project?

$65000.00

The costs must be verified by licensed contractors.

Estimated timeframe for the completion of the project:

160days

The project must be started within six (6) months from the date of the FPRA Board approval and completed within 12 months of the building permit issuance. Failure to do so, without an approved deviation by the FPRA, will result in termination of the grant.

General Description of Proposed Improvements:*

- [x] Awnings/Canopies
- [ ] Building Facade
- [ ] Signs
- [ ] Windows/Doors
- [ ] Walls
- [ ] Parking lot repaving, resealing, and/or restriping
- [ ] Fencing
- [x] Patio deck
- [ ] Landscaping/Irrigation
- [x] Roofing
- [ ] Mural/Art Installation
- [ ] Security cameras/system
- [ ] Exterior Painting
- [ ] Other (explain in narrative below)

Narrative describing the project, improvements to be made, and why this funding is necessary:*

Shade structure covering preexisting concreate.

Narrative detailing approach to fully fund this project. Note: This is a dollar-for-dollar matching grant.*

Pledges and donors, can provide proof of funds if requested.

Type text here

Narrative describing how this project will address the priorities of the FPRA as outlined in the Redevelopment Plan. This narrative shall identify community benefits resulting from the project.*

Florida is known for its extreme weather conditions. This shade structure will allow the youth to safely participate with outdoor activities. They will be sheltered from the rain and heat.

To view the FPRA Plan, visit: https://cityoffortpierce.com/DocumentCenter/View/9381/2020-Updated-FPRA-Plan

Required Documentation:

Color photograph of the existing condition of the FRONT of building (1 of 2):*

overview.jpg

Color photograph of the existing condition of the FRONT of building (2 of 2):*

overview.jpg

Project plans and renderings and any other relevant materials that convey the physical improvements proposed to be made:*

23-11-272(SEALED).pdf

Design and construction plans for the proposed improvements.*

SBS_Color.pdf

Provide examples of project colors, design, materials and specifications.*

SBS_Color_Chart.pdf

Proof of ability to fully fund the project.*

proof of funds.jpg

Attach a letter describing why this property should be selected to receive a grant. Please include how this project meets the goals and objectives of the FPRA Plan.*

FPRA Letter.docx

Cost Estimates*

PAL Estimate.docx

A minimum of one (1) cost estimate from a licensed contractor issued within the previous 90 days of this application submission. Estimates should be broken out in detail, especially if any non-eligible improvements are being completed, as this allows FPRA to compare based on only grant eligible improvements being performed.

Signature

Electronic Signature*

Keith Pearson

I certify that the information provided in this application is true and accurate to the best of my ability and no false or misleading statements have been made to secure approval of this application.

By typing your name in the box above, you are signing the document electronically. You agree that your electronic signature has the same validity as your handwritten signature.


ST.LUCIE SHERIFF
POLICE Athletic LEAGUE
Est 1999
SHERIFF

Saint Lucie County Sheriffs Police Athletic League
2203 Orange Ave, Ft Pierce FL 34950
pal@stluciesheriff.com

Lisa Johns-Grose
President

Paul Pearson
Vice President

Melissa Alexander
Treasurer

Steve Dipalma
Secretary

Board Members
Patrick Seidel
Keith Pearson
Ken Wilson

Executive Director
Jarret Romanello

The Fort Pierce Police Athletic League d.b.a St Lucie Sheriffs PAL purchased the building at 2203 Orange Ave and have used that location to provide at risk under privileged youth a place to go before they go places in life. The building prior to being purchased had over $200,000.00 in code violations and was a burden to the community with vagrants and illegal dumping. Working with the community, we have turned an eyesore into a safe place for our youth to grow. Most importantly, we recently received the Mayors Golden Hammer Award! We hope that we are awarded this grant because you are not only investing in the building you are investing in our youth.

THIS IS A LETTER OF CERTIFICATION FOR STEEL BUILDING SYSTEMS, INC.'S PROJECT #23-11-272 FOR FT. PIERCE POLICE ATHLETIC LEAGUE TO BE LOCATED IN FORT PIERCE, FLORIDA.

THIS LETTER CERTIFIES THAT STEEL BUILDING SYSTEMS, INC.'S BUILDING(S) MEETS THE INFORMATION IN THE DESIGN CRITERIA.

THIS LETTER OF CERTIFICATION IS WRITTEN SPECIFICALLY FOR THE BUILDING(S) PROVIDED BY STEEL BUILDING SYSTEMS, INC. THIS LETTER DOES NOT IMPLY NOR CONSTITUTE AN AGREEMENT THAT THE MANUFACTURER OR THE MANUFACTURER'S ENGINEER IS ACTING AS THE ENGINEER OF RECORD OR DESIGN PROFESSIONAL FOR THE CONSTRUCTION PROJECT.

DESIGN CRITERIA

WIDTH (ft)	= 30.33.0
LENGTH (ft)	= 63.0
EAVE HEIGHT (ft)	= 12.4/13.66
ROOF SLOPE (Rise/12)	= 0.5
BUILDING CODE	= FBC 20
DEAD LOAD (psf)	= 2.0
COLLATERAL LOAD (psf)	= 0.0
ROOF LIVE LOAD (psf)	= 20.0
LIVE LOAD REDUCTION	= YES
GROUND SNOW LOAD (psf)	= 0.0
ROOF SNOW LOAD (psf)	= 0.0
THERMAL COEFFICIENT (Ct)	= 1.20
IMPORTANCE – SNOW	= 1.00
SNOW EXPOSURE (Ce)	= 1.00
ULTIMATE WIND (ult) (mph)	= 161.0
NOMINAL WIND (asd) (mph)	= 124.71
RISK CATEGORY	= II–NORMAL
WIND EXPOSURE	= B
CLOSED/OPEN/PARTIAL	= PARTIALLY OPEN
INTERNAL GCpi	= 0.18 / –0.18

RISK CATEGORY	= II–NORMAL
SEISMIC SITE CLASS	= D
SEISMIC COEFFICIENT	= 0.08
MAPPED RESPONSE (Ss)	= 0.0494
MAPPED RESPONSE (S1)	= 0.0279
DESIGN CATEGORY (SDC)	= A
IMPORTANCE – SEISMIC	= 1.00
SITE COEFFICIENT (Fa)	= 1.6000
SITE COEFFICIENT (FV)	= 2.4000
DESIGN RESPONSE (Sms)	= 0.0784
DESIGN RESPONSE (Sm1)	= 0.0648
DESIGN RESPONSE (Sds)	= 0.0523
DESIGN RESPONSE (Sd1)	= 0.0432
RES MOD FACTOR (Mom) R	= 3.00
APP PERIOD (MOMENT) Ta	= 0.2183
RES MOD FACTOR (Brc) R	= 3.00
APP PERIOD (Braced) Ta	= 0.1371
TRANVERSE SYSTEM	= MOMENT FRAMES
LONGITUDINAL SYSTEM (ROOF)	= BRACED FRAMES
LONGITUDINAL SYSTEM (FSW)	= BRACED FRAMES
LONGITUDINAL SYSTEM (BSW)	= MOMENT FRAME

NOTE: THE SEISMIC ANALYSIS PROCEDURE USED ON THIS STRUCTURE IS THE EQUIVALENT LATERAL FORCE PROCEDURE.

STRUCTURAL STEEL

ASTM# (Plate)	= A529; A572; A1011
PLATE YIELD (Fy)	= 50.0 ksi
ASTM# (Bar)	= A–529; A–570; A–572
PLATE YIELD (Fy)	= 50.0 ksi

LIGHT GUAGE STEEL

ASTM# (Cold–Form)	= A1008; A1011
COLD–FORM YIELD (Fy)	= 55.0 ksi
ASTM# (Panel)	= A792
PANEL YIELD (Fy)	= 80.0 ksi

NOTE: ALL CONNECTION BOLTS ARE DESIGNATED IN THESE DRAWINGS AS EITHER A "M" FOR A307 BOLTS OR A "H" FOR A325 BOLTS.

COMPONENTS AND CLADDING

COMP/CLAD LOCATION	PRES (PSF)	SUCT (PSF)	ROOF SUCT (PSF)
COLUMN	28.1	–31.0	
GIRT/HEADER	28.1	–31.0	
JAMB	28.1	–31.0	
WALL PANEL	34.7	–46.3	
PURLIN	16.0	–29.9	
ROOF PANEL	16.0	–34.7	
LONG. BRACING	15.8	–11.4	–27.2
LONG. BRACING (EDGE ZONE)	24.1	–17.0	

NOTES TO ERECTOR/OWNER:

[1] "SBS" IS NOT RESPONSIBLE FOR THE ERECTION OF THE BUILDING, THE SUPPLY OF ANY TOOLS OR EQUIPMENT, OR ANY OTHER FIELD WORK UNLESS "SBS" HAS BEEN CONTRACTED FOR THESE. "SBS" DOES NOT PROVIDE ANY FIELD SUPERVISION FOR THE ERECTION OF THE BUILDING, NOR DOES "SBS" PERFORM ANY INSPECTIONS DURING OR AFTER ERECTION.

[2] USE ONLY THE ERECTION DRAWINGS PROVIDED BY "SBS" AND INCLUDED IN THE ERECTOR'S PACKAGE DELIVERED BY THE TRUCK DRIVER WITH THE BUILDING. "SBS" IS NOT LIABLE FOR ANY CLAIM RESULTING FROM THE USE OF OTHER DRAWINGS.

[3] CHECK SLAB AND ANCHOR BOLT PLACEMENTS BEFORE STANDING ANY FRAMING. IF THE SLAB IS NOT SIZED CORRECTLY OR IS OUT OF SQUARE, OR IF THE ANCHOR BOLTS ARE NOT CORRECTLY LOCATED, CALL "SBS". "SBS" IS NOT LIABLE FOR LABOR CHARGES RESULTING FROM STANDING FRAMING ON AN INCORRECT SLAB.

[4] BEGIN ERECTION WITH A BRACED BAY. INSTALL THE EAVE STRUTS FIRST AND THEN THE PURLINS WHICH FALL AT THE CABLE ATTACHMENT POINTS. NEXT, INSTALL ROOF AND WALL CABLES TO A SNUG CONDITION, SO THAT THE FRAMING IS BRACED. FINISH INSTALLING PURLINS AND GIRTS IN THE BRACED BAY. USING THE THE CABLE BRACING, SQUARE AND PLUMB THE FRAMING. CONTINUE WITH REMAINING BAYS, INSTALLING BRACING AS ADDITIONAL BRACED BAYS ARE ERECTED.

[5] THE CORRECTION OF MINOR MISFITS BY THE USE OF DRIFT PINS TO DRAW THE COMPONENTS INTO LINE, MODERATE AMOUNTS OF REAMING, CHIPPING AND CUTTING, AND THE REPLACEMENT OF MINOR SHORTAGES OF MATERIAL ARE A NORMAL PART OF ERECTION AND ARE NOT SUBJECT TO CLAIM. CONTACT "SBS" BEFORE MAKING ANY FIELD MODIFICATION TO THE BUILDING. "SBS" DOES NOT PAY CLAIMS FOR ERROR CORRECTION UNLESS APPROVED IN WRITING BY "SBS" BEFOREHAND.

STATUS OF THESE DRAWINGS

- [ ] FOR OWNER'S USE – NOT FOR CONSTRUCTION. ENGINEERED BUT NOT DETAILED FOR MANUFACTURE.
- [ ] FOR APPROVAL – NOT FOR CONSTRUCTION. ENGINEERED BUT NOT DETAILED FOR MANUFACTURE.
- [x] FOR PERMITTING – FOR CONSTRUCTION. ENGINEERED BUT NOT DETAILED FOR MANUFACTURE.
- [ ] FINAL DRAWINGS – FOR CONSTRUCTION. ENGINEERED AND DETAILED FOR MANUFACTURE.
- [ ] ERECTION DRAWINGS – FOR CONSTRUCTION. ENGINEERED AND DETAILED FOR MANUFACTURE.
- [ ] ANCHOR BOLT PLANS – FOR CONSTRUCTION.

GLEN S ASHLEY

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IAS ACCREDITED Metal Building Systems AC 472

STRUCTURAL STAMP

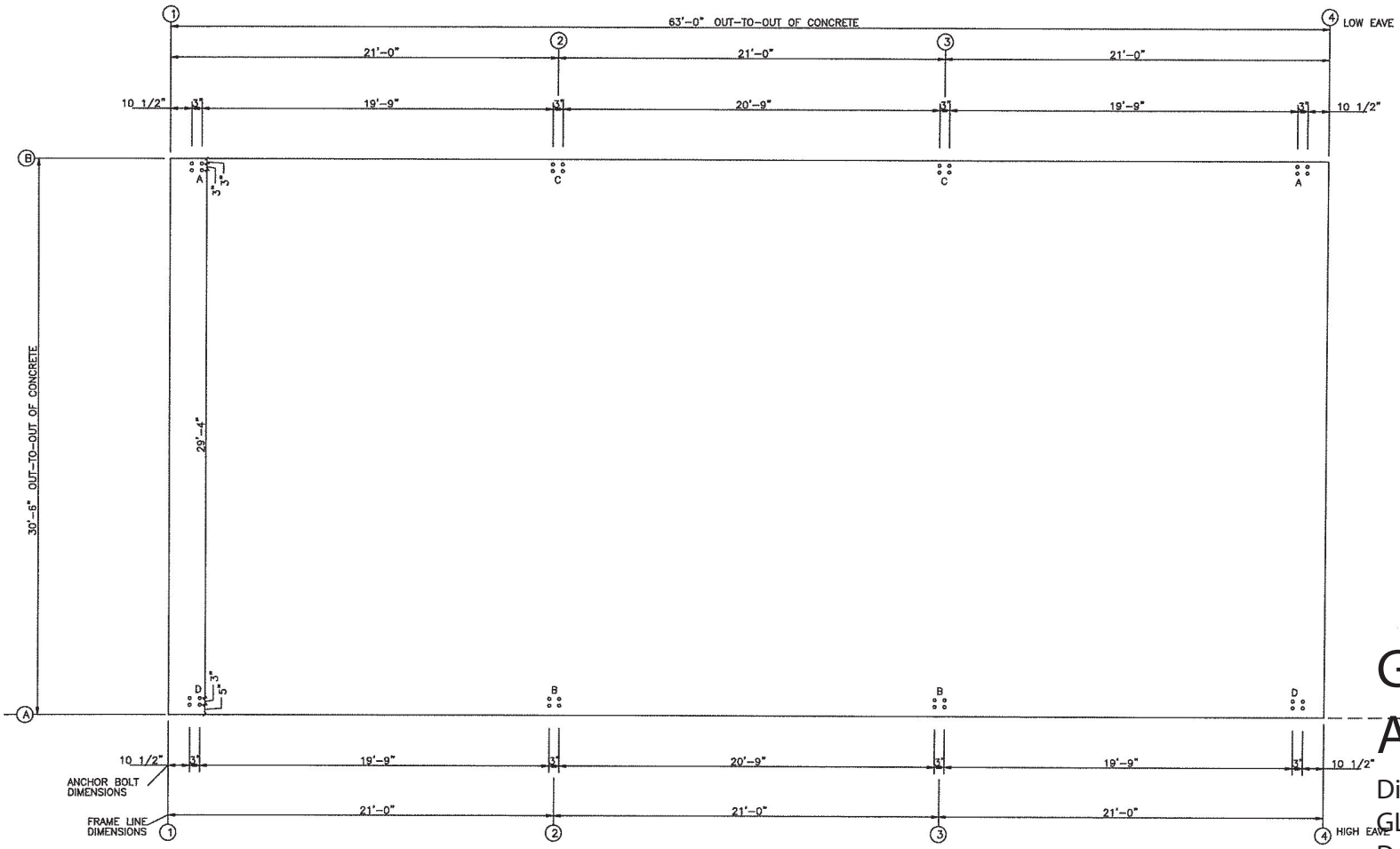
GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER

REVISIONS
[1]
[2]
[3]
[4]
[5]

FOR: FT. PIERCE POLICE ATHLETIC LEAGUE
2203 ORANGE AVENUE
FORT PIERCE, FLORIDA 34950
LOCATION: FORT PIERCE, FLORIDA

FROM:
STEEL BUILDING SYSTEMS INC.
320 STEVENS LANE • P.O. BOX 447
ADEL, GEORGIA 31620
PH: 229.896.7428 • FAX: 229.896.2881 • www.sbsga.com

JOB NO : 23–11–272
DATE : 11/ 7/23
BY : MS
SCALE : NONE
TITLE : COVER PAGE
NUMBER : COVER



ANCHOR BOLT PLAN
NOTE: ALL BASE PLATES @ 100'-0" (UNLESS NOTED)

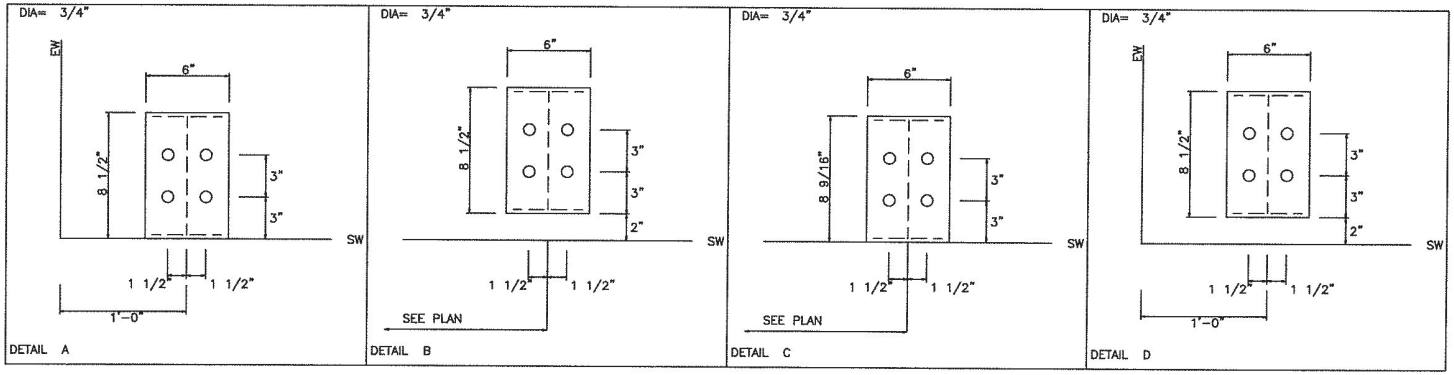
EXISTING BUILDING

GLEN S ASHLEY
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Date: 2023.11.08 14:00:32 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ANCHOR BOLT LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 1	DRAWN BY: MS / CHECKED BY:

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GLEN STUART ASHLEY
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No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



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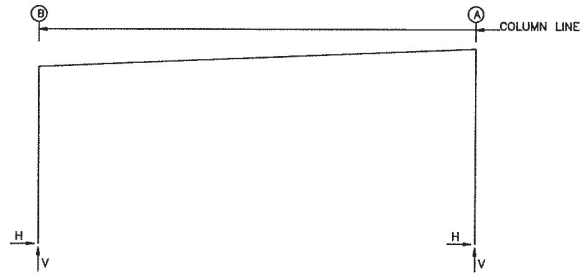
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STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: ANCHOR BOLT DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 1.1	DRAWN BY: MS	CHECKED BY:

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STATE OF FLORIDA
PROFESSIONAL ENGINEER

FRAME LINES: 1 2 3 4



RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
1	B	2	1.4	1.7	6	−2.0	−2.0	4	0.750	6.000	8.500	0.375	0.0
		1	1.1	3.6	5	−1.9	−3.5						
1	A	7	1.7	−0.9	1	−1.1	3.6	4	0.750	6.000	8.500	0.375	0.0
		1	−1.1	3.6	9	0.1	−3.1						

RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
2	B	4	2.6	0.2	6	−3.7	−3.9	4	0.750	6.000	8.563	0.375	0.0
		1	1.5	4.7	8	−1.6	−8.6						
2	A	7	3.2	−1.9	3	−1.7	−0.3	4	0.750	6.000	8.500	0.375	0.0
		1	−1.5	4.7	5	−0.3	−5.1						

RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
3	B	4	2.6	0.2	6	−3.7	−3.9	4	0.750	6.000	8.563	0.375	0.0
		1	1.5	4.7	8	−1.6	−8.6						
3	A	7	3.2	−1.9	3	−1.7	−0.3	4	0.750	6.000	8.500	0.375	0.0
		1	−1.5	4.7	5	−0.3	−5.1						

RIGID FRAME: MAXIMUM REACTIONS, ANCHOR BOLTS, & BASE PLATES

FRM LINE	COL LINE	Column_Reactions(k) LOAD Id	HMAX H	V VMAX	LOAD Id	HMIN H	V VMIN	Bolt(IN) QTY	DIA	BASE_PLATE(IN) WIDTH	LENGTH	THICK	ELEV. (in)
4	B	2	1.4	1.7	6	−2.0	−2.0	4	0.750	6.000	8.500	0.375	0.0
		1	1.1	3.6	5	−1.9	−3.5						
4	A	7	1.7	−0.9	1	−1.1	3.6	4	0.750	6.000	8.500	0.375	0.0
		1	−1.1	3.6	9	0.1	−3.1						

NOTES FOR REACTIONS

1. ALL LOADING CONDITIONS ARE EXAMINED AND ONLY MAXIMUM/MINIMUM H OR V AND THE CORRESPONDING H or V ARE REPORTED.
2. POSITIVE REACTIONS ARE AS SHOWN IN THE SKETCH. FOUNDATION LOADS ARE IN OPPOSITE DIRECTIONS.
3. BRACING REACTIONS ARE in THE PLANE OF THE BRACE WITH THE H POINTING AWAY FROM THE BRACED BAY. THE VERTICAL REACTION IS DOWNWARD.
4. BUILDING REACTIONS ARE BASED ON THE FOLLOWING BUILDING DATA:

WIDTH (ft)	= 30.3
LENGTH (ft)	= 63.0
EAVE HEIGHT (ft)	= 12.4/ 13.7
ROOF SLOPE (RISE/12)	= 0.5
DEAD LOAD (psf)	= 2.0
COLLATERAL LOAD (psf)	= 0.0
ROOF LIVE LOAD (psf)	= 20.0
FRAME LIVE LOAD	
Min(psf)	= 12.0
Max(psf)	= 17.6
WIND SPEED (mph)	= 161.0
WIND CODE	= FBC 20 (IBC 18)
EXPOSURE	= B
Closure	= Partially Open
IMPORTANCE WIND	= 1.00
IMPORTANCE SEISMIC	= 1.00
SEISMIC Zone	= A
SEISMIC COEFF (Fa*Ss)	= 0.08

5. LOADING CONDITIONS ARE:
   1 Dead+Collateral+Live
   2 Dead+Collateral+0.75Live+0.45Wind_Right1
   3 Dead+Collateral+0.75Live+0.45Wind_Long1R
   4 Dead+Collateral+0.75Live+0.45Wind_Long2L
   5 0.6Dead+0.6Wind_Left1
   6 0.6Dead+0.6Wind_Left2
   7 0.6Dead+0.6Wind_Right2
   8 0.6Dead+0.6Wind_Long1L
   9 0.6Dead+0.6Wind_Long1R

ANCHOR BOLT SUMMARY

QTY	LOCATE	DIA (in)	TYPE	PROJ. (in)
O 32	FRAME	3/4"	F1554	2.50

BUILDING BRACING REACTIONS

WALL LOC	WALL LINE	COL LINE	± Reactions(k) WIND HORZ	WIND VERT	SEISMIC HORZ	SEISMIC VERT	Panel_Shear (lb/ft) WIND	Seis	Note
L_EW	1								(h)
F_SW	A	Torsional Bracing Used							
R_EW	4								(h)
B_SW	B	2,3	3.0	3.0	0.1	0.1			(b)

(b)Wind bent in bay, base above finish floor
(h)Rigid frame at endwall

REACTIONS for seismic represent shear force, Eh

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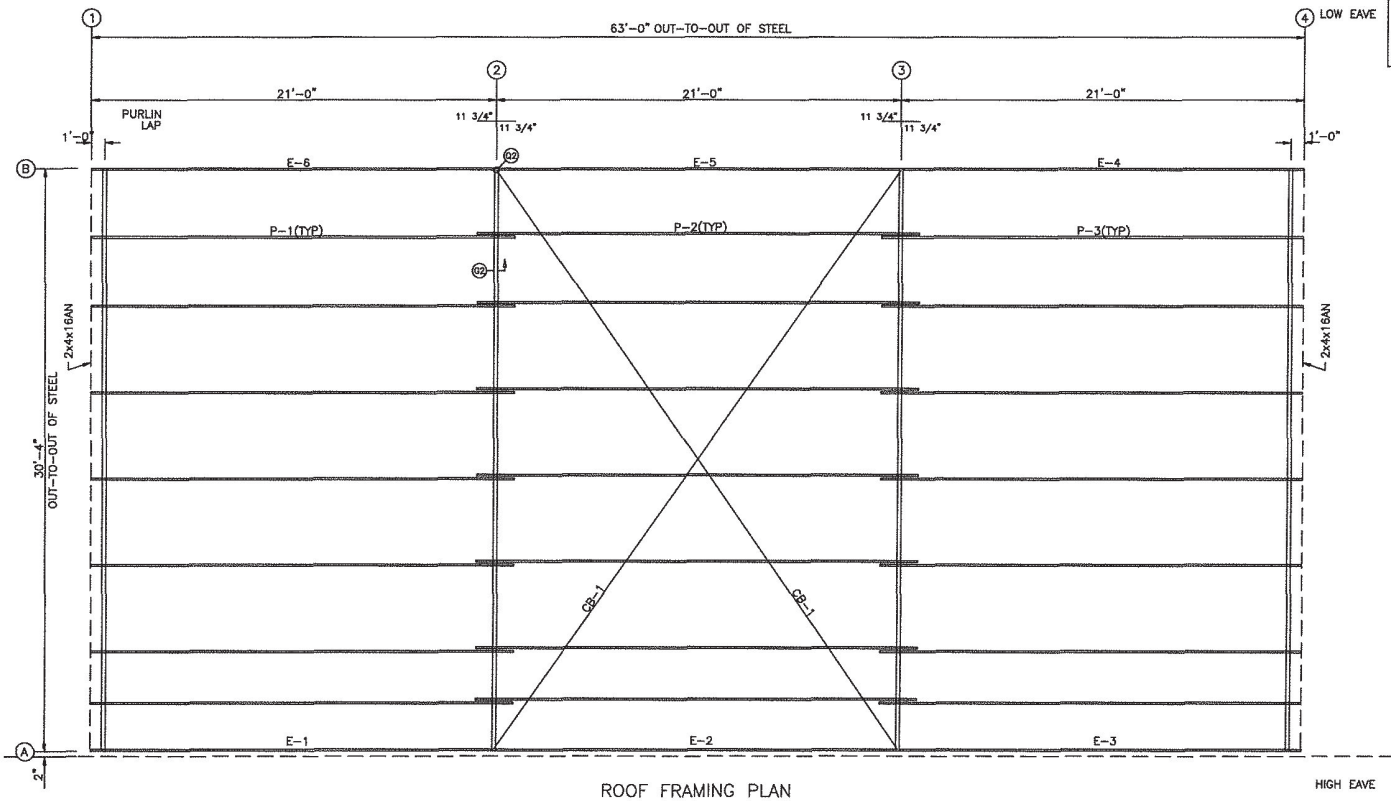
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ANCHOR BOLT REACTIONS	SCALE: NONE
[4]	DRAWING NO: PAGE 1.2	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP

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MEMBER TABLE ROOF PLAN		
MARK	PART	LENGTH
P-1	8x25Z16	21'-11 1/2"
P-2	8x25Z16	22'-11 1/2"
P-3	8x25Z16	21'-11 1/2"
E-1	8ES14@.5	20'-11 1/2"
E-2	8ES14@.5	20'-11 1/2"
E-3	8ES14@.5	20'-11 1/2"
E-4	8ES14@.5	20'-11 1/2"
E-5	8ES14@.5	20'-11 1/2"
E-6	8ES14@.5	20'-11 1/2"
CB-1	1/4 CBL	34'-11 1/16"



ROOF FRAMING PLAN

EXISTING BUILDING

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REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ROOF FRAMING LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 2 / DRAWN BY: MS	CHECKED BY:

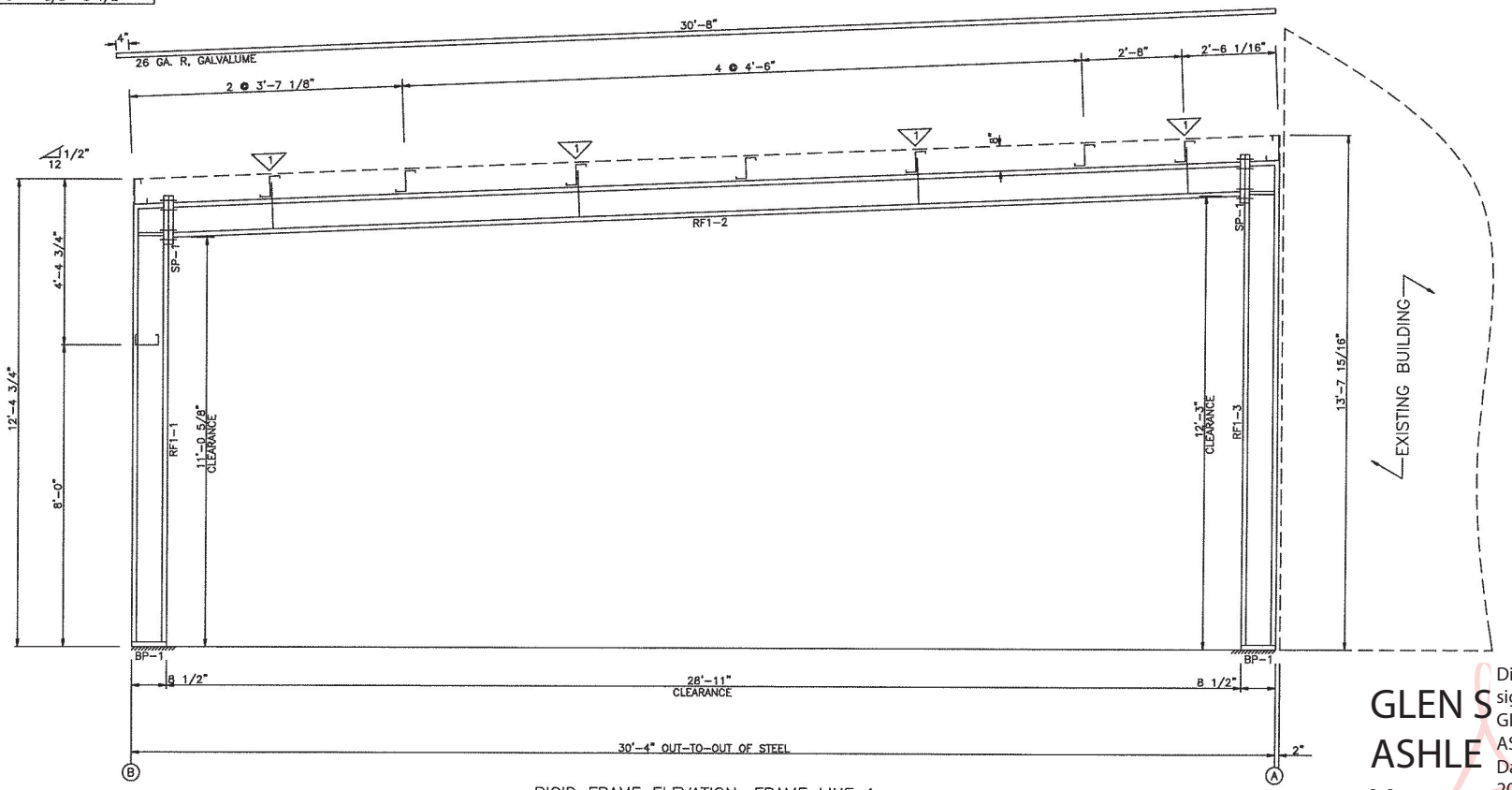
STRUCTURAL STAMP

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SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 1/2"

FLANGE BRACE TABLE FRAME LINE 1			
▽ ID	# SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"



RIGID FRAME ELEVATION: FRAME LINE 1

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF1-1	8.0/ 8.0	0.135	10'-8 3/8"	5 x 1/4" x 11'-8 1/8"	5 x 1/4" x 10'-8 3/8"
RF1-2	8.0/ 8.0	0.188	1'-0 1/8"	5 x 1/4" x 8 1/4"	
	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 1/4" x 20'-0"
RF1-3	8.0/ 8.0	0.135	14'-0 5/8"	5 x 1/4" x 8'-10 5/16"	5 x 1/4" x 8'-10 5/16"
	8.0/ 8.0	0.188	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

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STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION	SCALE: NONE
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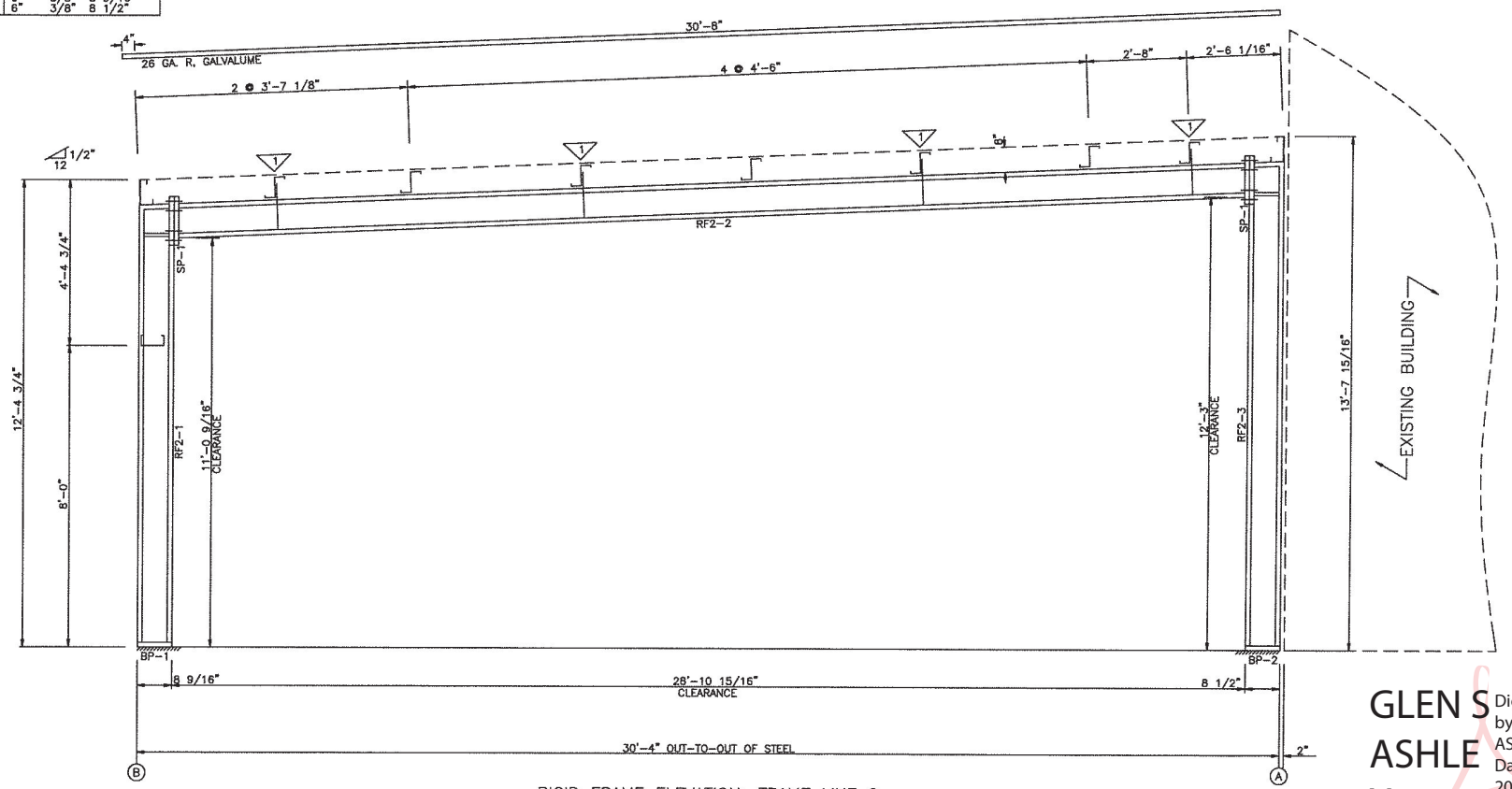
STRUCTURAL STAMP

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No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

FLANGE BRACE TABLE FRAME LINE 2			
∇ ID	SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 9/16"
BP-2	6"	3/8"	8 1/2"



RIGID FRAME ELEVATION: FRAME LINE 2

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	WEB PLATE LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF2-1	8.0/ 8.0	0.135	10'-8 5/16"	5 x 1/4" x 11'-8 1/8"	5 x 5/16" x 10'-8 5/16"
	8.0/ 8.0	0.375	1'-0 1/8"	5 x 1/4" x 8 1/4"	
RF2-2	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 5/16" x 4'-10 7/16"
	8.0/ 8.0	0.135	14'-0 1/8"	5 x 1/4" x 8'-9 13/16"	5 x 1/4" x 20'-0"
					5 x 1/4" x 3'-11 3/8"
RF2-3	8.0/ 8.0	0.313	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

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STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION		SCALE: NONE
[4]	DRAWING NO: PAGE 2.2	DRAWN BY: MS	CHECKED BY:

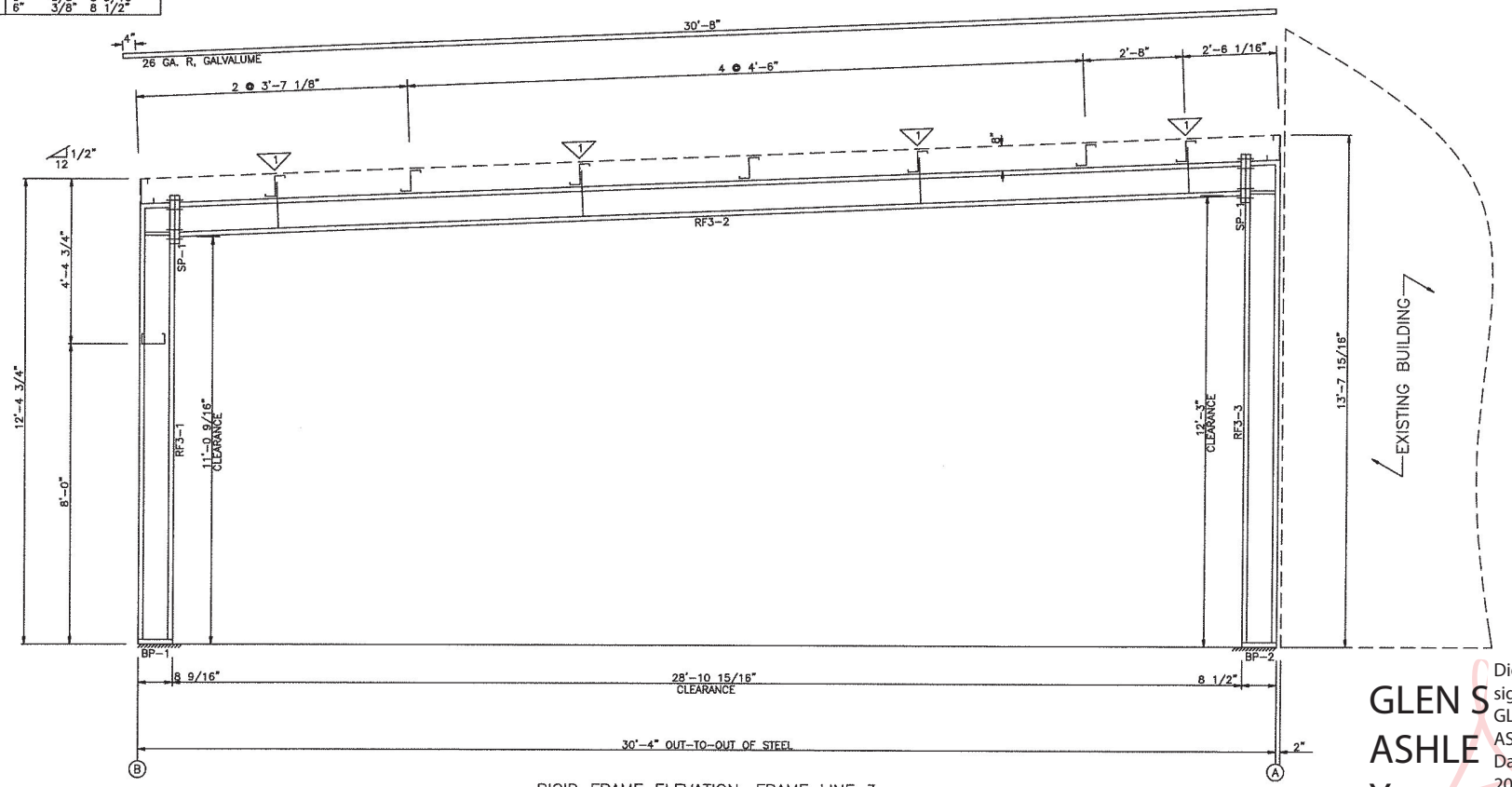
STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 9/16"
BP-2	6"	3/8"	8 1/2"

FLANGE BRACE TABLE FRAME LINE 3			
▽ ID	# SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"



RIGID FRAME ELEVATION: FRAME LINE 3

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF3-1	8.0/ 8.0	0.135	10'-8 5/16"	5 x 1/4" x 11'-8 1/8"	5 x 5/16" x 10'-8 5/16"
	8.0/ 8.0	0.375	1'-0 1/8"	5 x 1/4" x 8 1/4"	
RF3-2	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 5/16" x 4'-10 7/16"
	8.0/ 8.0	0.135	14'-0 1/8"	5 x 1/4" x 8'-9 13/16"	5 x 1/4" x 20'-0"
					5 x 1/4" x 3'-11 3/8"
RF3-3	8.0/ 8.0	0.313	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

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STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION	SCALE: NONE
[4]	DRAWING NO: PAGE 2.3	DRAWN BY: MS / CHECKED BY:

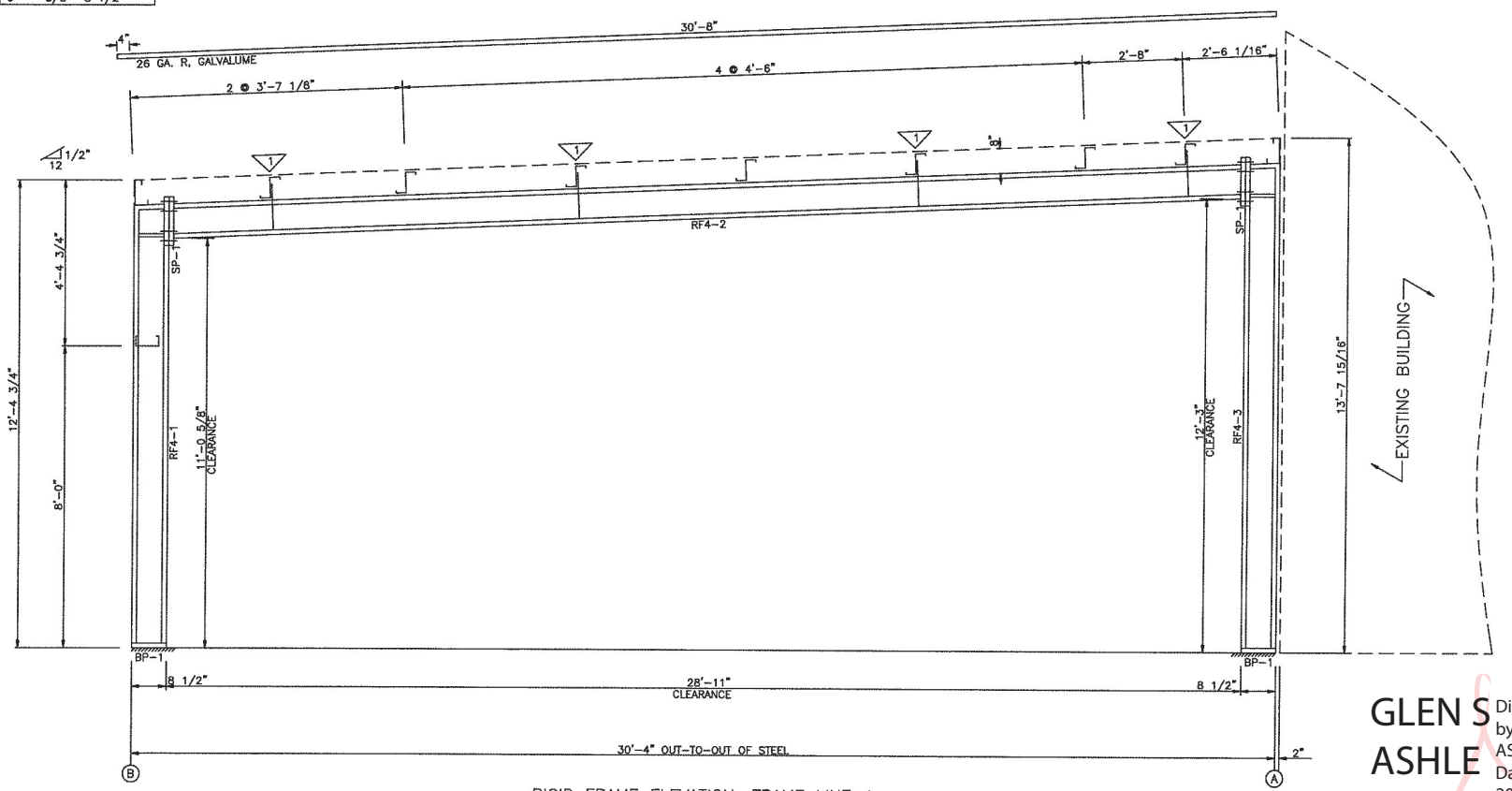
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SPLICE BOLT TABLE						
MARK	QTY TOP	BOT	INT	TYPE	DIA	LENGTH
SP-1	4	4	0	A325	5/8"	2 1/2"

BASE PLATE TABLE			
COL MARK	PLATE SIZE WIDTH	THICK	LENGTH
BP-1	6"	3/8"	8 1/2"

FLANGE BRACE TABLE FRAME LINE 4			
∇ ID	# SIDES	MARK	LENGTH
1	1	FB1	2'-3 3/16"



RIGID FRAME ELEVATION: FRAME LINE 4

MEMBER TABLE					
MARK	WEB DEPTH START/END	WEB PLATE THICK	LENGTH	OUTSIDE FLANGE W x THK x LENGTH	INSIDE FLANGE W x THK x LENGTH
RF4-1	8.0/ 8.0	0.135	10'-8 3/8"	5 x 1/4" x 11'-8 1/8"	5 x 1/4" x 10'-8 3/8"
	8.0/ 8.0	0.188	1'-0 1/8"	5 x 1/4" x 8 1/4"	
RF4-2	8.0/ 8.0	0.135	14'-10"	5 x 1/4" x 20'-0"	5 x 1/4" x 20'-0"
	8.0/ 8.0	0.135	14'-0 5/8"	5 x 1/4" x 8'-10 5/16"	5 x 1/4" x 8'-10 5/16"
RF4-3	8.0/ 8.0	0.188	1'-0 1/2"	5 x 1/4" x 8 1/4"	5 x 1/4" x 11'-10 13/16"
	8.0/ 8.0	0.135	11'-10 13/16"	5 x 1/4" x 12'-11 1/4"	

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:58:47 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: RIGID FRAME CROSS SECTION	SCALE: NONE
[4]	DRAWING NO: PAGE 2.4	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

SBS SUPPLIES CABLES CUT TO THE NEAREST FOOT LONGER THAN THE REQUIRED LENGTH. FOLLOW THESE INSTRUCTIONS FOR CABLE INSTALLATION.

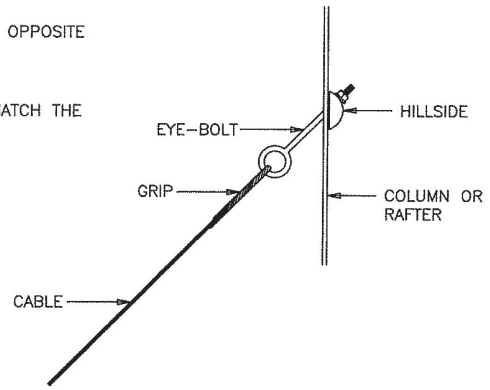
[1] INSTALL ONE END OF THE CABLE FOLLOWING THE INSTRUCTIONS OF THE GRIP MANUFACTURER.

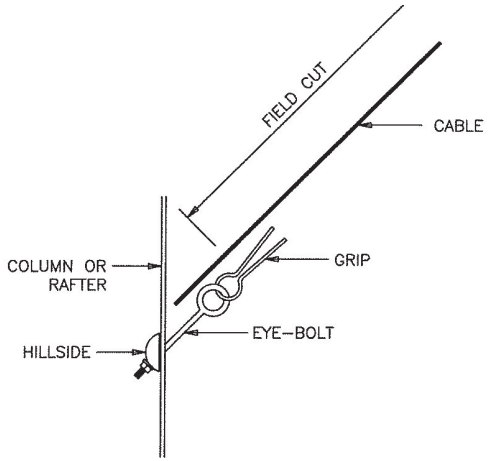
[2] INSTALL THE EYEBOLT AND HILLSIDE AT THE OPPOSITE CABLE END.

[3] HOOK GRIP THROUGH EYEBOLT.

[4] PULL CABLE TIGHT AND MARK LENGTH TO MATCH THE INSTALLATION MARK ON THE GRIP.

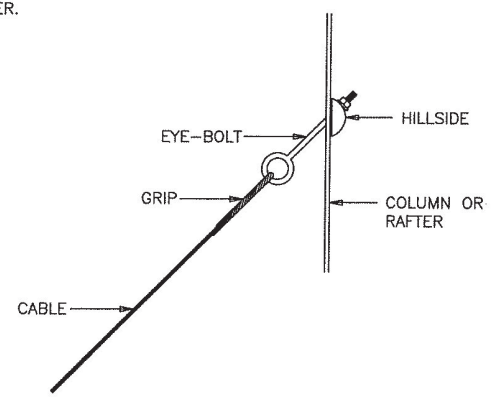
[5] CUT CABLE TO LENGTH.

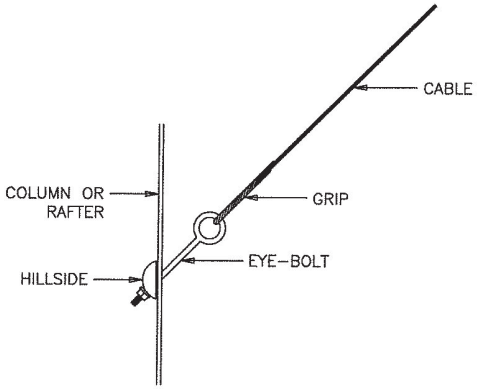




[6] INSTALL CUT END OF THE CABLE FOLLOWING THE INSTRUCTIONS OF THE GRIP MANUFACTURER.

[7] TENSION CABLE AS REQUIRED.





GLEN S ASHLEY

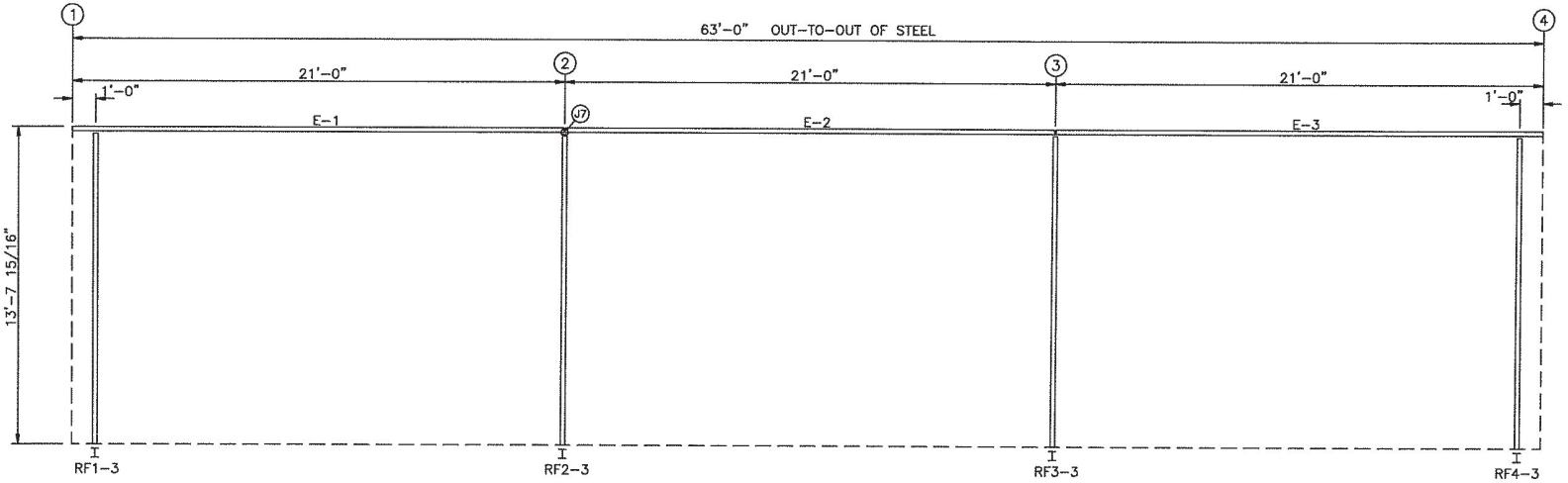
Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:58:31 -05'00'

STEEL BUILDING SYSTEMS INC.

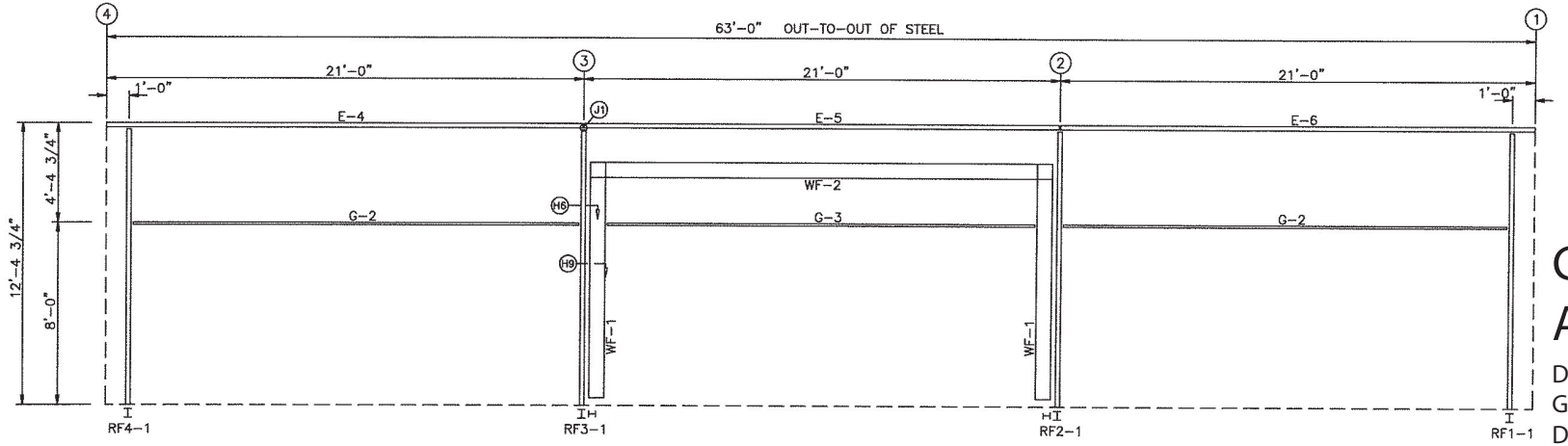
REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23–11–272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: CABLE BRACING DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 2.5	DRAWN BY: MS	CHECKED BY:

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GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



SIDEWALL FRAMING: FRAME LINE A



SIDEWALL FRAMING: FRAME LINE B

BOLT TABLE FRAME LINE A & B				
LOCATION	QUAN	TYPE	DIA	LENGTH
WF-1 – WF-2	8	A325	5/8"	2 1/2"
WF-1 – RF3-1	10	A325	5/8"	2 1/2"
WF-1 – RF2-1	10	A325	5/8"	2 1/2"

MEMBER TABLE FRAME LINE A & B		
MARK	PART	LENGTH
WF-1	B8X11.9	10'-6 3/4"
WF-2	B8X11.9	19'-7 1/2"
E-1	8ES14@.5	20'-11 1/2"
E-2	8ES14@.5	20'-11 1/2"
E-3	8ES14@.5	20'-11 1/2"
E-4	8ES14@.5	20'-11 1/2"
E-5	8ES14@.5	20'-11 1/2"
E-6	8ES14@.5	20'-11 1/2"
G-2	8x25C16	19'-3 1/2"
G-3	8x25C16	19'-7 1/4"

STEEL BUILDING SYSTEMS INC.

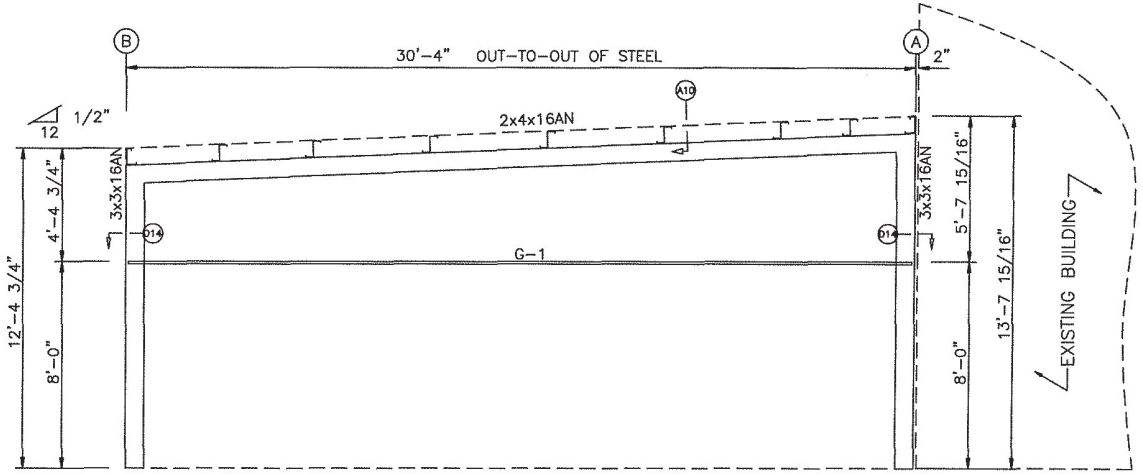
REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: SIDEWALL FRAMING LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 3	DRAWN BY: MS / CHECKED BY:

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GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER

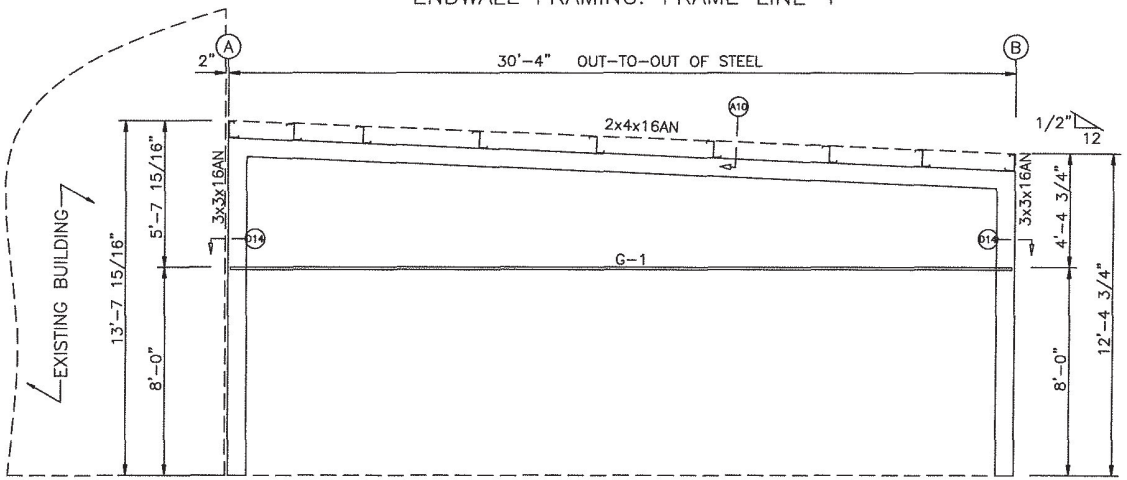
GLEN S ASHLEY

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Date: 2023.11.08 13:58:14 -05'00'



ENDWALL FRAMING: FRAME LINE 1

MEMBER TABLE FRAME LINE 1 & 4		
MARK	PART	LENGTH
G-1	8x25C12	30'-3 1/2"



ENDWALL FRAMING: FRAME LINE 4

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:57:59 -05'00'

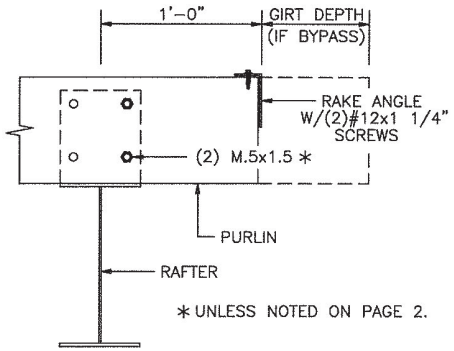
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ENDWALL FRAMING LAYOUT	SCALE: NONE
[4]	DRAWING NO: PAGE 4	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

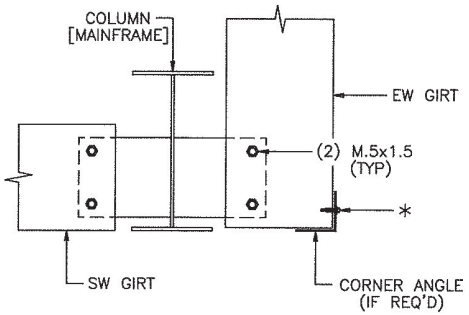
DETAIL A10



* UNLESS NOTED ON PAGE 2.

PURLIN TO ENDWALL RAFTER

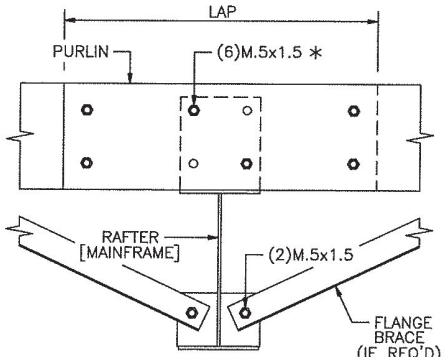
DETAIL D14



*(2)#12x1 1/4" SCREWS

GIRT CONNECTIONS AT EXPANDABLE ENDWALL

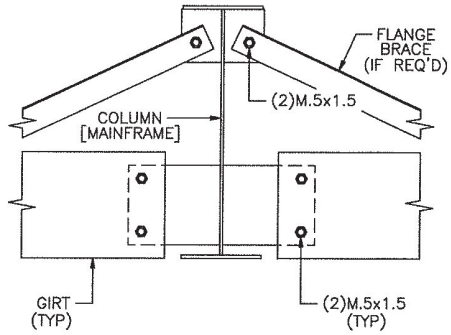
DETAIL G2



* UNLESS NOTED ON PAGE 2.

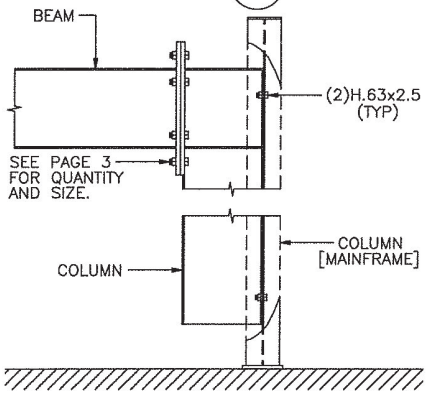
PURLIN TO MAINFRAME RAFTER

DETAIL H6



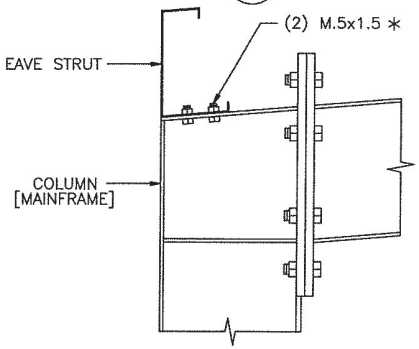
GIRT TO MAINFRAME COLUMN

DETAIL H9



WIND FRAME DETAIL

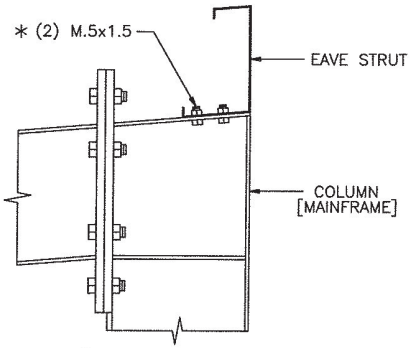
DETAIL J1



* UNLESS NOTED ON PAGE 2.

EAVE STRUT CONNECTION AT MAINFRAME

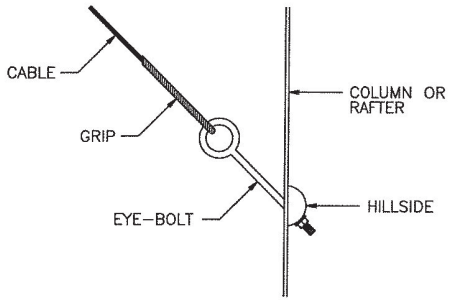
DETAIL J7



* UNLESS NOTED ON PAGE 2.

EAVE STRUT CONNECTION AT MAINFRAME

DETAIL Q2



CABLE INSTALLATION DETAIL

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:57:46 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: FRAMING DETAILS	SCALE: NONE
[4]	DRAWING NO: PAGE 5	DRAWN BY: MS / CHECKED BY:

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GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

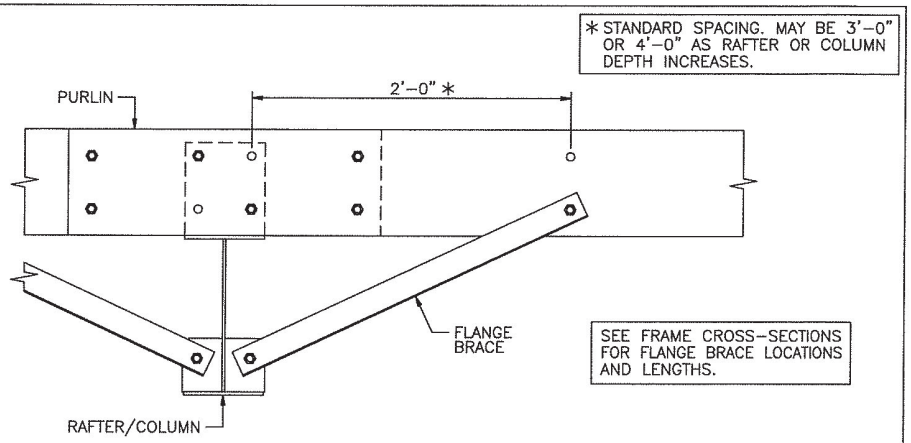
NOTE:

THE PROPER TIGHTENING AND INSPECTION OF ALL FASTENERS IS THE RESPONSIBILTY OF THE ERECTOR. ALL HEAVY STRUCTURAL (A325, A490) BOLTS AND NUTS MUST BE TIGHTENED TO A SNUG–TIGHTENED CONDITION AS SHOWN BELOW. A325 AND A490 BOLTS ARE DESIGNATED BY "SBS" WITH A "H". (ex: H.63x2.0 OR H.75x2.75)

SNUG–TIGHTENED CONDITION:

ALL BOLTED JOINTS WITH A325 TYPE 1 BOLTS ARE SPECIFIED AS SNUG–TIGHTENED JOINTS, UNLESS NOTED OTHERWISE, IN ACCORDANCE WITH THE "SPECIFICATION FOR STRUCTURAL JOINTS USING ASTM A325 OR A490 BOLTS, JUNE 30, 2004." PRETENSIONING METHODS, INCLUDING TURN–OF–NUT AND CALIBRATED WRENCH, ARE NOT REQUIRED UNLESS NOTED OTHERWISE.

THE SNUG–TIGHTENED CONDITION IS DEFINED AS "THE TIGHTNESS THAT IS ATTAINED WITH A FEW IMPACTS OF AN IMPACT WRENCH OR THE FULL EFFORT OF AN IRON–WORKER USING AN ORDINARY SPUD WRENCH TO BRING THE PLIES INTO FIRM CONTACT." FIRM CONTACT IS FURTHER DEFINED AS "THE CONDITION WHEN THE PLANES OF CONTACT BETWEEN TWO PLIES ARE SOLIDLY SEATED AGAINST EACH OTHER, BUT NOT NECESSARILY IN CONTINUOUS CONTACT."



FLANGE BRACE INSTALLATION DETAILS

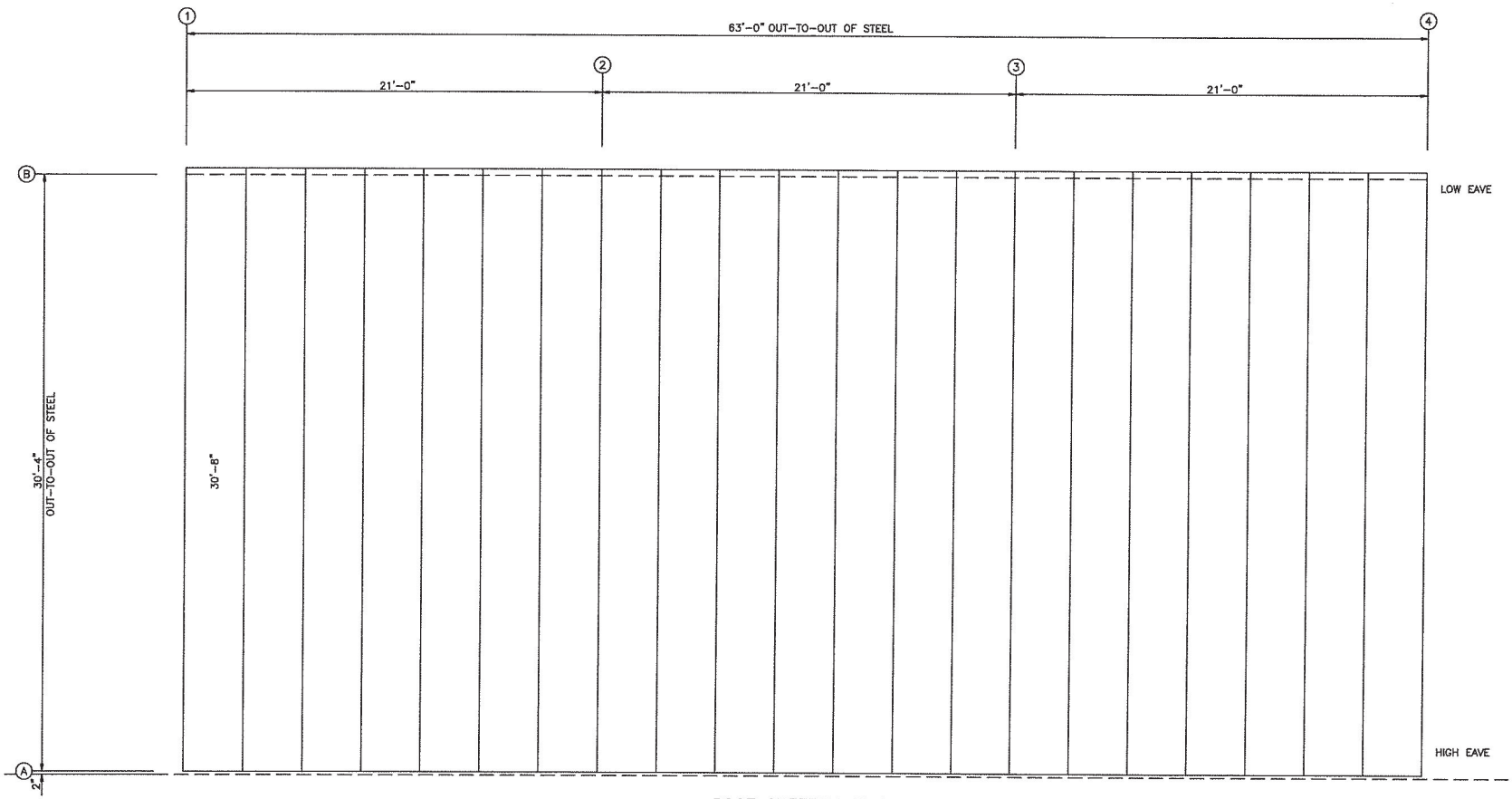
GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:57:33 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23–11–272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: FRAMING DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 5.1	DRAWN BY: MS	CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



ROOF SHEETING PLAN

PANELS: 26 GA. R – GALVALUME

FL#11819.5

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:57:20 -05'00'

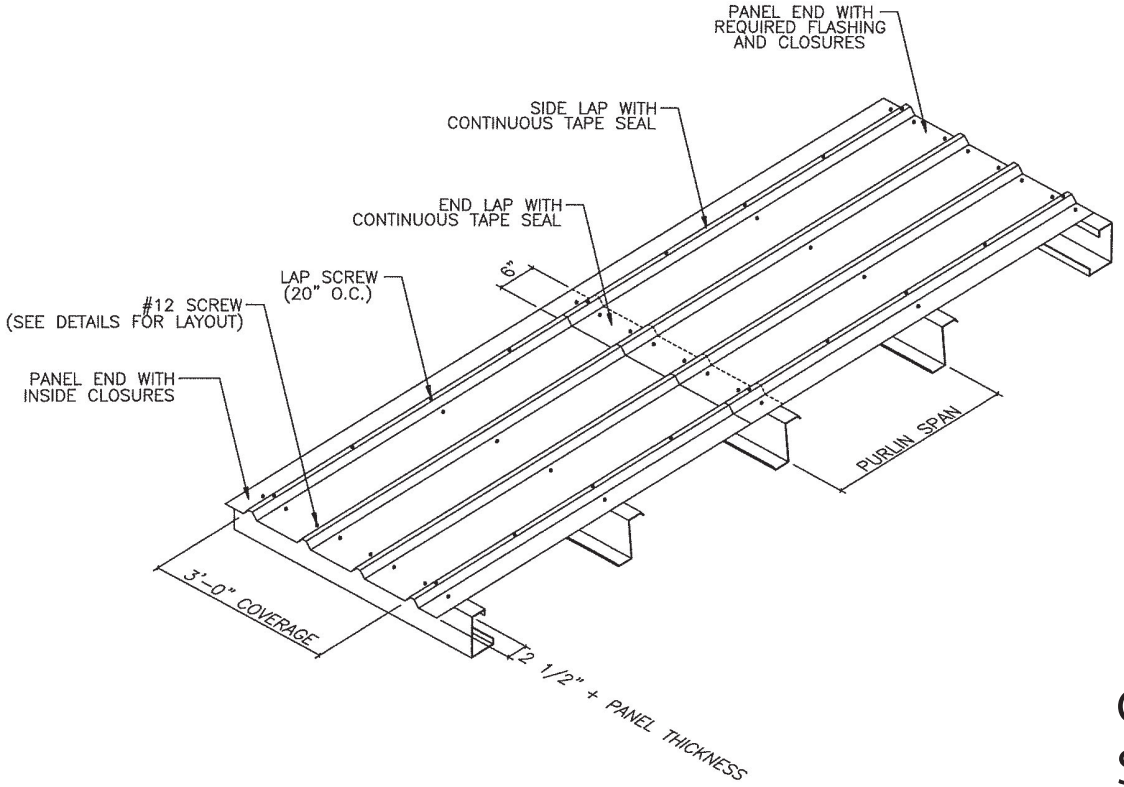
EXISTING BUILDING

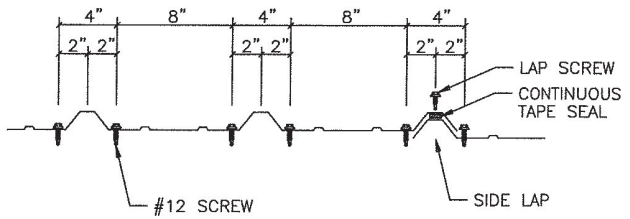
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ROOF PANELS & TRIM	SCALE: NONE
[4]	DRAWING NO: PAGE 6	DRAWN BY: MS / CHECKED BY:

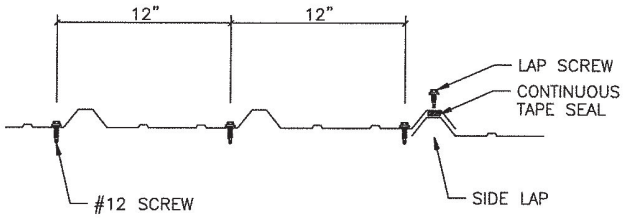
STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER





DETAIL AT PANEL END



DETAIL AT INTERIOR OF PANEL

NOTES:

[1] ALL END LAPS MUST BE A MINIMUM OF 6".

[2] METAL SHAVINGS MUST BE SWEPT FROM THE ROOF EACH DAY DURING ERECTION TO PREVENT SURFACE RUSTING.

[3] TAPE SEAL MUST BE APPLIED WITH NO GAPS OR BREAKS.

[4] #12 SCREWS ARE USED TO ATTACH THE PANEL TO THE PURLINS. #14 LAP SCREWS ARE USED AT THE PANEL-TO-PANEL ATTACHMENTS. ALL FASTENERS ARE SELF-DRILLING.

GLEN S ASHLEY

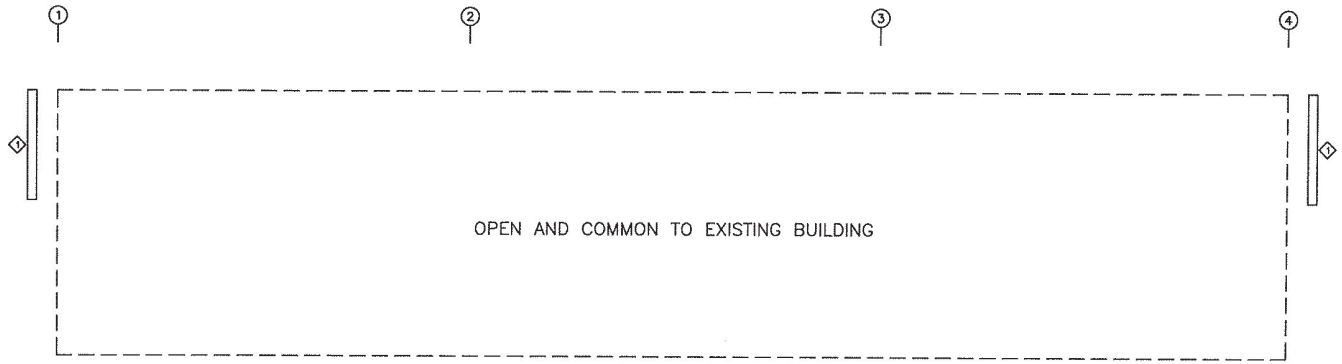
Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:57:07 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ROOF PANEL DETAILS	SCALE: NONE
[4]	DRAWING NO: PAGE 6.1	DRAWN BY: MS / CHECKED BY:

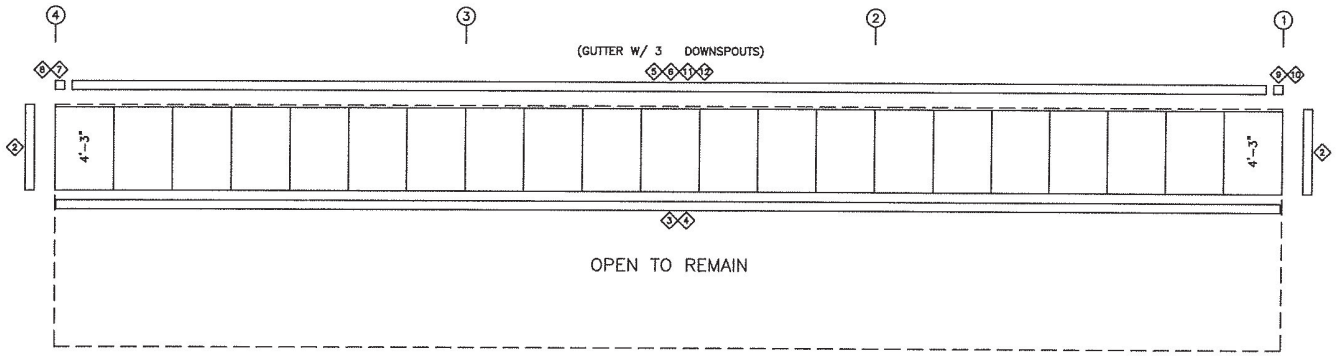
STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



SIDEWALL SHEETING & TRIM: FRAME LINE A

TRIM TABLE FRAME LINE A & B		
◇ID	PART	LENGTH
1	R JAMB	5'-11"
2	O/S CORN	4'-5"
3	R HEAD	20'-3"
4	R HEAD	3'-0"
5	GUTTER	20'-3"
6	GUTTER	3'-0"
7	GUTEND L	
8	CORBOX L	
9	GUTEND R	
10	CORBOX R	
11	PNL CAP	20'-3"
12	PNL CAP	3'-0"



SIDEWALL SHEETING & TRIM: FRAME LINE B

PANELS: 26 GA. R – LIGHT STONE

FL#11917.5

GLEN S ASHLEY

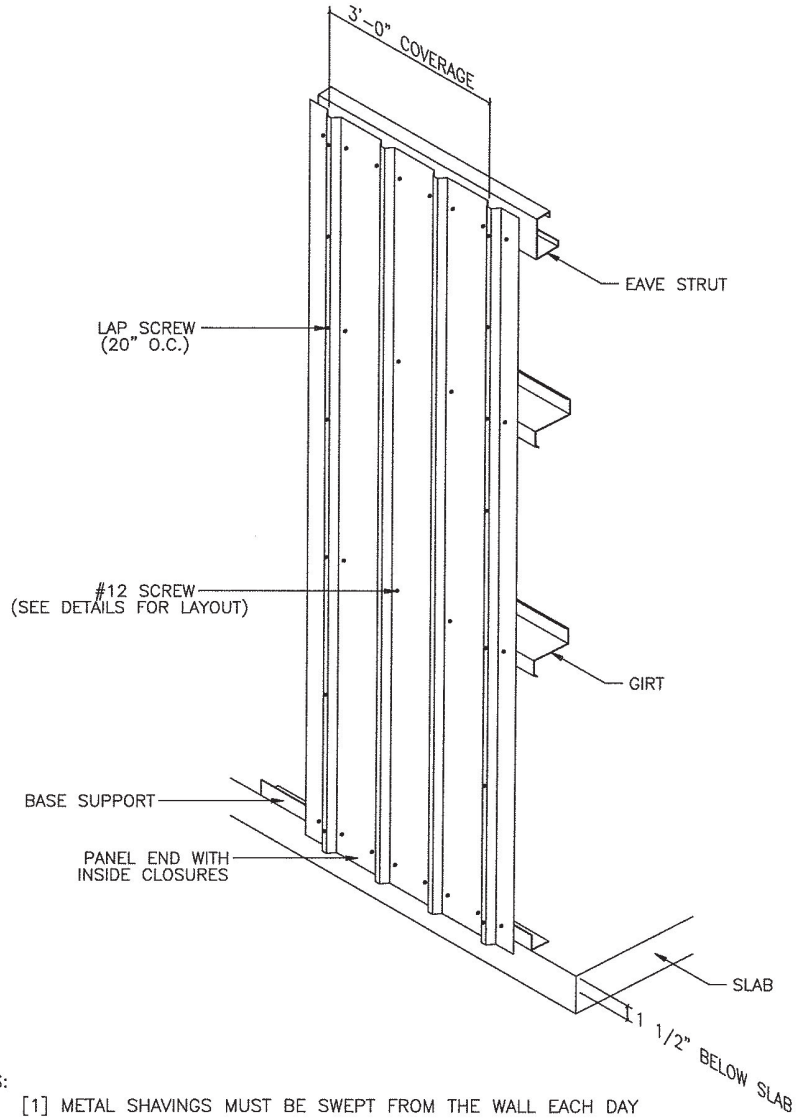
Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:56:50 -05'00'

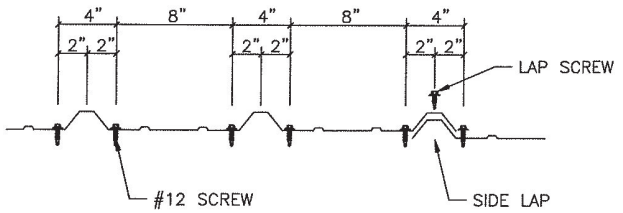
STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: SIDEWALL PANELS & TRIM	SCALE: NONE
[4]	DRAWING NO: PAGE 7	DRAWN BY: MS / CHECKED BY:

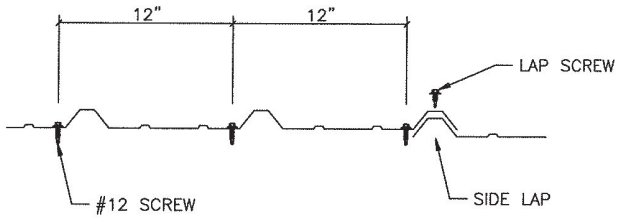
STRUCTURAL STAMP

GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER





DETAIL AT PANEL END
DETAIL AT HEADER/SILL
DETAIL AT PARTIAL WALL



DETAIL AT INTERIOR OF PANEL

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:56:35 -05'00'

NOTES:

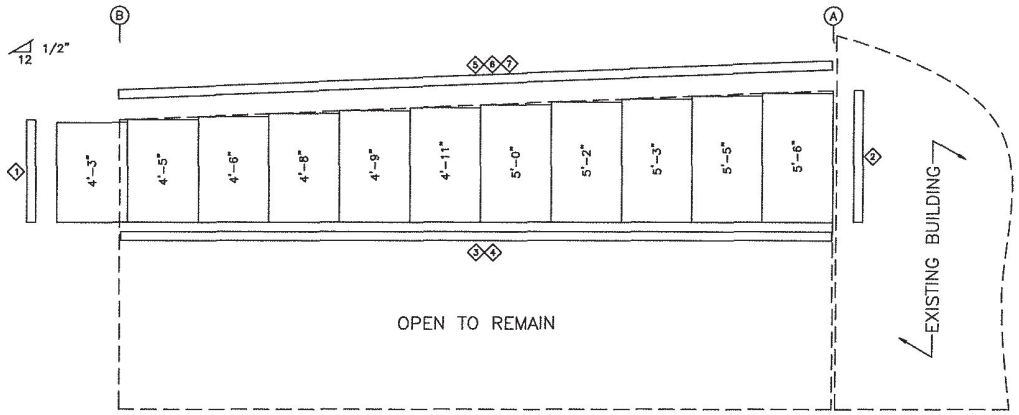
[1] METAL SHAVINGS MUST BE SWEPT FROM THE WALL EACH DAY DURING ERECTION TO PREVENT SURFACE RUSTING.

[2] #12 SCREWS ARE USED TO ATTACH THE PANEL TO THE GIRTS. #14 LAP SCREWS ARE USED AT THE PANEL-TO-PANEL ATTACHMENTS. ALL FASTENERS ARE SELF-DRILLING.

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: SIDEWALL PANEL DETAILS	SCALE: NONE
[4]	DRAWING NO: PAGE 7.1	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

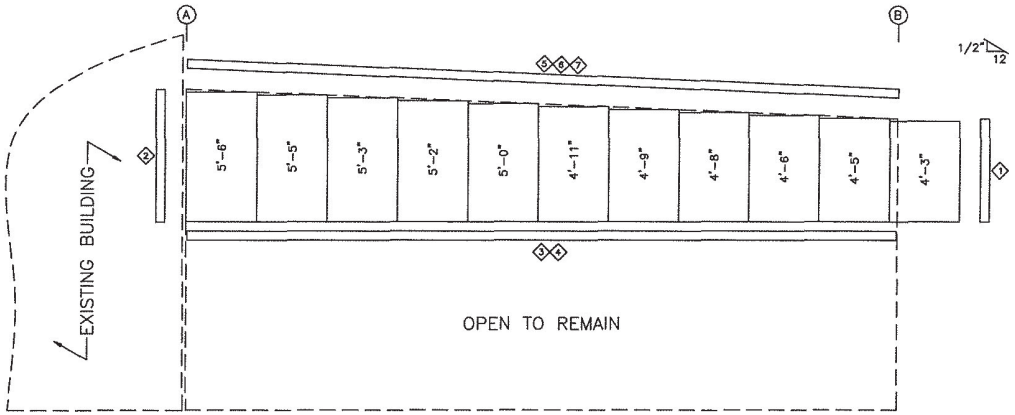


ENDWALL SHEETING & TRIM: FRAME LINE 1

PANELS: 26 GA. R – LIGHT STONE

FL#11917.5

TRIM TABLE FRAME LINE 1 & 4		
◇ID	PART	LENGTH
1	O/S CORN	4'-5"
2	R JAMB	5'-11"
3	R HEAD	20'-3"
4	R HEAD	10'-4"
5	RAKE TRM	20'-3"
6	RAKE TRM	10'-5"
7	RAKE BOX	



ENDWALL SHEETING & TRIM: FRAME LINE 4

PANELS: 26 GA. R – LIGHT STONE

FL#11917.5

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY

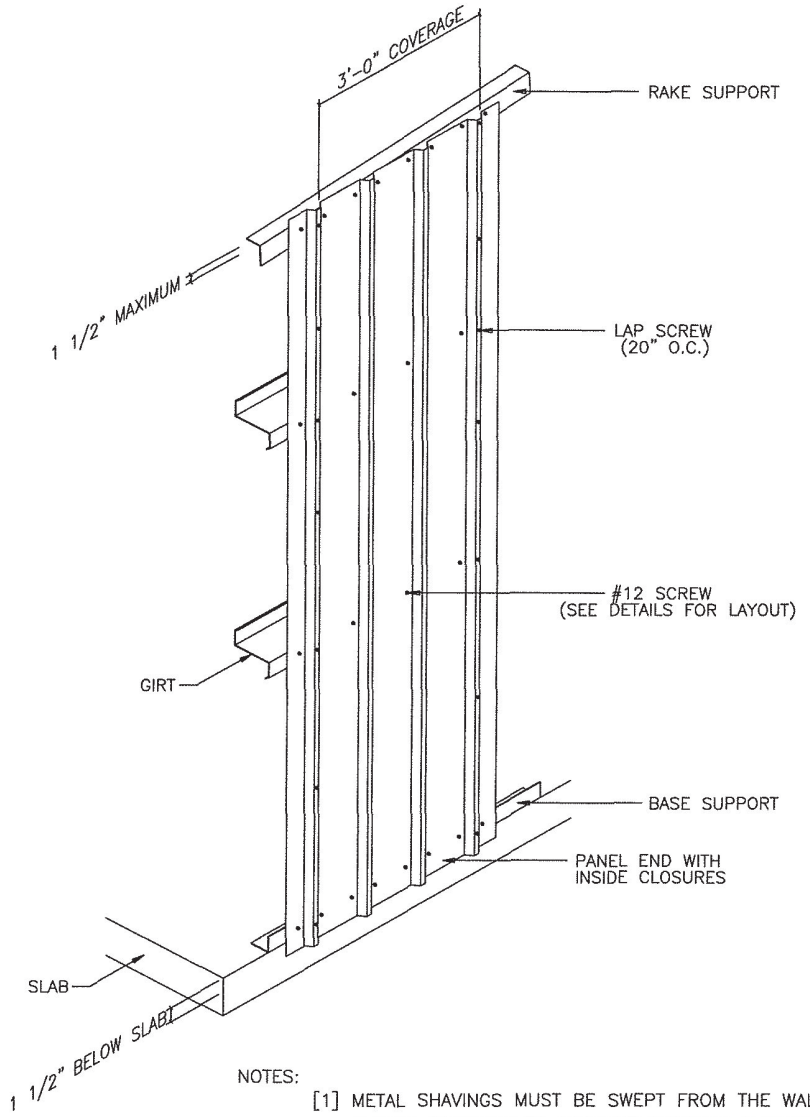
Date: 2023.11.08 13:56:18 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE	
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23
[2]	LOCATION: FORT PIERCE, FLORIDA	
[3]	DRAWING NAME: ENDWALL PANELS & TRIM	SCALE: NONE
[4]	DRAWING NO: PAGE 8	DRAWN BY: MS / CHECKED BY:

STRUCTURAL STAMP

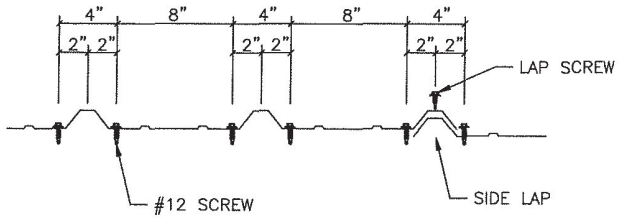
GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER



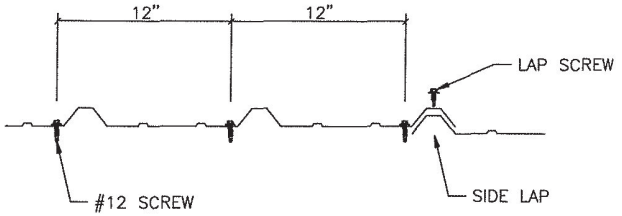
NOTES:

[1] METAL SHAVINGS MUST BE SWEPT FROM THE WALL EACH DAY DURING ERECTION TO PREVENT SURFACE RUSTING.

[2] #12 SCREWS ARE USED TO ATTACH THE PANEL TO THE GIRTS. #14 LAP SCREWS ARE USED AT THE PANEL–TO–PANEL ATTACHMENTS. ALL FASTENERS ARE SELF–DRILLING.



DETAIL AT PANEL END
DETAIL AT HEADER/SILL
DETAIL AT PARTIAL WALL



DETAIL AT INTERIOR OF PANEL

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:56:06 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23–11–272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: ENDWALL PANEL DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 8.1	DRAWN BY: MS	CHECKED BY:

STRUCTURAL STAMP
GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

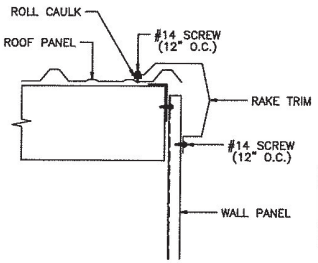
TRIM NOTES:

[1] SEAL TRIM SPLICES WITH TUBE CAULK.

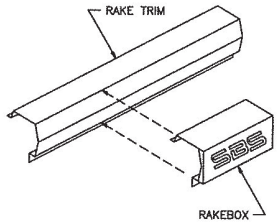
[2] SECURE GUTTER SPLICES AND END PLUGS WITH RIVETS.

[3] SECURE ALL OTHER ROOF TRIM SPLICES WITH TRIM SCREWS UNLESS NOTED OTHERWISE.

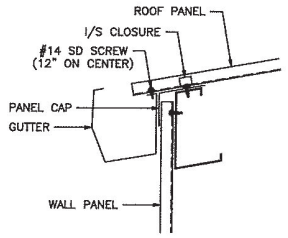
[4] TRIM SCREWS ARE LOCATED 12" ON CENTER UNLESS NOTED OTHERWISE.



RAKE TRIM DETAIL

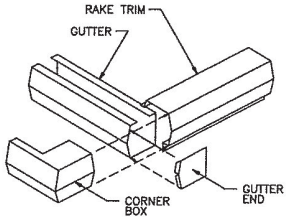


RAKEBOX DETAIL

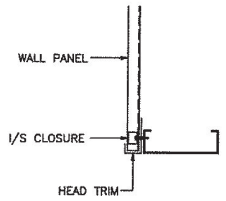


NOTE: INSTALL GUTTER STRAPS 3'0" ON CENTER.

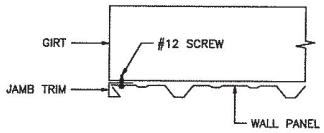
GUTTER DETAIL



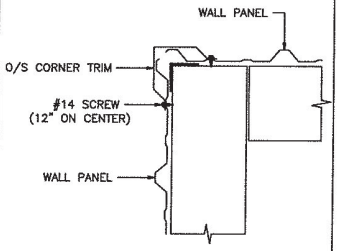
GUTTER END DETAIL



HEAD TRIM DETAIL AT HEADER



JAMB TRIM DETAIL AT GIRT



O/S CORNER DETAIL

GLEN S ASHLEY

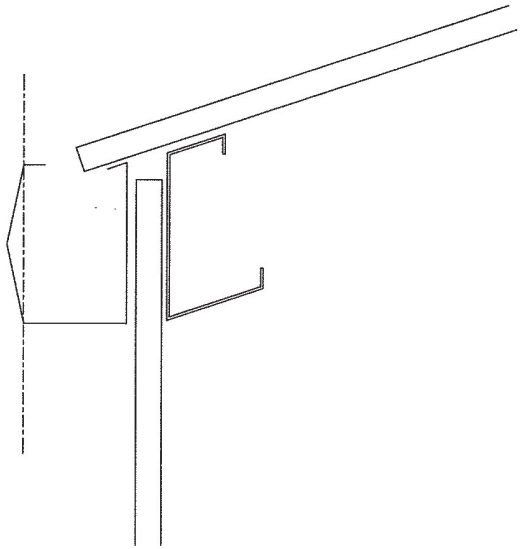
Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:55:50 -05'00'

STEEL BUILDING SYSTEMS INC.

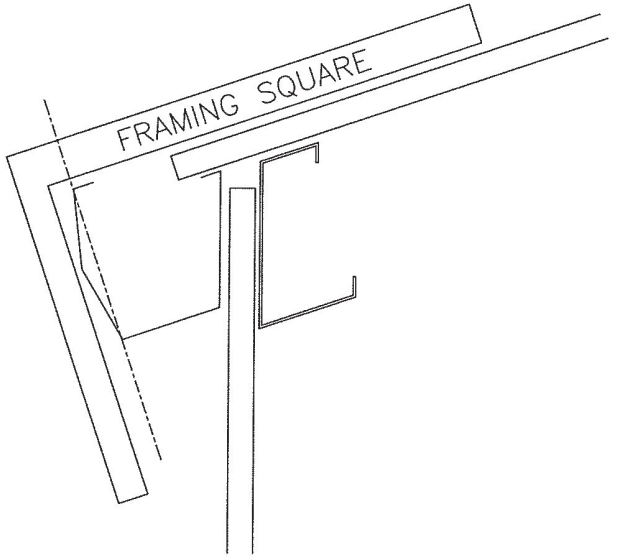
REVISIONS			
	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: TRIM DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 9	DRAWN BY: MS	CHECKED BY:

STRUCTURAL STAMP

GLEN STUART ASHLEY
LICENSE
No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER



DO NOT INSTALL GUTTER WITH OUTSIDE FACE PERPENDICULAR TO THE GROUND.



INSTALL GUTTER WITH OUTSIDE FACE PERPENDICULAR TO THE ROOF.

GUTTER INSTALLATION DETAIL

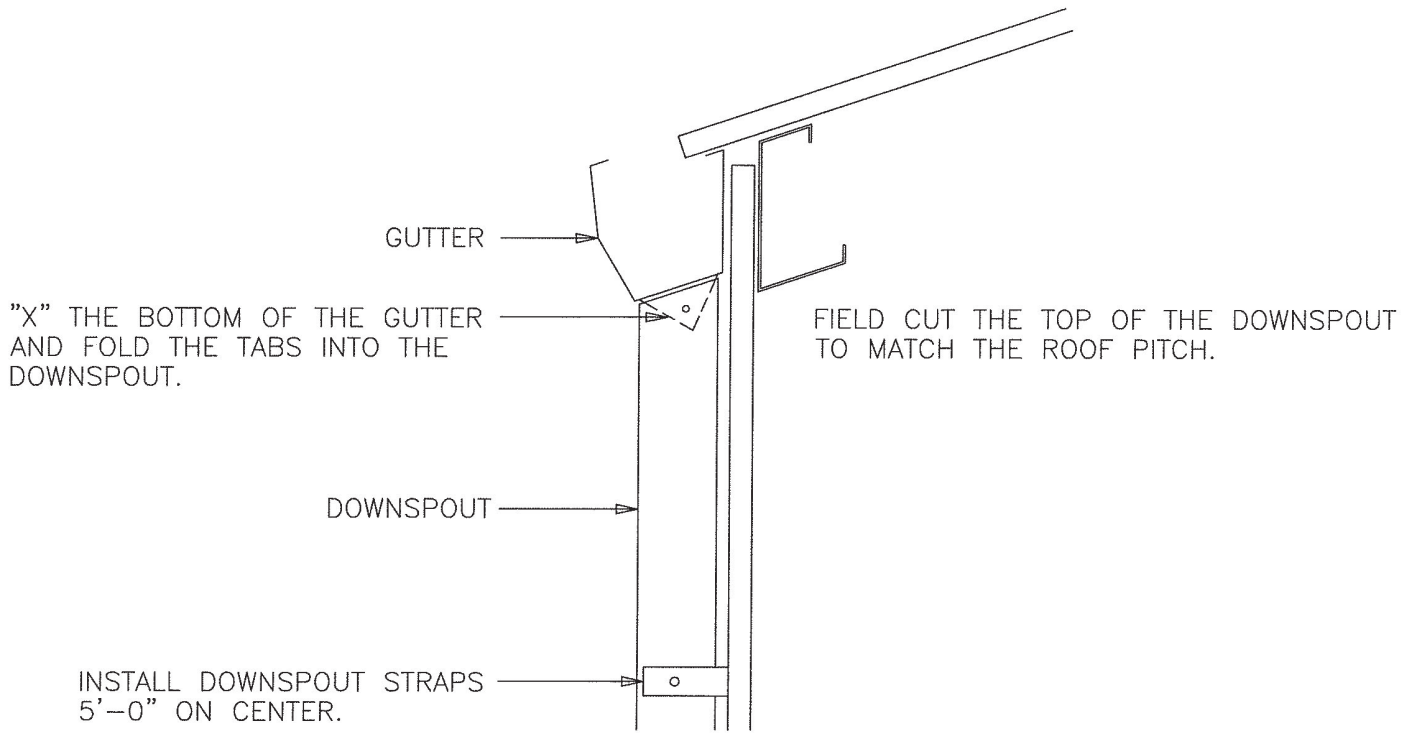
GLEN S ASHLEY Digitally signed by GLEN S ASHLEY Date: 2023.11.08 13:55:33 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: GUTTER INSTALL DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 9.1	DRAWN BY: MS	CHECKED BY:

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GLEN STUART ASHLEY LICENSE No. 62216 STATE OF FLORIDA PROFESSIONAL ENGINEER



DOWNSPOUT INSTALLATION DETAIL

GLEN S ASHLEY

Digitally signed by GLEN S ASHLEY
Date: 2023.11.08 13:54:55 -05'00'

STEEL BUILDING SYSTEMS INC.

REVISIONS	CUSTOMER: FT. PIERCE POLICE ATHLETIC LEAGUE		
[1]	JOB NO: 23-11-272	DATE: 11/ 7/23	
[2]	LOCATION: FORT PIERCE, FLORIDA		
[3]	DRAWING NAME: DOWNSPOUT INSTALL DETAILS		SCALE: NONE
[4]	DRAWING NO: PAGE 9.2	DRAWN BY: MS	CHECKED BY:

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No. 62216
STATE OF FLORIDA
PROFESSIONAL ENGINEER

STEEL BUILDING SYSTEMS
COLOR CHART

SIGNATURE® 200
STANDARD COLORS
26- AND 24-GAUGE MATERIAL

Siliconized Polyester
Polar White is a Straight Polyester.
* Also available in 29-gauge
** Minimum quantities and/or extended lead times required for 24-gauge. Please inquire.

HAWAIIAN BLUE** ★ SR .31 SRI 31	CRIMSON RED** ★ SR .32 SRI 33	FERN GREEN** ★ SR .29 SRI 29	BURNISHED SLATE** ★ SR .34 SRI 36
ASH GRAY ★ SR .45 SRI 50	SADDLE TAN ★ SR .47 SRI 53	DESERT SAND ★ SR .42 SRI 47	KOKO BROWN ★ SR .35 SRI 37
CHARCOAL GRAY** ★ SR .38 SRI 41	COBALT BLUE** ★ SR .26 SRI 24	RUSTIC RED ★ SR .37 SRI 39	LIGHT STONE ★ SR .56 SRI 66
POLAR WHITE* ★ SR .58 SRI 68	SOLAR WHITE** ★ SR .71 SRI 86		

SIGNATURE® 300
STANDARD COLORS
26-GAUGE MATERIAL
PBR, PBU, AVP, PBC, PBD
PANELS ONLY

* Also available in 24-gauge
** Minimum quantities and/or extended lead times required for 24-gauge. Please inquire.
† Minimum quantities and/or extended lead times required for all gauges. Please inquire.

MEDIUM BRONZE* ★ SR .29 SRI 28	SNOW WHITE* ★ SR .65 SRI 78	SLATE GRAY** ★ SR .37 SRI 39	ALMOND* ★ SR .63 SRI 75
CLASSIC GREEN** ★ SR .27 SRI 26	BROWNSTONE* ★ SR .47 SRI 53	BRITE RED † ★ SR .49 SRI 55	HARBOR BLUE** ★ SR .28 SRI 27
BONE WHITE** ★ SR .70 SRI 85			

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@steelbuildingsystems · facebook.com/sbsadelga · sbsga.com

DIFRANCESCO CONSTRUCTION INC

Michael DiFrancesco
President
License # CBC1265203

8840 Lonesome Pine Trail
Ft Pierce Fla 34945

Home 772-465-8231
Cell 201-7797
Fax 465-7873

Estimate

November 17, 2023
RE: Ft Pierce Police Athletic League
2203 Orange Avenue
Ft Pierce Fla 34950

DiFrancesco Construction Proposes to build a 1928 Sq Ft shade structure. Said Structure will be built according to Owner supplied plans. All work to be permitted through the City of Ft Pierce.

Total Labor and Materials $65,000

Michael DiFrancesco
DiFrancesco Construction Inc

Fort Pierce Police Athletic League

7 items

Sort application by: Account

Account	Product	Balance	Closed/ Zero Balance	Maturity	Status	Remarks	Enrolled in Package	
Deposit		**68,791.21**						
800125956	Business Ce...	15,849.58			Open		No	No
4137163171	Business Ch...	52,941.63			Open		Yes	No
6014790172	Seacoast Bu...	0.00	11/09/2023		Closed at ...		Yes	No
Cardbase		**0.00**						
480278XXXXXX450	Business Vis...						No	No
480278XXXXXX652	Business Vis...						No	No
480278XXXXXX230	Business Vis...						No	No
Miscellaneous		**0.00**						
905754	Business Int...	0.00			Open		Yes	No


POLICE

From: Keith W Pearson
To: Miriam Garcia
Subject: Re: 2203 Orange Ave - Progress Update
Date: Tuesday, September 17, 2024 11:22:37 AM
Attachments: image001.png
image002.png
image003.png
image004.png
image005.png

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180 please
Sent from my iPhone

On Sep 17, 2024, at 11:19 AM, Miriam Garcia <mgarcia@cityoffortpierce.com> wrote:

CAUTION: This email originated from **OUTSIDE** of St. Lucie County Sheriff's Office.
DO NOT click any links or open attachments unless you recognize the sender **AND** know the content is safe.

Good morning, Sheriff,
How many days should I request for your extension to obtain the Building Permit, do you want me to request a 90-day extension or 180-day extension? Once you have obtained the permits, you have 12 months to complete the project.

Kindest regards,

<image001.png>

Miriam Garcia, FRA-RP
Redevelopment Specialist
City Manager's Office • City of Fort Pierce
100 N U.S. 1 Fort Pierce, FL 34950
Office: 772-467-3786
mgarcia@cityoffortpierce.com
<image002.png>

<image003.png>

<image004.png>

<image005.png>

From: Keith W Pearson <KPearson@stluciesheriff.com>
Sent: Friday, September 13, 2024 5:53 PM
To: Miriam Garcia <mgarcia@cityoffortpierce.com>
Cc: stluciepal <stluciepal@gmail.com>
Subject: Re: 2203 Orange Ave - Progress Update

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Good afternoon, we are requesting an extension for the FPRA Commercial Grant. We faced a few construction set backs but were able to work out a solution. We have spoken with Anthony Jetmore with the Ft Pierce Building Department and we are confident using the new vendor that this project will be completed by the end of this year. Thank you again for all your support in keeping Ft Pierce beautiful!
Sheriff Keith Pearson

> On Sep 12, 2024, at 10:28 AM, Miriam Garcia <mgarcia@cityoffortpierce.com> wrote:
>
> **CAUTION:** This email originated from **OUTSIDE** of St. Lucie County Sheriff's Office.
> **DO NOT** click any links or open attachments unless you recognize the sender **AND** know the content is safe.
>
> Good morning,
>
> I hope this message finds you well. I am writing to inquire about the status of the building permit for the St. Lucie Sheriff's PAL shade structure. According to the terms of our commercial façade agreement, the permit must be obtained by today, September 12, 2024, to stay within the project's timelines.
>
> Could you kindly provide an update on the progress of the permit application? Timely information will help ensure that we meet the required deadlines and keep the project on track.

If an extension is necessary for the building permit application, please submit a letter addressed to the FPRA Board, which can be presented at the October meeting.

Thank you for your attention to this matter. I look forward to receiving a progress update as soon as possible.

Kindest regards,

<image001.png>

Miriam Garcia, FRA-RP
Redevelopment Specialist
City Manager's Office • City of Fort Pierce
100 N U.S. 1 Fort Pierce, FL 34950
Office: 772-467-3786
mgarcia@cityoffortpierce.com
<image002.png>

<image003.png>

<image004.png>

<image005.png>

From: Miriam Garcia
Sent: Wednesday, September 11, 2024 11:47 AM
To: Keith Pearson <PearsonK@stluciesheriff.com>; St Lucie Sheriffs PAL <stluciepal@gmail.com>; Keith W Pearson <KPearson@stluciesheriff.com>
Subject: RE: 2203 Orange Ave - Progress Update
Importance: High

Good morning,

I am following up on this previous email.

I am writing to inquire about the status of the building permit for the St Lucie Sheriff's PAL shade structure. As outlined in our commercial façade agreement, you must receive the building permit by September 12, 2024, to meet the project timelines.

Could you please provide an update on the progress of the permit application? Receiving this information promptly will ensure that we remain on track to complete the project within the required timeline.

Please provide a response by the end of business day on September 12, 2024.

Kindest regards,



Miriam Garcia, FRA-RP
Redevelopment Specialist
City Manager's Office • City of Fort Pierce
100 N U.S. 1 Fort Pierce, FL 34950
Office: 772-467-3786
mgarcia@cityoffortpierce.com








From: Miriam Garcia
Sent: Friday, August 30, 2024 10:43 AM
To: Keith Pearson <PearsonK@stluciesheriff.com>; St Lucie Sheriffs PAL <stluciepal@gmail.com>; Keith W Pearson <KPearson@stluciesheriff.com>
Subject: 2203 Orange Ave - Progress Update

Good morning, Sheriff Pearson,

I am writing to inquire about the current status of the building permit for the St Lucie Sheriff's PAL shade structure. As outlined in our commercial façade agreement, you must receive the building permit by September 12, 2024, to meet the project timelines.

Could you please provide an update on the progress of the permit application? Receiving this information promptly will ensure that we

remain on track to complete the project within the required timeline.

Thank you for your attention to this matter. I look forward to your response.

Kindest regards,



Miriam Garcia, FRA-RP
Redevelopment Specialist
City Manager's Office • City of Fort Pierce
100 N U.S. 1 Fort Pierce, FL 34950
Office: 772-467-3786
mgarcia@cityoffortpierce.com








Please note: Florida has a very broad Public Records Law. Most written communications to or from the St. Lucie County Sheriff's Office are public records available to anyone upon request. Your e-mail, including your e-mail address, may therefore, be subject to public disclosure.

Please note: Florida has a very broad Public Records Law. Most written communications to or from the St. Lucie County Sheriff's Office are public records available to anyone upon request. Your e-mail, including your e-mail address, may therefore, be subject to public disclosure.

FPRA Regular Meeting - 5:05 p.m. **7. e.**

Meeting Date: November 12, 2024

Re: Approval to award RFQ No. 2024-040 Manufactured/Modular Home Installer/Contractor

Submitted For: Shyanne Harnage, CRA Administrator, City Manager

---

SUBJECT:

Approval to award RFQ No. 2024-040 Manufactured/Modular Home Installer/Contractor to the highest qualified respondent, Journey C&D Group, Inc.

SUMMARY:

The FPRA is embarking on an innovative project by using the inventory of FPRA owned vacant surplus lots to build modular/manufactured homes for sale, aiming to enhance housing diversity and foster infill development. The FPRA is seeking a contractor who can handle site preparation, delivery, installation, site improvements such as landscaping and driveway construction and all other facets of delivering a fully finished product, primed and ready for the market.
To achieve this goal, a Request for Qualifications (RFQ) was issued for qualified contractors to provide manufactured/modular home installer/contractor services. Only one respondent, Journey C&D Group, Inc., submitted a statement of qualifications for RFQ No. 2024-040.

This is just phase 1 for the qualification of the contractor. There is no fiscal impact at this time. Any future project agreement will be presented separately for approval.

RECOMMENDATION:

Award RFQ No. 2024-040 to Journey C&D Group Inc.

ALTERNATIVES:

Reject or revise as directed by the FPRA.

RESPONSIBLE STAFF:

Miriam Garcia, Redevelopment Specialist

COORDINATED WITH:

Shyanne Harnage, CRA Administrator
Purchasing Department

Fiscal Impact

Budgeted Y/N:	N
Fiscal Year:	2024
Account:	N/A
Amount:	N/A

OTHER INFORMATION:

No fiscal impact at this time. The project will be presented separately for approval.

Attachments

RFQ 2024-040 Proposal Document
Bid Tabulation Memo
Evaluation Matrix
Presentation

DELIVER TO: **City of Fort Pierce, Purchasing Division** **Room 101** **100 North U.S. #1** **Fort Pierce, FL 34950** **MAIL TO:** **City of Fort Pierce Purchasing Division,** **Room 101** **P.O. Box 1480** **Fort Pierce, FL 34954-1480**	**REQUEST FOR QUALIFICATIONS and PROPOSER ACKNOWLEDGMENT**
Bid Writer: Latonya Hubbard, 772-467- 3102	**RFQ No: 2024-040**
Pre-Qualification Conference Time & Date: **N/A**	**RFQ Title: MANUFACTURED / MODULAR HOME INSTALLER / CONTRACTOR**
Pre-Qualification Conference Location: **N/A**	**RFQ Opening Location:** **City of Ft. Pierce Purchasing Division** **Room 101** **100 North U.S. #1, 1st Floor** **Ft. Pierce, Florida 34950**
RFQ Due Date & Time: **3:00PM, MONDAY, JULY 22, 2024**	**If you need any reasonable accommodation for any type of disability in order to participate in this procurement, please contact this department as soon as possible.**
Proposer Name: ---------- **Mailing Address:** ---------- ---------- ----------	***I hereby certify that this bid is made without prior understanding, agreement, or connection with any corporation, firm, or person submitting a bid for the same materials, supplies or equipment, and is in all respects fair and without collusion or fraud. I agree to abide by all conditions of this bid and certify that I am authorized to sign this bid for the bidder.*** **X_____** **Authorized Signature (Manual)**
City, State, Zip Code:	**Typed or Printed Name:**
Type of Entity (Select one): **Corporation _____** **Partnership _____** **Proprietorship _____**	**Title:**
Incorporated in the State of: Year:	**Delivery in _____days, ARO**
Phone Number:	**Payment Terms: Net 30 Days**
Fax Number:	**FEIN or SS Number:**
E-Mail Address:	**Local Business: ___Y ___N MWBE: ___Y ___N**
Bid Security is attached, when required, in the amount of $ _____ **F.O.B. DESTINATION**	**If returning as a "No Bid" state reason:**
THIS PAGE MUST BE COMPLETED AND RETURNED WITH YOUR BID	

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SECTION I

GENERAL CONDITIONS, INSTRUCTIONS AND INFORMATION FOR PROPOSERS

1. GENERAL INFORMATION

These documents constitute the complete set of specification requirements and bid forms. All bid sheets and attachments must be executed and submitted in a sealed envelope. **DO NOT INCLUDE MORE THAN ONE BID PER ENVELOPE (CLEARLY MARK BID AS "ORIGINAL" AND REQUESTED NUMBER OF COPIES AS "COPY" ON EACH SET ENCLOSED).** The face to the envelope shall contain Bidder's name, return address, the date and time of bid opening, the bid number and title. Bids not submitted on the enclosed Bid Form shall be rejected. By submitting a bid, the Bidder agrees to be subject to all terms and conditions specified herein. No exceptions to the terms and conditions shall be allowed. Bidders shall submit two (2) complete sets (one [1] original and one [1] electronic copy (PDF) on a Flash Drive) of their bid complete with all supporting documentation. SUBMITTAL OF A BID IN RESPONSE TO THIS INVITATION TO BID CONSTITUTES AN OFFER BY THE BIDDER. Bids, which do not comply with the requirements, may be rejected at the option of the City.

2. DELAYS

The City, at its sole discretion, may delay the scheduled due dates indicated above if it is to the advantage of the City to do so. The City will notify proposers of all changes in scheduled due dates by written addendum.

3. EXECUTION OF PROPOSAL

Proposal must contain a manual signature, in ink, of an authorized representative who has the legal ability to bind the Proposer in contractual obligations in the space provided on Page 1 of Proposal/Proposal Acknowledgment and on the Proposal Response Form. FAILURE TO PROPERLY SIGN THE PROPOSAL SHALL INVALIDATE SAME, AND IT SHALL NOT BE CONSIDERED FOR AN AWARD. Proposals must be typed or legibly printed in ink. All corrections made by the Proposer to any part of the proposal document must be initialed in ink. The original proposal conditions and specifications cannot be changed or altered in any way. Altered proposals will not be considered. Clarification of proposals submitted shall be in letter form, signed by proposers, and attached to the proposal.

4. NO BID

If not submitting a proposal, respond by returning only the Proposer acknowledgment form, marking it "No Bid," and give the reason in the space provided.

5. PROPOSAL OPENING

Shall be public, at the address, date, and time specified on the proposer Acknowledgment form. The proposal time must be and shall be scrupulously observed. Under no circumstances shall proposals be delivered after the time specified to be considered; such proposals will be returned unopened. The City will not be responsible for late deliveries or delayed mail. The time/date stamp clock located in the Purchasing Department shall serve as the official authority to determine the lateness of any proposal. It is the

Proposer's sole responsibility to assure that his/her proposal is complete and delivered at the proper time and place of the proposal opening. Proposals, that for any reason are not so delivered, will not be considered. Offers by facsimile, telegram, or telephone are not acceptable. A proposal may NOT be altered by the Proposer after the opening of the proposals. Proposal tabulations will be furnished on the web sites: https://www.cityoffortpierce.com and https://www.demandstar.com

6. TAXES

The City is exempt from Federal Excise and State Sales Taxes on direct purchases of tangible personal property. The City exemption number is on the face of the Purchase Order. If requested, the Purchasing Director will provide an exemption certificate to the awarded Proposer. Vendors or contractors doing business with the City shall not be exempt from paying sales tax to their suppliers for materials to fulfill contractual obligations with the City Tax Exemption Number in securing such materials. This exemption does not apply to purchases of tangible personal property in the performance of contracts for the City.

7. DISCOUNTS

Cash discounts for prompt payment shall not be considered in determining the lowest net cost for bid evaluation purposes.

8. MISTAKES

a. Proposers are expected to examine the specifications, delivery schedule, bid prices, extensions and all instructions pertaining to supplies and services. **FAILURE TO DO SO WILL BE AT PROPOSER'S BIDDER'S RISK.** In the event of extension error(s), the unit price will prevail and the Proposer's total offer will be corrected accordingly.

b. Written amounts shall take precedence over numerical amounts. In the event of addition error(s), the unit price and extension thereof will prevail and the Proposer's total offer will be corrected accordingly. Proposals having erasures or corrections must be initialed in ink by the Proposer.

9. INVOICING AND PAYMENT

Payment for any and all invoice(s) that may arise as a result of a contract or purchase order issued pursuant to this proposal specification shall minimally meet the following conditions to be considered as a valid payment request:

a. A timely submission of a properly certified invoice(s), in strict accordance with the price(s) and delivery elements as stipulated in the contract or purchase order document, and to be submitted to the Finance Department at the address as stipulated on the Purchase Order.

b. All invoices submitted shall consist of an original clearly reference the subject contract or purchase order number; provide a sufficient salient description to identify goods or service for which payment is requested; contain date of delivery; bid number, original or legible copy of signed delivery receipt including both a manual signature and printed name of a designated City employee or authorized agent; be clearly marked as "partial", "complete", or "final" invoice. The City will accept partial deliveries unless otherwise specified into contract or purchase order document.

c. The invoice shall contain the Bidder's Federal Employer Identification Number (F.E.I.N.).

10. DELIVERY

Unless actual date is specified (or if specified delivery cannot be met), show number of days required to make delivery after receipt of purchase order or contract in space provided. Delivery time may be a basis for making of award. Delivery shall be during the normal working hours of the user department, Monday through Friday, unless otherwise specified and incorporated into contract or purchase order document. Delivery shall be to the location specified in the bid specifications.

11. ADDITIONAL TERMS AND CONDITIONS

No additional terms and conditions included with the bid response shall be evaluated or considered. Any and all such additional terms and conditions shall have no force and effect and are inapplicable to this bid if submitted either purposely through intent or design, or inadvertently appearing separately in transmittal letters, specifications, literature, price lists or warranties. It is understood and agreed that the general and/or any special conditions in these Proposal Documents are the only conditions applicable to this bid and the Proposal authorized signature on the Bid Form attests to this.

12. INTERPRETATION

All Proposer shall carefully examine the Proposal Documents. Any ambiguities or inconsistencies shall be brought to the attention of the City in writing prior to the opening of Proposal; failure to do so, on the part of the bidder, will constitute an acceptance by the Bidder of any subsequent decision. Any questions concerning the intent, meaning, and interpretation of the Proposal Documents shall be requested in writing, and received by the City at least seven (7) days prior to the Proposal Opening. Inquiries shall be addressed to the attention of the Contact person as indicated on Page 13. No person is authorized to give oral interpretations of, or make oral changes to, the bid. Therefore, oral statements given before the bid opening will not be binding. Any interpretation of or changes to the bid will be made in the form of a written Addendum to the bid and will be furnished to all Bidders. Receipt of all addenda shall be acknowledged by the Bidders by signing and enclosing said addenda with their bid. The City will record its responses to inquiries and any supplemental instructions in the form of a written addendum. The City will send a written addendum to all Proposers who requested a bid directly from the City Purchasing Department. All proposers should contact the City at least seven (7) calendar days before the bid opening date to ascertain whether any addendums have been issued. Failure to do so could result in rejection of the bid as unresponsive. The City shall not be responsible for providing said addendum to proposers who receive bid packages from other sources.

13. ADDENDUM

Should revisions to the Proposal Documents become necessary, the City will provide a written addendum to all proposers who received a bid package from the City Purchasing Department. Proposer who obtains Proposal Documents from other sources must officially register with the City Purchasing Department in order to be placed on the mailing list for any forthcoming addendum or their official communications. Failure to register as a prospective Bidder may cause your bid to be rejected as non-responsive if you have failed to submit a bid without an addendum acknowledgment for the most current

addendum. Previous addenda are deemed received when a subsequent addendum is acknowledged. It is the Bidder's responsibility to contact the City in the event that a previous addendum is not received. Latest addendum shall be signed and returned with the bid as acknowledgment of addendum.

14. DISPUTES

Any Proposer who disputes the bid selection or contract award recommendation shall file such dispute according to the bid protest procedures. These procedures are available upon request from the City.

15. CONFLICT OF INTEREST

All Proposers must disclose with their bid the name of any officer, director, or agent who is also an employee of the City. All Proposers must disclose the name of any City employee who owns, directly or indirectly, an interest of five percent (5%) or more in the Proposer's firm or any of its branches.

16. LEGAL REQUIREMENTS

Proposers are required to comply with all provisions of Federal, State, County and local laws and ordinances, rules and regulations, that are applicable to the items being bid. Lack of knowledge by the bidder shall in no way be a cause for relief from responsibility or constitute a cognizable defense against the legal effect thereof.

17. DRUG-FREE WORK PLACE (DFW)

Preference shall be given to business with Drug-Free Workplace (DFW) Programs. Whenever two or more bids which are equal with respect to price, quality, and service are received by the City for the procurement of commodities or contractual services, a bid received from a business that completes the attached DFW form certifying that it is a DFW shall be given preference in the award process.

18. MINORITY/WOMEN OWNED BUSINESS ENTERPRISE (MWBE)

Minority/Women Owned Business Enterprise (MWBE) indicates a business entity which is owned and operated by a minority. In this instance, minority group members are citizens of the United States or lawfully admitted permanent residents who are Black, Hispanics, Women, Native Americans, Asian-Pacific, Asian-Indian, and eligible others. An MWBE wishing to participate in the City procurement process may contact the Purchasing Department for information and assistance.

19. PUBLIC ENTITY CRIMES

No award will be executed with any person or affiliate identified on the Department of Management Services "convicted vendor" list. This list is defined as consisting of

persons and affiliates who are disqualified from public contracting and purchasing process because they have been found guilty of a public entity crime. No public entity shall award any contract to, or transact any business in excess of the threshold amount provided in Section 287.017, Florida Statutes for Category Two (currently $10,000.00) with any person or affiliated on the "convicted vendor" list for a period of thirty-six (36) months from the date that person or affiliate was placed on the "convicted vendor" list unless that person or affiliate has been removed from the list pursuant to Section 287.133(3)(f) Florida Statutes.

20. AWARD

As the best interest of the City may require, the right is reserved to make award(s) by individual item, group of items, "All or None", or a combination thereof; with one or more suppliers; to reject any or all proposals or waive any minor irregularity or technicality in bids received, and may, at its sole discretion, request a rebid. Bidders are cautioned to make no assumption until the City has entered into a contract or issued a purchase order.

21. EEO STATEMENT

The City is committed to assuring equal opportunity in the award of contracts, and therefore complies with all laws prohibiting discrimination on the basis of race, color, religion, national origin, age or sex.

22. CONTRACTUAL AGREEMENT

The terms, conditions, and provisions in this Request for Proposal shall be included and incorporated in any final contract or purchase order. The order of precedence will be Proposal Document and response, purchase order or contract, and general law. Any and all legal action necessary to enforce a contract or purchase order will be interpreted according to the laws of Florida. The venue shall be Fort Pierce, Florida.

23. GOVERNMENTAL RESTRICTION

In the event that any governmental restrictions are imposed which would necessitate alteration of the material quality, workmanship or performance of the items offered on this proposal prior to their delivery, it shall be the responsibility of the Proposer to notify the Purchasing Department at once, indicating in his/her letter the specific regulation which required an alteration, including any price adjustments occasioned thereby. The City reserves the right to accept such alteration or to cancel the contract or purchase order at no further expense to the City.

24. PATENTS AND ROYALTIES

The Proposer, without exemption, shall indemnify and save harmless, the City, its employees and/or any of its Commission/Board from liability of any nature or kind, including cost and expenses for or on account of any copyrighted, patented, or unpatented invention, process, or item manufactured by the Proposer. Further, if such claim is made, or is pending, the Proposer may, at its option and expense, procure for the City the right to use, replace or modify the item to render it non- infringing. If none of the alternatives are reasonably available, the City agrees to return the article on request to the Proposer and receive reimbursement. If the Proposer used any design, device, or materials covered by letters, patent or copyright, it is mutually agreed and understood, without

exception, that the bid prices shall include all royalties or cost arising from the use of such design, device, or materials in any way involved in the work.

25. ADVERTISING

In submitting a bid, Proposer agrees not to use the results therefrom as a part of any commercial advertising, without the express written approval by the appropriate level of authority within the City.

26. ASSIGNMENT

Any purchase order or contract issued pursuant to this Request for Proposal and the monies which may become due hereunder are not assignable except with the prior written approval of the City, through the Purchasing Department.

27. COMPLIANCE WITH OCCUPATIONAL SAFETY AND HEALTH

Proposer certifies that all material, equipment, etc., contained in his/her bid meets all applicable O.S.H.A. requirements. Proposer further certifies that, if he/she is the successful Proposer, and the material, equipment, etc., delivered is subsequently found to be defective in applicable O.S.H.A. requirement in effect on the date of delivery, all costs necessary to comply with the requirements shall be borne by the Proposer.

28. FACILITIES

The City reserves the right to inspect the Proposer's facilities at any reasonable time, during normal working hours, with prior notice to determine that Proposer has a bona fide place of business, and is a responsible Proposer.

29. REPRESENTATION

A Proposer must have at the time of the proposal opening, a manufacturing plant in operation, or be a fully authorized agent or representative of the product proposal, and capable of producing or providing the items proposal, and so certify upon request.

30. DISQUALIFICATION OF PROPOSER

More than one proposal from an individual, firm, partnership, corporation or association under the same or different names will not be considered. Reasonable grounds for believing that a Proposer is involved in more than one proposal submittal will be cause for rejection of all proposals in which such Proposers are believed to be involved. Any or all proposals will be rejected if there is reason to believe that collusion exists between Proposer's Proposals in which the prices obviously are unbalanced will be subject to rejection.

31. ADJUSTMENTS/CHANGES/DEVIATIONS

No adjustments, changes or deviations shall be accepted on any item unless conditions or specifications of a proposal expressly so provide. Any other adjustments, changes or deviations shall require prior written approval, and shall be binding ONLY if issued by the City's Purchasing Department. The Proposer shall bear sole responsibility for any and all costs of claims arising from any adjustments, changes or deviations not properly executed as required herein.

32. INSURANCE

The awarded Proposer(s) shall maintain insurance coverage reflecting the minimum amounts and conditions specified in the attached specifications or the Special Terms and Conditions. In the event the proposer is a governmental entity or a self-insured organization, different requirements may apply. Misrepresentation of any material fact, whether intentional or not, regarding the Proposer's insurance coverage, policies or capabilities may be grounds for rejection of the proposal and rescission of any ensuing contract.

33. PUBLIC RECORDS

Sealed bids, proposals, or replies received by an agency pursuant to a competitive solicitation are exempt from § 119.07(1) and s. 24(a), Art. I of the State Constitution until such time as the agency provides notice of an intended decision or until 30 days after opening the bids, proposals, or final replies, whichever is earlier.

34. PROPOSER PREPARATION COSTS

Neither the City nor its representatives shall be liable for any expenses incurred in connection with preparation of a response to this Invitation to Proposal. Proposers should prepare their proposals simply and economically, providing all information and prices as required.

35. COOPERATIVE PURCHASING

Any governmental purchasing authority may participate in this purchase for services and commodities from this successful award.

36. CANCELLATION

This request may be canceled and any response, bid, or proposal may be rejected in whole or in part at any time for good cause when in the best interest of the City and/or the Fort Pierce Redevelopment Agency. Section 2-63(a)(7) of the City Code.

ANY AND ALL SPECIAL TERMS AND CONDITIONS, TECHNICAL REQUIREMENTS, SCOPE OF WORK OR SPECIFICATIONS ATTACHED HERETO WHICH VARY FROM THESE GENERAL CONDITIONS SHALL HAVE PRECEDENCE.

SECTION II

REQUIRED LIMITS OF INSURANCE

Vendor shall be responsible for all damage to person and or property resulting from its negligent acts, reckless or intentional misconduct, errors or omissions or those of their sub-Contractors, agents or employees in connection with such services and shall be responsible for all parts of its work, both temporary and permanent.

Vendor at its own expense, shall procure and maintain throughout the term of this Contract, with insurers acceptable to the City of Fort Pierce, hereinafter called "City", the types and amounts of insurance conforming to the minimum requirements set forth herein. Vendor shall not commence work until the required insurance is in force and evidence of insurance acceptable to the City has been provided to, and approved by the City. The City at all times reserves the right to request such additional documentation and evidence of insurance as in its sole discretion it may require and the Vendor hereby agrees to provide same. Until such insurance is no longer required by this Contract, Vendor shall provide the City with renewal or replacement evidence of insurance at least thirty (30) days prior to the expiration or termination of such insurance. To the extent Vendor is permitted to and elects to sub-contract any of the work performed under this Contract, Vendor will require all sub-Contractors to provide insurance coverage complying with the requirements set forth herein, and will provide the City with evidence of such coverage prior to the commencement of the sub-Contractor's work.

WORKERS' COMPENSATION/EMPLOYER'S LIABILITY INSURANCE

Such insurance shall be no more restrictive than that provided by the latest edition of the standard Workers' Compensation Policy, as filed for use in Florida by the National Council on Compensation Insurance (NCCI), without any restrictive endorsements other than any endorsements required by NCCI or the State of Florida. In addition to coverage for the Florida Workers' Compensation Act, where appropriate, coverage is to be included for the Federal Employer's Liability Act and any other applicable Federal or State law. The minimum amount of coverage (inclusive of any amount provided by an umbrella or excess policy) shall be:

Part One:	"Statutory"	
Part Two:	$1,000,000	Each Accident
	$1,000,000	Disease - Policy Limit
	$1,000,000	Disease - Each Employee

The Workers' Compensation Policy must be endorsed to waive the insurer's right to subrogate against the City of Fort Pierce, and their respective members, officials, officers and employees in the manner which would result from the attachment of the NCCI Waiver Of Our Right To Recover From Others Endorsement (Advisory Form WC 00 03 13) with the City of Fort Pierce, and their respective members, officials, officers and employees scheduled thereon.

GENERAL LIABILITY INSURANCE

Such insurance shall be no more restrictive than that provided by the latest edition of the standard Commercial General Liability Form (Form CG 00 01) as filed for use in the State of Florida by the Insurance Services Office (ISO), without any restrictive endorsements other than any endorsements specifically required by the State of Florida or those which under an ISO filing, must be attached to the policy (i.e. mandatory endorsements). The City of Fort Pierce and their respective members, officials, officers, and employees shall be included as an "Additional Insured" on a form no more restrictive than ISO form CG 20 10 (Additional Insured – Owners, Lessees, or Contractors – Scheduled Person or Organization). The minimum limits (inclusive of amounts provided by an umbrella or excess policy) shall be:

General Aggregate	$2,000,000
Products/Completed Operations Aggregate	$1,000,000
Personal and Advertising Injury	$1,000,000
Each Occurrence	$1,000,000

AUTOMOBILE LIABILITY INSURANCE

Such insurance shall be no more restrictive than that provided by Section II (Liability Coverage) of the most recent version of the standard Business Auto Policy (ISO Form CA 00 01) without any restrictive endorsements, other than those which are required by the State of Florida or those which under an ISO filing, must be attached to the policy (i.e. mandatory endorsements). The policy shall include coverage for liability contractually assumed, and shall cover all owned, non-owned, and hired autos used in connection with the performance of the work. Such insurance shall not be subject to any aggregate limit and the minimum limits (inclusive of any amounts provided by an umbrella or excess policy) shall be:

Each Occurrence Bodily Injury and Property Damage Liability Combined	$1,000,000

PROFESSIONAL LIABILITY INSURANCE

Such insurance shall be on a form acceptable to the City and shall cover Vendor for those sources of liability arising out of the rendering or failure to render any professional services required in the Agreement. Coverage must either be on an occurrence basis; or, if on a claims-made basis, the coverage must respond to all claims reported within three years following the period for which coverage is required and which would have been covered had the coverage been on an occurrence basis. The minimum limits (inclusive of any amounts provided by an umbrella or excess policy) shall be:

$3,000,000 Each Claim/Annual Aggregate

If Vendor subcontracts any of the work, Vendor shall either include the Sub-Contractors in Vendor's coverage or require the Sub-Contractors to maintain Professional Liability coverage as described herein. The insurance may be subject to a deductible not to exceed $10,000 per claim.

WATERCRAFT LIABILITY

To the extent watercraft are utilized, the Vendor shall purchase and maintain, or cause its sub-Contractors to purchase and maintain, insurance which shall, at a minimum cover the Vendor and sub-Contractor for injuries or damage arising out the use of all owned, non-owned and hired watercraft. The insurance shall include the City and its members, officials, officers and employees as additional insureds. The minimum limits (inclusive of and amounts provided by an umbrella or excess policy) shall be:

$1,000,000 Each Occurrence/Annual Aggregate

CYBER LIABILITY & DATA STORAGE

Such insurance shall be on a form acceptable to the City and shall cover, at a minimum, the following:

- Data Loss and System Damage Liability (when applicable)
- Security Liability
- Privacy Liability
- Privacy/Security Breach Response Coverage, including Notification Expenses

Such Cyber Liability coverage must be provided on an Occurrence Form or, if on a Claims Made Form, the retroactive date must be no later than the first date of this Contract and such claims-made coverage must respond to all claims reported within three years following the period for which coverage is required and which would have been covered had the coverage been on an occurrence basis.

The minimum limits (inclusive of and amounts provided by an umbrella or excess policy) shall be:

$1,000,000 Each Occurrence/Annual Aggregate

The Cyber Liability coverage may be included as part of the Professional Liability coverage required above.

GENERAL CONDITIONS:

The insurance provided by Vendor shall apply on a primary basis to any insurance or self-insurance maintained by the City. Any insurance or self-insurance maintained by the City shall be excess of, and shall not contribute with, the insurance provided by Vendor.

Except as otherwise specifically authorized by this Agreement or where prior written approval has been obtained from the City hereunder, the insurance maintained by Vendor shall apply on a first dollar basis without application of a deductible or self-insured retention. To the extent there is any deductible or self-insured retention applicable to any required insurance, Vendor shall be solely responsible for paying such deductible or self-insured retention, including any amounts owed under such deductible or self-insured retention on behalf of the City, or its members, officials, officers and employees.

Compliance with these insurance requirements shall not limit the liability of Vendor or any Sub-Contractor. Any remedy provided to the City by the insurance provided by the Vendor shall be

in addition to and not in lieu of any other remedy (including, but not limited to, as an indemnitee of Vendor) available to the City under this Agreement or otherwise.

Neither approval by the City nor failure to disapprove insurance furnished by Vendor shall relieve Vendor from responsibility to provide insurance as required by this Agreement.

Vendor shall deliver to the City the required certificate(s) of insurance and endorsement(s) before the City signs this Agreement.

Vendor's failure to obtain, pay for, or maintain any required insurance shall constitute a material breach upon which the City may immediately terminate or suspend this Agreement. In the event of any termination or suspension, the City may use the services of another Vendor or Vendors, without the City incurring any liability to Vendor.

At its sole discretion, the City may obtain or renew Vendor's insurance, and the City may pay all or part of the premiums. Upon demand, Vendor shall repay City all monies paid to obtain or renew the insurance. The City may offset the cost of the premium against any monies due Vendor from the City.

The Vendor shall furnish to the City Certificates of Insurance allowing thirty (30) day's notice for any change, cancellation, or non-renewal. Such Certificates shall contain the following wording:

(**ACCORD) "SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL MAIL THIRTY (30) DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED HEREIN."**

If the insurance policies expire during the terms of the Contract, a renewal certificate or binder shall be filed with the City fifteen (15) days prior to the renewal date.

Certificates of Insurance must be completed as follows:

Certificate Holder

City of Fort Pierce
Attn: Purchasing Department
P.O. Box 1480
Fort Pierce FL 34954-1480

Additional Insured
City of Fort Pierce/Grants Administration Division and their members, officials, officers and employees.

SECTION III

INSTRUCTIONS TO PROPOSERS

1. QUALIFICATION OPENING

Qualifications are due on or before **3:00 PM, Monday, July 22, 2024**.

2. SUBMISSIONS OF PROPOSALS

Proposal response may be submitted in hard copy or electronically. Please see below instructions for submitting your proposal response.

HARD COPY SUBMISSIONS

Proposals mailed to 100 N. U.S. Highway 1 via the United States Postal Services (USPS) are delivered to the Post Office, not to the physical address and, therefore, may not meet the requirements of Selection 2 above. To be considered, a Bid must be received and accepted in the Purchasing Division before the Bid closing date and time.

Delivery Address:
City of Fort Pierce
Attn: Purchasing Division,
Room 101
100 North U.S. #1
Fort Pierce, FL 34950

Mailing Address:
City of Fort Pierce
Attn: Purchasing Division,
Room 101
P.O. Box 1480
Fort Pierce, FL 34954-1480

One (1) original and one (1) USB drive copy of sealed proposals. Qualifications must be submitted in a 3-ring binder. Binder must not be larger than 2" in thickness. Proposal is limited to a maximum of no more than 150 single sided pages. Pages must be numbered to verify quantity. Tab dividers are excluded from the page count.

OPTIONS FOR ELECTRONIC SUBMISSIONS

Are as follows:

- Via Demandstar Website, (www.demandstar.com). Electronic Bid (E-Bid). Instructions are provided. See Related Documents section for this bid on the City's website, Bid Postings Fort Pierce, FL Civic Engage (cityoffortpierce.com)
- By forwarding your response, pdf format to purchasing@cityoffortpierce.com no later than 3:00PM EST. **If you decide to use this submission option, your entire submission must be submitted electronically. Please do not mail hard-copies.**
- Any proposals received after the designated time and date listed above will be returned unopened.

NOTE: Please ensure that if a third-party carrier (Federal Express, UPS, etc.) is used, that the third party is properly instructed to deliver the Bid Submittal **only** to Room 101, in the Purchasing Division on the first (1st) floor at the above address.

Bids mailed to 100 N.US Highway 1 via the United States Postal Services (USPS) are delivered to the Post Office, not to the physical address and, therefore, m

not meet the requirements of Selection 2 above. To be considered, a Proposals must be received and accepted in the Purchasing Division before the Bid closing date and time.

Copies of the Proposal documents are available electronically from the Purchasing Division by e-mail request to purchasing@cityoffortpierce.com or on the website of Demandstar.com (www.demandstar.com) and the web site of the City of Fort Pierce Bid Postings Fort Pierce, FL Civic Engage (cityoffortpierce.com)

Any Proposal received after the designated time and date listed above will be returned unopened.

All proposals and qualifications will be publicly opened at the time and place specified. In accordance with Section 2-63(2)d of the City of Fort Pierce Code, no proposals shall be handled so as to permit disclosure of the identity of any offeror or the contents of any proposal to competing offerors during the process of negotiation. A register of proposals shall be prepared containing the name of each offeror, the number of modifications received, if any, and a description sufficient to identify the item offered. **The register of proposals shall be open for public [viewing] only after contract award."**

3. INQUIRIES/QUESTIONS

3.1 All inquiries shall be in a written format and addressed to the Economic Development Manager with a copy to the Purchasing Agent:

TO	**COPY TO**
Miriam Garcia, FRA-RP	**LaTonya Hubbard**
Redevelopment Specialist	Purchasing Agent
100 North US Highway 1	100 North US Highway 1
Fort Pierce, FL 34950	Fort Pierce, FL 34950
Fax: 772-467-3780	Fax: 772-467-3848
Email: mgarcia@cityoffortpierce.com	Email: purchasing@cityoffortpierce.com

3.2 No inquiries will be received no later than, **5:00PM, Wednesday, July 10, 2024.**

4. TERM OF CONTRACT

The Vendors selected may perform services for City projects on the rotating basis as funds become available for said projects, for a period of two (2) years. This agreement may be renewed up to two (2) additional one (1) – year periods on terms and conditions which are mutually acceptable to the parties.

5. MINORITY PARTICIPATION AND OUTREACH PROGRAM

Describe your firm's program and/or policies in regard to minority and non-discrimination, including the firm's history of Minority and Women Owned Business Enterprise (M/WBE) participation. Include a strategy for promoting minority participation in this project and a realistic goal for participation. List references of Owners, M/WBE firms or consultants who can speak to your firm's utilization of M/WBE on previous projects.

6. CERTIFICATE OF INSURANCE

In order to do business with the City of Fort Pierce, you must provide proof of insurance

to include general liability, workers compensation, and automobile insurance with proposal submittal. If awarded, insurance must comply with the Required Limits of Insurance as indicated in Section II of the specifications.

7. BUSINESS TAX RECEIPT (OCCUPATIONAL LICENSE)

Provide a valid Business Tax Receipt (Occupational License) from your jurisdiction with your proposal submittal.

8. W-9 TAXPAYER IDENTIFICATION NUMBER AND CERTIFICATION FORM

The Proposer will be required to return a completed W-9 Taxpayer Identification Form with their proposal submittal. **see Section VI - Required Forms**.

9. RESERVED RIGHTS

9.1. The CITY reserves the right to accept or reject any or all submittals, in whole or in part, for any reason whatsoever, to waive minor irregularities and technicalities, and to request resubmission. Also, the CITY reserves the right to accept all or any part of the submittal and to increase or decrease quantities to meet additional or reduced requirements of the CITY. Any sole response received by the submission date may or may not be rejected by the CITY depending on available competition and current needs of the CITY.

9.2. CCNA Statutes recommends a minimum of three (3) qualified professional, experienced, and capable proposers by which to move forward to the evaluation stage. However, the Purchasing Manager may determine that a single proposal is acceptable.

9.3. To be **responsive**, a proposer shall submit qualifications which conforms in all material respects to the requirements set forth in the RFQ. To be a **responsible** proposer, the proposer shall have the capability in all respects to perform fully the contract requirements, and the tenacity, perseverance, experience, integrity, reliability, capacity, facilities, equipment, and credit which will assure good faith performance. Also, the CITY reserves the right to make such investigation, as it deems necessary to determine the ability of any proposer to deliver the goods or service requested. This information may be obtained from the proposer or any credible source. All information request will be done through the Purchasing Division. Such information may include, but shall not be limited to: current financial statements, verification of availability of equipment and personnel, and past performance records.

9.4. The City may disqualify a proposer from being awarded a City contract if the Purchasing Manager determines after an investigation that the proposer is “not responsible,” based on a poor performance record with the City, a lack of adequate equipment and personnel, insufficient financial wherewithal, or other factors that indicate the bidder is not capable of performing the contract.

9.5. Unless otherwise stated in this RFQ specification, any contracts resulting from this RFQ are non-exclusive. The CITY reserves the right, in its sole opinion, to purchase goods or services listed in this RFQ through the State of Florida Contracts, cooperatives, other current government contracts, and non-profit

contracts as provided in the City of Fort Pierce Procurement Code. The CITY reserves the rights to solicit separate requirements that are a portion of a larger contract as a whole. Additionally, at the City's sole option, additional contracts may be entered into as a result of such situations as unusual volumes, time/delivery requirements, special requirements, other brands, lease, project specific requirements, or similar situations.

9.6. If any contract awarded as a result of this RFQ is terminated, the CITY reserves the right to go to the next lowest **responsive** proposer with the balance of the contract, unless otherwise stated in the RFQ specification.

10. PROFESSIONAL STANDARDS

10.1. The successful proposer shall covenant and agree that it and its employees have complied with the Florida Statutes pertaining to the licensing of employees, as applicable.

10.2. In the event the successful proposer shall be placed in any form of bankruptcy or make an assignment for the benefit of creditors, the City may declare the same a default of the agreement which may be terminated pursuant to these terms and conditions.

10.3. Section 287.055(6)(a), Florida Statutes, requires the following provisions to be made a part of the Agreement.

10.4 The successful proposer warrants that it has not employed or retained any company or person, other than a bonafide employee working solely for the successful proposer, to solicit or secure the agreement, and that it will not pay or agree to pay any person, company, corporation, individual or firm other than a bonafide employee working solely for the successful proposer any fee, commission, percentage, gift or other consideration contingent upon or resulting from the award or making of the agreement. For breach or violation of this condition, the City shall have the right to terminate the agreement without liability and at his discretion to deduct from the agreement price or otherwise recover the full amount of such fee, commission, percentage, gift or consideration.

10.5. Performance of Contract Holder

It is understood and agreed that the CITY will not permit or authorize CONSULTANT to perform less than 51 percent of the total contract work with other than its own organization. This requirement may be waived by the Purchasing Manager under special circumstances.

11. APPLICABLE LAWS

Proposers must be authorized to transact business in the State of Florida. Copy of the Registration Certificate and information should be submitted with proposal but is not required. Registration must be completed before a contract can be signed. Applicable provisions of all federal, state, county and local laws and of all ordinances, rules and regulations shall govern development submittal and evaluation of all proposals received in response hereto and shall govern any and all claims and disputes which may arise between person(s) submitting a proposal response hereto and the City of

Fort Pierce, by and through its officers, employees and authorized representatives, or any other person, natural or otherwise and lack of knowledge by any proposer shall not constitute a cognizable defense against the legal effect thereof. This includes revisions or as amended thereof. Any involvement with the City of Fort Pierce shall be in accordance with but not limited to:

11.1. City of Fort Pierce Ordinances

11.2. Florida State Statute 287.055: Consultants Competitive Negotiation Act (CCNA)

11.3. Pursuant to Florida Statutes Section 119.071, Public Records, General exemptions from inspection or copying of public records, sealed proposals received by the CITY.

11.4. It shall be the responsibility of the proposer to assure compliance with all other federal, state, county, or city codes, rules, regulations or other requirements, as each may apply.

Pursuant to this solicitation are exempt from s. 119.07(1) and s. 24(a), Art. I, of the Florida Constitution, until such time as the agency provides notice of a decision or intended decision pursuant to s. 119.071(2) or within 30 days after proposal opening, whichever is earlier

12. INVOICING

All invoices must contain the Purchase Order number, required identification information, and reflect the Contract prices, terms, and conditions. Invoices containing deviations or omissions will be returned to the consultant for correction and resubmission. Consultants shall not perform any service or provide products until they have been issued an approved Purchase Order.

13. TIME EXTENSION AND CONTINUATION OF WORK

13.1. Time Extension

The CITY may extend this Contract up to one hundred eighty (180) days beyond the expiration date of the existing contract. The rates in effect on the last day of the contract shall remain in effect for the contract extension period. Additional extensions shall be subject to agreement of both parties.

13.2. Continuation of Work

Any work that commences prior to and will extend beyond the expiration date of the current contract period shall, unless terminated by mutual written agreement between the City and the successful consultant, continue until completion at the same rates, terms and conditions. This must be approved in advanced by the Purchasing Manager, or designee.

14. E-VERIFY

Consultants: Shall utilize the U.S. Department of Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the Consultant during the term of the contract; and shall expressly require any subcontractors performing work or providing services pursuant to the state contract to likewise utilize the U.S. Department of

Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the subcontractor during the contract term.

15. TIE BREAKERS

15.1. The Evaluation Committee may choose to resolve a tie using the criteria below or require additional materials or interviews as the Committee so determines.

15.2. In the event of any tie (in the ranking criteria) the following may take effect:

a. If there is a tie (two or more firms have the same number of 1st place rankings), then the firms that has the highest number of 1st place and 2nd place rankings shall be the first ranked firm. This method shall be used for all ties.

b. If there is a tie (two or more firms) having the same number of 1st and 2nd place rankings the following will take effect:

15.2.1 Preference must be given to vendors submitting a certification with their proposal certifying they have a drug-free workplace in accordance with Section 287.087, Florida Statutes. This requirement affects all public entities of the State and becomes effective January 1, 1991. The special condition is as follows:15.6 Preference shall be given to businesses with drug-free workplace programs. Whenever two or more proposals which are equal with respect to price, quality, and service are received by the State or by any political subdivision for the procurement of commodities or contractual services, a proposal received from a business that certifies that is has implemented a drug- free workplace program shall be given preference in the award process. Established procedures for processing tie proposals will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business shall:

15.2.1.a Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

15.3. Inform employees about the dangers of drug abuse in the workplace, the business policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

15.4. Impose a sanction on, or require the satisfactory participation in a drug abuse assist and/or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.

15.5. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

15.6. In the event of any tie between consultants that have a Drug Free Workplace program in place in accordance with Section 287.087, Florida State Statutes, a coin toss will determine who shall be awarded the contract or receive the first opportunity to negotiate, as applicable.

16. CONSULTANT'S AUTHORIZED SIGNATURE.

The proposal shall be signed by an official authorized to bind the consultant in a contractual agreement. The consultant shall provide the following information: Name, address, and telephone number, and email address of the individual(s) with authority to negotiate and contractually bind the consultant. It is also necessary that the name of a contact individual be given who can respond to questions generated during the evaluation process.

17. ADDENDUM

Should revisions to the Proposal Documents become necessary, the City will provide a written addendum to all proposers who received a proposal package from the City's Purchasing Department. Proposers who obtain Proposal Documents from other sources must officially register with the City's Purchasing Department in order to be placed on the mailing list for any forthcoming addendum or their official communications. Failure to register as a prospective Proposer may cause your proposal to be rejected as non-responsive if you have failed to submit a proposal with an addendum acknowledgment for the most current addendum. Previous addenda are deemed received when a subsequent addendum is acknowledged. It is the Proposer's responsibility to contact the City in the event that a previous addendum is not received. Latest addendum shall be signed and returned with the proposal as acknowledgment of addendum.

SECTION IV

STATEMENT OF WORK

1. INTRODUCTION

The City of Fort Pierce and Fort Pierce Redevelopment Agency (herein collectively referred to as "City") is embarking on an innovative project by using the inventory of City-owned vacant surplus lots to build modular/manufactured homes for sale, aiming to enhance housing diversity and foster infill development. To achieve this goal, the City is looking for a contractor who can handle site preparation, delivery, installation, site improvements such as landscaping and driveway construction and all other facets of delivering a fully finished product, primed and ready for the market.

The City of Fort Pierce invites qualified and experienced contractors to submit their qualifications for the installation of manufactured/modular homes. The purpose of this Request for Qualifications (RFQ) is to establish a pool of pre-qualified contractors from which to solicit proposals for upcoming projects.

2. SCOPE OF WORK

The selected contractor(s) will be responsible for:

1. Site preparation, including foundation installation and utility connections.
2. Transporting and installing manufactured/modular homes according to manufacturer specifications and local building codes.
3. Coordination with subcontractors and suppliers, if necessary.
4. Compliance with all relevant safety regulations and building codes.
5. Site improvements such as landscaping, driveway construction, etc.

3. QUALIFICATIONS REQUIREMENTS

Contractors interested in participating in this RFQ process must meet the following minimum qualifications and submit the following documents:

1. **Executive Summary:**
   Details on how you plan to provide your services based on the specifications or scope of work provided in this solicitation: Briefly introducing the contractor and expressing interest in participating in the RFQ process.
2. **Qualifications of Company:**
   Valid Contractor's License: Contractors must possess a valid license for manufactured/modular home installation in the City of Fort Pierce, along with any other required permits or certifications.
3. **Personnel :** Experience: Demonstrated experience in the installation of manufactured/modular homes, including a minimum of 3 years of relevant experience.
4. **Services/References:**
   Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company.

Provide references from at least three past clients for whom similar work has been completed.

4. EVALUATION CRITERIA/SCORING

Pursuant to with the Consultant's Competitive Negotiation Act (CCNA), Florida Statutes Section 287.055, et seq., and the policies and procedures of the City of Fort Pierce, the City is soliciting Statements of Qualifications for evaluation and ranking for determination and selection of a consultant to provide professional services. The City will convene a selection committee comprised of three (3) or more City staff members each of whom will independently evaluate and rank the submittals in comparison to each of the selection criteria outline herein. The successful proposers will be selected based upon the total cumulative scores of the selection committee. If following review and initial evaluation of the submittals, the review committee deems it necessary, a short list of firms may be invited to make presentations for final evaluation, with the selection of the successful firm being based on the committee's ranking of the presentations.

4.1 EVALUATION CRITERIA

Prospective contractors are advised that the selection of a manufactured/modular home installer for a contract award will be made after careful evaluation of qualifications. The City of Ft. Pierce shall be the sole judge of its own best interests, the qualifications, and the resulting negotiated agreement. Evaluation criteria will include, but will not be limited to the following:

Category Title	Category Description	Submittal Tab(s)	Points
Executive Summary	Details on how you plan to provide your services based on the specifications or scope of work provided in this solicitation.	Tab 1	10
Qualifications of Company	Includes company qualifications, introduction, and company information.	Tab 2	25
Personnel	Personnel qualifications	Tab 3	30
Services/References	Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company.	Tabs 4 and 5	35
		Total	**100**

4.2 EVALUATION METHODOLOGY

A Selection/Negotiation Committee (SNC) shall be responsible for short-listing the most qualified firms. The Selection Committee may also, at its sole discretion, request additional or clarifying information from any responder. The Selection Committee may expressly request such information to remedy any incomplete response but will not be obligated to do so. Failure to provide the information could result in the rejection of the responder's proposal. The occurrence or absence of such a request shall not be cause for objection by any responder. Proprietary information from competing responders shall not be disclosed to the public or to competitors prior to any award subject to Public Records Law, Chapter 119, Florida Statutes.

For project specific RFQ's, staff reserves the right to negotiate an agreement with the selected firms individually based upon ranking to reach an agreement; for continuing services type agreements, the SNC reserves the right to negotiate concurrently with selected firms, whereby one or multiple firms will then be recommended to the City Commission for award.

The City reserves the right to award single or multiple contracts if it is deemed to be in the best interest of the City. The City also reserves the right to reject any and all qualifications proposals. With all factors considered, awards will be made to respondent(s) whose qualifications are deemed, in the sole discretion of the City to best serve the public interest of the City.

The City may act only through the City Commission. The proposer may not rely on any representations by the City other than as approved by official action of the City Commission. **The Submittal Package (or sections thereof) of the successful respondent(s) may be incorporated in any Contract that ensues.**

5. REJECTION CRITERIA

Submittals shall be rejected as non-responsive if any of the following criteria exist (this list is not all-inclusive):

- Not all questions, instructions, and forms in the Qualification package have been properly completed;
- The RFQ response is found to have concealed or contained false and/or misleading information;
- The City did not receive the RFQ package prior to the submittal deadline;
- Your firm is not licensed with the Florida Secretary of State to do business in Florida. You must submit a State of Florida Certificate of Status for your firm;
- All forms included with the application were not signed and/or submitted;
- The Qualification package signature page is not properly executed; and/or
- Completed Project Specific Reference forms are not returned with proposal.

SECTION V

INSTRUCTIONS FOR PREPARING PROPOSALS

The City deems certain documentation and information important in the determination of responsiveness and for the purpose of evaluating proposals. Proposals should seek to avoid information in excess of that requested, must be concise, and must specifically address the issues of this RFQ. The City prefers that proposals be no more than 150 pages in one complete pdf document. The proposals should be organized, divided, and indexed into the sections indicated herein. These are not inclusive of all the information that may be necessary to properly evaluate the proposal and meet the requirements of the scope of work and/or specifications. Additional documents and information should be provided as deemed appropriate by the respondent in the proposal to specific requirements stated herein or through the RFQ.

The complete proposal shall contain the following information and shall be submitted in the order shown below. Please address each section in your proposal submission and divide each section of your proposal, with identifying tabs.

TAB 1: Executive Summary

Indicate which of the professional service(s) your firm intends to provide, an overview of how you plan to provide your service(s) based on the evaluation criteria and specifications listed in this Request for Qualifications, and why you should be selected for this opportunity.

TAB 2: Qualifications

a. Company Information.
b. A brief company history.
c. Number of years your organization has been in business as a provider of the services you are proposing to offer under this solicitation.
d. Number of years your organization has been in business under its present business name.
e. Location of Consultant's corporate headquarters and location of the office(s) where the work will be produced.
f. Experience
g. Experience of your company or firm with the services, products or combination thereof as stated in the scope of work or specification contemplated under this RFQ.
h. Elaborate brochure and presentation aids beyond those necessary to communicate the substance of the proposal are discouraged.

TAB 3: Key Personnel

For the key individuals who will be marketing, consulting, estimating, coordinating, supervising, and managing before, during and after-sales services, warranty, maintenance, and support services offered in response to this solicitation, in your response, provide a listing and the qualifications of these key individuals. Provide the name, title, qualifications, and experience in the area(s) of service(s) that they will be providing. Include awards, certifications, membership in professional organization and licensing. Resume may be included but key personnel qualification sheets are limited to 1 page per employee. Max number of key personnel is ten.

1. Provide organizational plan for management of project(s), including:
   a. The proposed relationship between key members and support staff and access of work each will be responsible for performing.

2. Identify all sub-consultants and sub-contractors authorized to be used for the work.
   a. Provide a brief narrative for each sub-consultant/sub-contractor and the work experience, field(s) of specialization, education, and certifications for key members.

TAB 4: Service (Include similar projects)

1. In comparing previous similar projects your organization is involved with or has completed, do you see any areas where your organization possesses unique experience, resources, product offerings, personnel or other service reputation that should be considered with your ability to provide timely, quality product or services for the City of Fort Pierce?
2. Number and size of relevant projects currently being performed, personnel assigned to and stage of completion of such project, status of each project relative to completion schedule.
3. Provide a description and dollar amount of any and all projects, which have been done, or currently being done during the past five (5) years for the City of Fort Pierce.

TAB 5: References

1. Provide a minimum of three (3) references which will subsequently be contacted by the City of Fort Pierce. Your references should include the following information:

a. Name of reference organization
b. Contact person
c. Phone number
d. Email address

2. You may also include letters of recommendation by other references in this tab as well as any outstanding accomplishments of the firm that relates to the specific services being sought.

TAB 6: Required Forms

The completed forms in Section VI, Required Forms.

SECTION VI
REQUIRED FORMS

SUMMARY OF REQUIRED FORMS

Form No. 1 – Drug Free Workplace Certification (1 page)
The form may be use as part of a tiebreaker for tie scores. If your company does not have a Drug Free Workplace Program, you must mark this form N/A and return it with you RFQ package. If your company has a Program, sign and return the form.

Form No. 2 – Non-Collusive Form (1 page)
Each proposer shall execute an affidavit, in the form provided by the City, to the effect that he/she has not colluded with any other person, firm or corporation in regard to any proposal submitted. Such affidavit shall be attached to the proposal form.

Form No. 3 – Public Entity Crimes (2 pages)
A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a proposal on a contract to provide any goods or services to a public entity, may not submit a proposal on a contract with a public entity for the construction or repair of a public building or public work, may not submit bids on leases of real property to a public entity, may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity, and may not transact business with any public entity in excess of the threshold amount provided in Section 287.017 of CATEGORY TWO for a period of thirty-six (36) months from the date of being placed on the convicted vendor list.

Form No. 4 – Scrutinized Companies Certification (1 page)
Section 287.135, Florida Statutes, prohibits agencies from contracting with companies, for goods or services over $1,000,000, that are on either the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List. Both lists are created pursuant to section 215.473, Florida Statutes. At the time a company submits a bid or proposal for a contract or before the company enters into or renews a contract with an agency or governmental entity for goods or services of $1 million or more, the company must certify that the company is not on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List.

Form No. 7 – E-Verify Affidavit
Consultants: Shall utilize the U.S. Department of Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the Consultant during the term of the contract; and shall expressly require any subcontractors performing work or providing services pursuant to the state contract to likewise utilize the U.S. Department of Homeland Security's E-Verify system to verify the employment eligibility of all new employees hired by the subcontractor during the contract term

Form No. 6 – References
As per Tab No. 5, page 33

Form No. 7 – W-9 Taxpayer Identification Number
This form shall be complete and returned with your submittal.

DRUG~FREE WORKPLACE FORM

The undersigned vendor in accordance with Florida Statute 287.087 hereby certified that _____ does:

(Name of Business)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

2. Inform employees about the dangers of drug abuse in the workplace, the business policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.

3. Give each employee engaged in providing the commodities or contractual services that are proposed a copy of the statement specified in subsection (1).

4. In the statement specified in subsection (1), notify the employees that, as a condition of working on the commodities or contractual services that are under Bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contendere to, any violation of Chapter 893 or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than five (5) days after such conviction.

5. Impose a sanction on, or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employees community, by any employee who is so convicted.

6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign the statement, I certify that this firm complies fully with the above requirements.

_____

Proposer's Signature

_____

Date

NON-COLLUSION AFFIDAVIT
FOR PRIME BIDDER

STATE OF_____

COUNTY OF _____

_____, being first duly sworn, deposes and says:

That he is _____
(a partner or officer of the firm, etc.)

the party making the foregoing proposal or bid, that such proposal or bid is genuine and not collusive or sham; that said bidder has not colluded, conspired, connived or agreed directly or indirectly with any bidder or person, to put in a sham bid or to refrain from bidding, and has not in any manner, directly or indirectly sought by agreement or collusion, or communication or conference with any person, to fix the bid price of affiant or of any other bidder, or to fix any overhead, profit or cost element of said bid price, or of that of any other bidder, or to secure any advantage against the City of Fort Pierce, of the County of St. Lucie, or any person interested in the proposed contract; and that all statements in said proposal or bid are true.

_____
(Firm Name)

By: _____

Title:_____

Subscribed and sworn to before me this _____

day of , _____2024.

_____
Notary Public

My Commission expires: (Seal)

_____

PUBLIC ENTITY CRIMES AFFIDAVIT
SWORN STATEMENT UNDER SECTION 287.133(3)(a),
FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICER AUTHORIZED TO ADMINISTER OATHS.

1. This sworn statement is submitted by City of Fort Pierce
(Print name of the public entity).

by_____
(Print individual's name and title)

for_____

whose business address is_____

(If applicable) its Federal Employer Identification Number (FEIN) is_____

(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement: On the attached sheet). Required as per the IRS Form W-9.

2. I understand that a "public entity crime" as defined in Paragraph 287.133(1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or with the United States, including, but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.

3. I understand that "convicted" or "conviction" as defined in Paragraph 287.133(1)(b), Florida Statutes, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere.

4. I understand that an "affiliate" as defined in paragraph 287.133(1)(a), Florida Statutes, means:
   a. A predecessor or successor of a person convicted of a public entity crime: or

   b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm's length agreement, shall be a prima tacie case that one person controls another person.

A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate. I understand that a "person" as defined in Paragraph 287.133(1)(c), Florida Statutes, means any natural person or entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.

5. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement. **(Please indicate which statement applies.)**

_____ Neither the entity submitted this sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity nor affiliate of the entity have been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, member, or agents who are active in management of the entity, or an affiliate of the entity have been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, member, or agents who are active in management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1,1989. However, there has been subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearing and the Final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list. (**Attach a copy of the final order**)

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDEN I1F1ED IN PARAGRAPH 1 (ONE) ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND, THAT THIS FORM IS VALID THROUGH DECEMBER 31 F THE CALENDAR YEAR IN WHICH IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, FWRIDA STATUTES, FOR CATEGORY TWO OR ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

_____
(Signature)

_____
(Date)

STATE OF _____

COUNTY OF_____

PERSONALLY APPEARED BEFORE ME, the undersigned authority_____
(Name of individual signing)

Who, after first being sworn by me, affixed his/her signature in the space provided above on this

day_____ of _____ , 20____.

_____
(NOTARY PUBLIC)

My Commission Expires: _____

E-VERIFY
AFFIRMATION STATEMENT

Description: Manufactured / Modular Home Installer/ Contractor

Pursuant to Section 448.095, Florida Statutes, Contractor/Proposer/Responder acknowledges and agrees:

(a) to register with and use the E-Verify System to verify the work authorization status of all persons employed by the Contractor/Proposer/Responder to perform employment duties during the term of the Contract, and

(b) to require any subcontractor (as defined in Section 448.095, Florida Statutes) assigned by Contractor/Proposer/Respondent to perform work pursuant to the Contract to register with and use the E-Verify System to verify the work authorization status of all persons employed by the subcontractor during the term of the Contract, and

(c) if Contractor/Proposer/Responder enters into a contract with a subcontractor, Contractor/Proposer/Responder shall obtain an affidavit from every subcontractor stating the subcontractor does not employ, contract with, or subcontract with an unauthorized alien and the Contractor/Proposer/Responder shall maintain a copy of such affidavit for the term of the Contract, and

(d) the Contractor/Proposer/Bidder shall use the E-Verify System during the term of the Contract, as a condition of the Contract.

Contractor/Proposer/Bidder Company Name: _____

Authorized Company Person's Signature: _____

Authorized Company Person's Title: _____

Date: _____

STATE OF FLORIDA
COUNTY OF _____
Sworn (or affirmed) and subscribed before me by means of □ physical presence or □ online notarization this ___ day of _____, 20____ by _____, who is

□ personally known or □ produced identification (ID produced: _____).

Signature: _____ (Seal)

NOTARY PUBLIC

My Commission Expires: _____

CERTIFICTION REGARDING SCRUTINZED COMPANIES LISTS

Respondent Name:_____

Respondent's Authorized Representative Name and Title: _____

_____

Address:_____

City: _____ State: _____ Zip: _____

Phone Number: _____ Respondent FEIN:_____

Email Address: _____

Section 287.135, Florida Statutes prohibits a company from bidding on, submitting a proposal for, or entering into or renewing a contract for goods or services of any amount if, at the time of contracting or renewal, the company is on the Scrutinized Companies that Boycott Israel List, created pursuant to Section 215.4725, Florida Statutes, or is engaged in a boycott of Israel. Section 287.135, Florida Statutes, also prohibits a company from bidding on, submitting a proposal for, or entering into or renewing a contract for goods or services of $1,000,000 or more, that are on either the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector Lists which were created pursuant to s. 215.473, Florida Statutes.

Certification:

As the person authorized to sign on behalf of Respondent, I hereby certify that the company identified above in the section entitled "Respondent Vendor Name" is not listed on either the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, or the Scrutinized Companies that Boycott Israel List. I further certify that the company is not engaged in a boycott of Israel. I understand that pursuant to section 287.135, Florida Statutes, the submission of a false certification may subject company to civil penalties, attorney's fees, and/or costs.

REFERENCES

RFQ NO. 2024-040
MANUFACTURED / MODULAR HOME INSTALER / CONTRACTOR

Contact Person & Title	
Email Address	
Phone No.	
Company Name	
Mailing Address	
City, State, Zip	
Type of commercial work contracted	
Contact Person & Title	
Email Address	
Phone No.	
Company Name	
Mailing Address	
City, State, Zip	
Type of commercial work contracted	
Contact Person & Title	
Email Address	
Phone No.	
Company Name	
Mailing Address	
City, State, Zip	
Type of commercial work contracted	

Form **W-9**
(Rev. October 2007)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Give form to the requester. Do not send to the IRS.

Print or type
See Specific Instructions on page 2.

Name (as shown on your income tax return)

Business name, if different from above

Check appropriate box: ☐ Individual/Sole proprietor ☐ Corporation ☐ Partnership
☐ Limited liability company. Enter the tax classification (D=disregarded entity, C=corporation, P=partnership) ▶ .....
☐ Other (see instructions) ▶

☐ Exempt payee

Address (number, street, and apt. or suite no.)

Requester's name and address (optional)

City, state, and ZIP code

List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on Line 1 to avoid backup withholding. For individuals, this is your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the Part I instructions on page 3. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN* on page 3.

Note. If the account is in more than one name, see the chart on page 4 for guidelines on whose number to enter.

Social security number

or

Employer identification number

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me), and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding, and
3. I am a U.S. citizen or other U.S. person (defined below).

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the Certification, but you must provide your correct TIN. See the instructions on page 4.

Sign Here Signature of U.S. person ▶ Date ▶

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Purpose of Form

A person who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) to report, for example, income paid to you, real estate transactions, mortgage interest you paid, acquisition or abandonment of secured property, cancellation of debt, or contributions you made to an IRA.

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN to the person requesting it (the requester) and, when applicable, to:

1. Certify that the TIN you are giving is correct (or you are waiting for a number to be issued),

2. Certify that you are not subject to backup withholding, or

3. Claim exemption from backup withholding if you are a U.S. exempt payee. If applicable, you are also certifying that as a U.S. person, your allocable share of any partnership income from a U.S. trade or business is not subject to the withholding tax on foreign partners' share of effectively connected income.

Note. If a requester gives you a form other than Form W-9 to request your TIN, you must use the requester's form if it is substantially similar to this Form W-9.

Definition of a U.S. person. For federal tax purposes, you are considered a U.S. person if you are:

- An individual who is a U.S. citizen or U.S. resident alien,
- A partnership, corporation, company, or association created or organized in the United States or under the laws of the United States,
- An estate (other than a foreign estate), or
- A domestic trust (as defined in Regulations section 301.7701-7).

Special rules for partnerships. Partnerships that conduct a trade or business in the United States are generally required to pay a withholding tax on any foreign partners' share of income from such business. Further, in certain cases where a Form W-9 has not been received, a partnership is required to presume that a partner is a foreign person, and pay the withholding tax. Therefore, if you are a U.S. person that is a partner in a partnership conducting a trade or business in the United States, provide Form W-9 to the partnership to establish your U.S. status and avoid withholding on your share of partnership income.

The person who gives Form W-9 to the partnership for purposes of establishing its U.S. status and avoiding withholding on its allocable share of net income from the partnership conducting a trade or business in the United States is in the following cases:

- The U.S. owner of a disregarded entity and not the entity,

CITY OF FORT PIERCE CHECKLIST

This checklist is provided to assist each Proposer in the preparation of their bid response. Included in this checklist are important requirements, which is the responsibility of each Proposer to submit with their response in order to make their response fully compliant. This checklist is only a guideline, it is the responsibility of each Proposer to read and comply with the Request for Qualifications in its entirety.

Check "Yes" or "No" to each of the following:

	YES	NO
Is Request for Qualifications cover page (page 1) completed, signed and attached?		
Include proof of proper insurance as stated in bid documents.		
Are all of the Required forms complete and included?		
Is each Addendum (when issued) signed and included?		
Have you checked your proposal for proper organization, tabs are correct?		
Are you in compliance with the page limitations?		
Hard Copy Submissions. Confirmation of one (1) original and one (1) copy on USB Drive.		
Did you submit your proposal electronically?		
Have you made sure your corporate address matches your Sunbiz information ?		
Are you registered on Demandstar to received addendums		
Have all areas of the RFQ forms and related documents been signed off by and authorized agent of the company and / or witnessed / notarized where applicable?		

PLEASE SIGN AND RETURN WITH BID_____

THE SUNRISE CITY
FORT PIERCE
Florida
PURCHASING DEPARTMENT

TO: **Miriam Garcia, FRA-RP, Redevelopment Specialist**

FROM: **Madison White, Purchasing Agent** *Madison White*

THROUGH: **Gelencia Carter, Purchasing Manager**

SUBJECT: **RFQ No. 2024-040 – Manufactured / Modular Home Installer / Contractor**

DATE: **July 25, 2024**

Attached is the tabulation sheet for the above referenced solicitation. A copy of each submittal received will be sent via email. The file is available for review in the Purchasing Division.

The invitation was sent to 230 vendors. Six (6) vendors requested specifications with one (1) responding (16.66%) 0 "No Bid" (16.66% total response).

Please be advised of a late submission from Bespoke Development LLC was received at 3:05pm via the purchasing email. The firm has been notified that due to the provisions stated in the proposal document (see Section I, General Conditions and Section IV, Rejection Criteria) we cannot accept their submission.

The next step in this process is the Evaluation Phase. The purpose of this phase is to determine whether the proposal received, is responsive to RFQ requirements. It is my recommendation that a committee of no more than three evaluators are selected with you acting as Team Leader. A representative from Purchasing will serve as the Committee Liaison, and should be present for any meetings.

A recommendation to award form (see attached) will need to be completed and attached to the appropriate approving authority's document (City Manager's - Requisition or City Commission – Agenda Item.

The entire process including approval of Commission must be complete by **September 23, 2024**, which is the expiration date of the proposal and responses

/mw

Attachment

cc: Shyanne Harnage, Community Redevelopment Agency Administrator
Johnna Morris, Finance Director
File

CITY OF FORT PIERCE
TABULATION OF PROPOSALS

RFQ ON:	**MANUFACTURED / MODULAR HOME INSTALLER / CONTRACTOR**
RFQ NUMBER:	**RFQ 2024-040**
DATE:	07/22/24 @ 3:00 PM
RECOMMENDED AWARD:	Pending

RESPONSE
1 of 6 = 16.66%
0 "No Bids"
Total = 16.66 %

"Offers from the vendors listed herein are the only offers received timely as of the above opening date and time. All other offers submitted in response to this solicitation, if any, are hereby rejected as late."

VENDOR
Journey C D Group Inc. *Fort Lauderdale, FL*

PLEASE NOTE:

COMMISSION MEETINGS ARE HELD THE FIRST AND THIRD MONDAY OF EVERY MONTH. CALL THE PURCHASING DEPARTMENT WEDNESDAY PRIOR TO THE MEETINGS FOR RECOMMENDATION OF AWARD.

RFQ NO. 2024-040
MANUFACTURED / MODULAR HOME INSTALLER / CONTRACTOR
CUMULATIVE EVALUATION MATRIX

10/16/24

RESPONDENTS	EVAL #1	EVAL #2	EVAL #3	TOTAL
Journey C D Group *(Fort Lauderdale, FL)*	93	78	90	261

CRITERIA	TOTAL POINTS
Executive Summary: Details on how you plan to provide your services based on the specifications or scope of work provided in this solicitation.	**10**
Qualifications of Company: Includes company qualifications, introduction, and company information	**25**
Personnel: Personnel qualifications	**30**
Services/References: Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company.	**35**
TOTAL POINTS	**100**

RFQ NO. 2024-040
MANUFACTURED / MODULAR HOME INSTALLER/ CONTRACTOR
EVALUATION MATRIX

Evaluator Number (Circle) :	1	2	3

Criteria	**Journey C D Group Inc.** *(Fort Lauderdale, FL)*
Executive Summary	8
Qualifications of Company	25
Personnel	30
Services/References	30
TOTAL	93

CRITERIA	TOTAL POINTS
Executive Summary: Details on how you plan to provide your services based on the specifications or scope of work provided in this solicitation.	**10**
Qualifications of Company: Includes company qualifications, introduction, and company information	**25**
Personnel: Personnel qualifications	**30**
Services/References: Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company.	**35**
TOTAL POINTS	**100**

RFQ NO. 2024-040
MANUFACTURED / MODULAR HOME INSTALLER/ CONTRACTOR
EVALUATION MATRIX

Evaluator Number (Circle) :	1	(2)	3

Criteria	**Journey C D Group Inc.** *(Fort Lauderdale, FL)*
Executive Summary	7
Qualifications of Company	18
Personnel	25
Services/References	28
TOTAL	**78**

CRITERIA	TOTAL POINTS
Executive Summary: Details on how you plan to provide your services based on the specifications or scope of work provided in this solicitation.	**10**
Qualifications of Company: Includes company qualifications, introduction, and company information	**25**
Personnel: Personnel qualifications	**30**
Services/References: Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company.	**35**
TOTAL POINTS	**100**

RFQ NO. 2024-040
MANUFACTURED / MODULAR HOME INSTALLER/ CONTRACTOR
EVALUATION MATRIX

Evaluator Number (Circle) : 1 2 (3)

Criteria	Journey C D Group Inc. *(Fort Lauderdale, FL)*
Executive Summary	10
Qualifications of Company	20
Personnel	30
Services/References	30
TOTAL	90

CRITERIA	TOTAL POINTS
Executive Summary: Details on how you plan to provide your services based on the specifications or scope of work provided in this solicitation.	10
Qualifications of Company: Includes company qualifications, introduction, and company information	25
Personnel: Personnel qualifications	30
Services/References: Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company.	35
TOTAL POINTS	100

FPRA

FORT PIERCE

REDEVELOPMENT AGENCY

RFQ 2024-040
Manufactured/Modular Home Installer/Contractor

Overview

The FPRA is embarking on an innovative project by using the inventory of FPRA owned vacant surplus lots to build modular/manufactured homes for sale, aiming to enhance housing diversity and foster infill development.

The FPRA is looking for a contractor who can handle site preparation, delivery, installation, site improvements such as landscaping and driveway construction and all other facets of delivering a fully finished product, primed and ready for the market.

FPRA Plan Goal

GOAL 5

The Fort Pierce Redevelopment Agency shall diversify area housing stock, improve substandard homes and provide a mix of above and below-market rate housing.

Benefits of Modular Housing

- Speed of Construction – Fraction of time than traditional housing.
- Cost-Effectiveness – Reduced labor costs and material waste.
- Quality and Sustainability – Modular homes are built to rigorous quality standards and incorporate energy efficient designs, contributing to long-term sustainability goals.
- Flexibility – Modular homes can be easily expanded or reconfigured, providing flexible solutions to accommodate changing community needs.



Evaluation Criteria

Staff evaluated the applications on the following evaluation criteria:

- **Executive Summary (10 points)** – : Details on how the contractor plans to provide services based on the specifications or scope of work provided in the solicitation.
- **Qualifications of Company: (25 points)** – : Includes company qualifications, introduction, and company information
- **Personnel (30 points)** – Evaluation of personnel qualifications
- **Services (35 points)** – Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company. The number and size of relevant projects being performed currently. Status of each current project in regard to completion schedule.

Cumulative Results

RFQ NO. 2024-040
MANUFACTURED / MODULAR HOME INSTALLER / CONTRACTOR
CUMULATIVE EVALUATION MATRIX

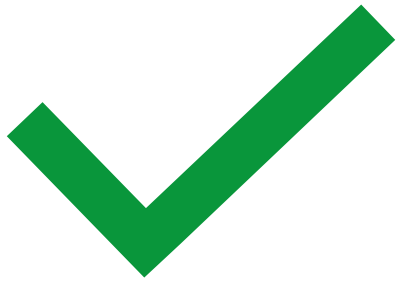
RESPONDENTS	EVAL #1	EVAL #2	EVAL #3	TOTAL
Journey C D Group *(Fort Lauderdale, FL)*	93	78	90	261

CRITERIA	TOTAL POINTS
Executive Summary: Details on how you plan to provide your services based on the specifications or scope of work provided in this solicitation.	**10**
Qualifications of Company: Includes company qualifications, introduction, and company information	**25**
Personnel: Personnel qualifications	**30**
Services/References: Services (past projects) and references that support your comments on the services you provide. Past clients related experience with your company.	**35**
TOTAL POINTS	**100**

Journey C&D Group, Inc.

- General Contractor with modular home installation experience
- Current project with FPRA
  - Florida Highwaymen Museum
- Scope of work experience
  - Hallandale Beach CRA (25 homes)
  - City of Miami Gardens

Next Steps



FPRA Board will make final determination to approve RFQ



Project will be presented separately for approval

Recommendation

REVIEW AND AWARD RFQ TO JOURNEY C&D GROUP INC.

FPRA Regular Meeting - 5:05 p.m. **8. a.**

Meeting Date: November 12, 2024

Re: 612 N 25th St - Surplus Property Deadline Extension Request

Submitted For: Shyanne Harnage, CRA Administrator, City Manager

---

SUBJECT:

Resolution 24-05 addressing a request for an extension to comply with the terms of the Surplus Property Sale Agreement for 612 N 25th Street.

SUMMARY:

On November 14, 2023, pursuant to FPRA Resolution No. 23-05, an Agreement was entered into for the sale of real property located at 612 North 25th Street, Fort Pierce, FL 34947. The Agreement included a Development Timeline requiring the Grantee to develop a neighborhood park named Village Garden of Hope.

As per the Development Timeline section of the Agreement, the Grantee was required to apply for all necessary approvals, building permits, and other required permits within 180 calendar days of the conveyance of title. However, the Grantee failed to meet this deadline and has requested a 120-day extension to fulfill these requirements. If granted, the new deadline for obtaining these approvals would be December 18, 2024.

RECOMMENDATION:

Staff will proceed as directed by the FPRA Board.

ALTERNATIVES:

Staff will proceed as directed by the FPRA Board.

RESPONSIBLE STAFF:

Miriam Garcia, Redevelopment Specialist

COORDINATED WITH:

Sara Hedges, City Attorney

Fiscal Impact

Budgeted Y/N: N

Fiscal Year: N/A

OTHER INFORMATION:

N/A

Attachments

Amendment to Agreement
RLS Memo
Executed Agreement 11.14.23
Deed
Extension Request
Resolution

FIRST AMENDMENT TO THE SURPLUS PROPERTY SALE AGREEMENT

THIS FIRST AMENDMENT TO THE SURPLUS PROPERTY SALE AGREEMENT (the "Agreement") is made and entered into as of this ____ day of _____2024, by and between the FORT PIERCE REDEVELOPMENT AGENCY ("FPRA"), a dependent special district of the CITY OF FORT PIERCE, FLORIDA, a municipal corporation, whose address is 100 N. US Highway 1, Fort Pierce, Florida 34950 ("City") and LARRY LEE JR AND FAMILY, LLC, whose mailing address is 7936 Saddlebrook Drive, Port St. Lucie, FL 34986 ("Grantee"), collectively the "Parties".

WITNESSETH:

WHEREAS, on November 14, 2023, pursuant to FPRA Resolution No. 23-05, the Parties entered into the Agreement for the sale of real property located at 612 North 25th Street, Fort Pierce, FL 34947; and

WHEREAS, the Agreement included a Development Timeline for which the Grantee was required to develop a neighborhood park called Village Garden of Hope; and

WHEREAS, the Grantee was required, pursuant to the Application for Approvals and Building Permits section of the Development Timeline in the Agreement to apply for any and all required approvals, building permits, and all other permits required within 180 calendar days of the conveyance of the title to the real property to Grantee as required by the Development Timeline in the Agreement; and

WHEREAS, the Grantee failed to apply for the required approvals, building permits, and all other permits required within 180 calendar days of the conveyance of title; and

WHEREAS, the Grantee has requested an extension of 120 days to apply for all required approvals, building permits, and all other permits, as required under the Applications for Approvals and Building Permits section of the Development Timeline in the Agreement.

NOW THEREFORE, the undersigned parties to this Agreement do hereby amend the Agreement as set forth herein:

1. **Recitals.** The recitals set forth above are incorporated herein by reference and made a part of this Agreement as if fully set forth herein verbatim.

2. **Effective Date.** This Amendment shall become effective immediately upon the date written above, following the final signature of the Parties.

3. **Development Timeline.** The Development Deadlines shall be amended to read as follows:

A. APPLICATIONS FOR APPROVALS AND BUILDING PERMITS

Grantee shall apply for any and all required approvals, building permits, and all other permits, in the manner consistent with the applicable jurisdiction, within 300 calendar days of the conveyance of title to the Real Property to Grantee. Grantee shall use all best efforts and due diligence in submitting all proper documentation for any and all required approvals, building permits, and all other permits.

4. **No Further Amendments.** Except as specifically modified and amended hereby, the Agreement shall remain in full force and effect.

5. **Counterparts.** This Amendment may be executed in any number of identical counterparts each of which shall be deemed to be an original for all purposes but all of which shall constitute one and the same instrument, and a copy of such signature received through telefax or electronic transmission shall bind the party whose signature is so received as if such signature were an original. In making proof of this Amendment, it shall not be necessary to produce or account for more of such counterparts than are required to show that each party hereto executed at least one such counterpart.

IN WITNESS WHEREOF, the parties hereto have caused these presents to be executed as of the day and year first above written.

(REMAINDER OF PAGE INTENTIALLY LEFT BLANK)

GRANTEE WITNESSES:

By: Shannon Tango
Print Name: Shannon Tango
Address: 1466 SW Kamchatka Ave PSL, FL 34953

By: Jeff Williams
Print Name: Janice Y. Williams
Address: 1918 Quail Ct.
Ft. Pierce, FL 34982

GRANTEE:

Sign: Larry Lee Jr.
Print Name: LARRY LEE, JR.
Title: OWNER
Date: 10/17/24

FORT PIERCE REDEVELOPMENT AGENCY:

Sign: _____
Linda Hudson, Chairwoman

Date: _____

ATTEST:

_____
Linda W. Cox, Agency Clerk

APPROVED AS TO FORM AND CORRECTNESS:

_____
Sara K. Hedges, Esq.
Agency Attorney

THE SUNRISE CITY
FORT PIERCE
Florida
CITY ATTORNEY'S OFFICE

TO: Miriam Garcia, Redevelopment Specialist

FROM: Sara Hedges, City Attorney SH

RE: 612 N 25th St - Amendment to Surplus Property Sale Agreement

CAO RLS FILE: RLS 24-374

DATE: September 27, 2024

I have reviewed the above Request for Legal Services (RLS) related to your request for an Amendment to the Surplus Property Sale Agreement be drafted to grant an additional 90 days for the Grantee to apply for required approvals and permits. I have drafted such and uploaded it to Agenda Quick for your utilization. It is approved as to form and correctness.

I would recommend a Resolution authorizing the execution of the Reverter to reclaim and retake the property also be drafted and presented to the FPRA Board, as that option also exists. If you would like me to prepare such, please let me know.

If you have any questions, please do not hesitate to contact this Office via phone or e-mail.

Thank you.
SH

FPRA RESOLUTION NO. 23-05

A **RESOLUTION OF THE FORT PIERCE REDEVELOPMENT AGENCY, A DEPENDENT SPECIAL DISTRICT OF THE CITY OF FORT PIERCE, FLORIDA, DETERMINING THE TRANSFER OF THE REAL PROPERTY COMMONLY KNOWN AS 612 NORTH 25TH STREET, FORT PIERCE, FLORIDA**, PREVIOUSLY DECLARED AS SURPLUS PROPERTY TO BE IN THE BEST INTEREST OF THE PUBLIC; DETERMINING THAT A BID FOR THE REAL PROPERTY FROM A THIRD PARTY PURCHASER FOR VALUE TO BE IN THE PUBLIC INTEREST, AND AUTHORIZING AND DIRECTING THE OFFICERS, ATTORNEYS AND AGENTS OF THE FORT PIERCE REDEVELOPMENT AGENCY TO TAKE ALL ACTIONS NECESSARY TO CARRY OUT TRANSACTIONS PROVIDING FOR A SEVERABILITY CLAUSE; REPEALING ALL RESOLUTIONS IN CONFLICT HEREWITH; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce, Florida ("FPRA") is the fee simple titleholder of real property which it acquired for community redevelopment commonly known as 612 North 25th Street, Fort Pierce, Florida, 34947 (the "Real Property"); and

WHEREAS, Section 163.380, Florida Statutes, authorizes FPRA to sell, lease, dispose of, or otherwise transfer real property or any interest therein acquired by it for community redevelopment in a community redevelopment area to any private person as it deems necessary or desirable to assist in preventing the development or spread of future slums or blighted areas or to otherwise carry out the provisions of said statute, after the approval of the community redevelopment plan by the governing body and in accordance with the procedures set forth in such statute; and

WHEREAS, at a meeting of FPRA held on January 16, 2018, FPRA approved the CRA Advisory Committee's recommendation and declared the Real Property to be unnecessary for its public purposes and that its disposal is in the best interest of the public; and

WHEREAS, on January 30, 2023, and February 6, 2023, FPRA caused to be published in the St. Lucie News Tribune, a newspaper of general circulation in Fort Pierce, Florida, a notice identifying the Real Property and inviting proposals (bids) from private redevelopers, or any persons interested in undertaking to redevelop or rehabilitate the Property. The Notice stated that bids must be made by those interested on or before 3:30 p.m. on February 22, 2023, and included general conditions, instructions, and information for the proposer, and that such further information as is available may be obtained at such office as is designated in the Notice (the "Bid Package"); and

WHEREAS, on February 22, 2023, the bid period closed, and all bids received by FPRA were thereafter reviewed; and

WHEREAS, on April 11, 2023, Bid No. 2023-017, submitted by Larry Lee Jr and Family, LLC, whose address is 7936 Saddle Brook Drive, Port St. Lucie, FL 34986 (the "Successful Bidder") in the amount of Five Thousand and no/100 Dollars ($5,000.00) ("Transfer Consideration") was determined by the FPRA to be the highest bid for the Real Property and authorized staff to begin negotiations; and

WHEREAS, the best interests of the public will be served by: (i) approving that transfer of the Real Property to the Successful Bidder for the Transfer Consideration; (ii) authorizing closing of the transfer of the Real Property (the "Closing"), including execution and delivery of a quitclaim deed conveying the Real Property to the Successful Bidder, releasing all right, title and interest in and to all the phosphate, minerals, metals, and petroleum that are or may be in, on, or under the Real Property, releasing any automatic

reservation of the right of entry in accordance with Section 270.11, Florida Statutes, and containing a reversionary clause specifying that title to the Real Property shall revert to FPRA in the event the Successful Bidder fails to comply with the Surplus Property Sale Agreement, and (iii) authorizing the FPRA Chairperson, City Manager, officers, attorneys, and other agents of FPRA to do all things necessary to carry out the transactions contemplated by this Resolution.

NOW, THEREFORE, BE IT RESOLVED by the Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce, Florida:

SECTION 1. The transfer of the Real Property to the Successful Bidder for the Transfer Consideration and as otherwise provided herein is in the best interests of the public.

SECTION 2. The transfer of the Real Property to the Successful Bidder shall be conditioned upon the execution of the Surplus Property Sale Agreement, attached hereto as Exhibit "A" and incorporated by reference.

SECTION 3. The transfer of the Real Property to the Successful Bidder, including execution and delivery of a quitclaim deed conveying the Real Property, releasing all right, title and interest in and to all the phosphate, minerals, metals, and petroleum that are or may be in, on, or under the Real Property, releasing any automatic reservation of the right of entry in accordance with Section 270.11, Florida Statutes, and containing a reversionary clause specifying that title to the Real Property shall revert to FPRA in the event the Successful Bidder fails to comply with the Surplus Property Sale Agreement. The receipt of the Transfer Consideration by authorized officers and agents of the Board at the scheduled Closing of the transaction contemplated hereby shall be conclusive proof of the satisfaction of such terms, conditions, and contingencies, if any, without further action by FPRA.

SECTION 4. The FPRA Chairperson is hereby authorized to execute the quitclaim deed conveying the FPRA's interest in the Real Property to the Successful Bidder.

SECTION 5. Members of the FPRA, the FPRA Director, officers, attorneys, and other agents of FPRA are hereby authorized and directed to do all acts and things required of them by this Resolution for the full, punctual, and complete performance of the terms, covenants, and agreements contained herein or therein, and each member, officer, attorney, and agent of FPRA is further authorized and directed to execute and deliver any and all papers and instruments and to cause to be done any and all acts and things necessary or property for carrying out the transactions contemplated under this Resolution including, but not limited to, approving modifications thereto, and to related documents, provided, however, that no such modification shall materially alter the nature or extend of this Resolution.

SECTION 6. The provisions of this Resolution are declared to be severable and if any section, sentence, clause, or phrase of this Resolution shall, for any reason, be held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this Resolution, which shall remain in effect, it being the legislative intent that this Resolution shall stand notwithstanding the invalidity of any part.

SECTION 7. All resolutions or parts of resolutions in conflict herewith are hereby repealed.

SECTION 8. This Resolution shall become effective upon adoption.

IN WITNESS WHEREOF, this Resolution has been duly adopted this 14th day of November 2023.

IN WITNESS WHEREOF, this Resolution has been duly adopted this 14th day of November 2023.

LINDA HUDSON, Chair
Fort Pierce Redevelopment Agency

ATTEST

LINDA W. COX
Agency Secretary

APPROVED AS TO FORM AND CORRECTNESS:

SARA HEDGES
Agency Attorney

EXHIBIT "A"

SURPLUS PROPERTY SALE AGREEMENT

612 N 25th STREET

SURPLUS PROPERTY
SALE AGREEMENT

THIS SURPLUS PROPERTY SALE AGREEMENT ("Agreement") is made and entered into this 14th day of November, 2023 by and between the **FORT PIERCE REDEVELOPMENT AGENCY ("FPRA")**, a dependent special district of the CITY OF FORT PIERCE, FLORIDA, a municipal corporation, whose address is 100 N. U.S. Highway 1, Fort Pierce, Florida 34950 ("City") and **LARRY LEE JR AND FAMILY, LLC**, whose address is 7936 Saddlebrook Drive, Port St Lucie, FL 34986 ("Grantee") (collectively, "Parties").

WITNESSETH:

WHEREAS, the FPRA owns the real property ("Real Property") described as 612 North 25th Street, Fort Pierce, Florida, 34947 in the public records of St. Lucie County, Florida, Fort Pierce, Florida, St. Lucie County Property ID 2404-710-0067-000-3; and

WHEREAS, on November 14, 2023 the FPRA Board held a meeting wherein the sale of the Real Property to Grantee via Quit Claim Deed for and in consideration of $5,000.00 (the "Purchase Price") was authorized via Resolution No. 23-05, subject to execution of this Agreement; and

WHEREAS, Grantee desires to purchase the Real Property from the FPRA subject to the limitations and requirements of this Agreement; and

WHEREAS, the FPRA desires to sell the Real Property to the Grantee subject to the limitations and requirements of this Agreement; and

WHEREAS, Grantee agrees to be bound by this Agreement.

NOW THEREFORE, in consideration of the promises and covenants contained herein, the Parties agree as follows:

1. **RECITATIONS.** The above recitations are true and correct and are incorporated herein by reference.

2. **EFFECTIVE DATE.** The Effective Date shall be the day the Agreement is fully executed by the FPRA.

3. **DEVELOPMENT SPECIFICATIONS.** Grantee shall develop a neighborhood park called Village Keepers Garden of Hope on the Real Property pursuant to and in conformity with their submitted Bid No. 2023-017 documents, attached as Exhibit A and incorporated herein by reference.

4. **DEVELOPMENT TIMELINE.**

   A. **APPLICATIONS FOR APPROVALS AND BUILDING PERMITS** Grantee shall apply for any and all required approvals, building

MICHELLE R. MILLER, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 5268934 11/21/2023 03:23:30 PM
OR BOOK 5072 PAGE 2673 - 2678 Doc Type: AGR
RECORDING: $52.50

permits, and all other permits, in the manner consistent with the applicable jurisdiction, within 180 calendar days of the conveyance of title to the Real Property to Grantee. Grantee shall use all best efforts and due diligence in submitting all proper documentation for any and all required approvals, building permits, and all other permits.

B. **COMMENCEMENT OF CONSTRUCTION**
Grantee shall commence construction within 120 calendar days of receiving the required approvals and building permits.

C. **COMPLETION OF PROJECT**
Grantee shall complete the construction of the neighborhood park and successfully complete all required approvals and building permits within 180 calendar days of the issuance of the required approvals and building permits.

5. **PROOF OF COMPLIANCE.** It shall be the Grantee's sole responsibility to provide proof of compliance with all Grantee obligations under this Agreement to the City Manager's Office, to include: proof the building permit(s) was obtained, proof the building permit(s) was successfully closed out, and any other documentation requested by the City Manager's Office to ensure compliance with this Agreement.

6. **GUARANTEE OF APPROVAL.** Nothing herein shall be construed by the Grantee that any of the required approvals or permits are guaranteed to be approved by any applicable jurisdiction, including the City of Fort Pierce. Grantee shall have the obligation to timely make required applications and to submit all required documents consistent with the applicable jurisdiction.

7. **MATERIAL BREACH AND TERMINATION.** Failure of the Grantee to comply with any term of this Agreement and/or failure to meet any deadline contained in Paragraph 4, Development Timeline, shall be considered a material breach of this Agreement. The FPRA may terminate this Agreement, and any time in its sole discretion, without notice, if Grantee materially breaches any provision of this Agreement.

8. **REVERTER.** Upon termination of this Agreement due to a material breach, as determined by the FPRA in its sole discretion, the Purchase Price of the Real Property is forfeited to the FPRA, no refund of the Purchase Price will be granted to Grantee, and Grantor, its successors, and its assigns, shall have the right to re-enter the Real Property and, upon exercise of such re-entry, all right, title and interest of Grantee in the Real Property shall cease and revert immediately to Grantor, its successors and assigns.

9. **INDEMNITY.** Grantee shall defend, hold harmless, and indemnify the FPRA and the City , and their officers, employees, and agents against any claim, action,

loss injury, liability, cost, or expense of whatever kind or nature including, but not limited to, attorney's fees, attorney's fees on appeal, and all taxable costs of suit, for injury to persons, including death, or damage to property, arising out of or incidental to this Agreement. Nothing herein is intended to or shall be deemed a waiver of the Sovereign Immunity provisions of Section 768.28, Florida Statutes.

10. **ASSIGNMENT.** If Grantee lists the Real Property for sale, the Grantee must notify the FPRA of such listing within ten (10) calendar days of such listing. If Grantee is to assign this Agreement, whether through the sale of the Real Property or otherwise, the Grantee must notify the FPRA no less than thirty (30) calendar days prior to the transfer of title to the Real Property. Further, the Grantee must notify a future purchaser or owner of the Real Property of this Agreement at least thirty (30) calendar days prior to the sale or transfer of title to the Real Property. Such notification must be done by the Grantee providing the future purchaser or owner of the Real Property with a true and accurate copy of this Agreement in its entirety.

11. **COVENANTS TO RUN WITH THE LAND.** The covenants, terms and conditions of this Agreement shall run with the land and shall be binding upon the Grantee, their agents, heirs, executors, administrators, personal representatives, successors, and assigns, and any future purchasers.

12. **SEVERABILITY.** Should any provision or part of any provision of this Agreement be rendered void, invalid, or unenforceable by any court of law, for any reason, such determination shall not render void, invalid, or unenforceable any other provision of this Agreement.

13. **ENTIRE AGREEMENT.** This Agreement constitutes the entire agreement between the parties and no change will be valid unless made by supplemental written agreement executed by the Parties.

14. **NOTIFICATION.** All notices, requests, demands, or other communications hereunder shall be in writing and shall be deemed to have been served as of the delivery date appearing upon the return receipt. Each notice shall be sent by hand delivery, United States certified mail, postage prepaid with return receipt requested, to the Party at the address below. Either party may change the below-listed address at which it receives written notices by so notifying the other Party herein in writing.

CITY:
City of Fort Pierce
City Manager's Office
100 North US Highway 1
Fort Pierce, FL 34950

GRANTEE:
Larry Lee Jr and Family, LLC
7936 Saddlebrook Drive
Port St Lucie, FL 34986

WITH COPIES TO:
City Attorney's Office
100 North US Highway 1
Fort Pierce, FL 34950

15. **WAIVER.** No act of omission or commission of either Party, including without limitation, any failure to exercise any right, remedy, or recourse, shall be deemed a waiver, release, or modification of the same. Such a waiver, release, or modification is to be affected only through a written modification to this Agreement. The FPRA's failure to act with respect to a breach of this Agreement by the Grantee does not waive its right to act with respect to subsequent or similar breaches. The failure of the FPRA to exercise or enforce any right or provision shall not constitute a waiver of such right or provision.

16. **GOVERNING LAW AND VENUE.** This Agreement is to be construed in accordance with the laws of the State of Florida. EACH PARTY IRREVOCABLY AND UNCONDITIONALLY WAIVES, TO THE FULLEST EXTENT PERMITTED BY APPLICABLE LAW, ANY RIGHT IT MAY HAVE TO A TRIAL BY JURY IN ANY LEGAL ACTION, PROCEEDING, CAUSE OF ACTION, OR COUNTERCLAIM ARISING OUT OF OR RELATING TO THIS AGREEMENT, INCLUDING ANY EXHIBITS ATTACHED TO THIS AGREEMENT OR THE TRANSACTIONS CONTEMPLATED HEREBY. Venue for any cause of action or claim asserted by either Party hereto shall be brought in the state court situated in St. Lucie County, Florida.

17. **ATTORNEY'S FEES AND COSTS.** In the event of a dispute arising under this Agreement, whether or not a lawsuit or other proceeding is filed, the prevailing party shall be entitled to recover its reasonable attorney's fees and costs, including attorneys' fees and costs incurred in litigating entitlement to attorney's fees and costs, as well as in determining or quantifying the amount of recoverable attorney's fees and costs. The reasonable costs to which the prevailing party is entitled shall include any costs that are taxable under any applicable statute, rule or guideline, as well as any non-taxable costs reasonably incurred in connection with the dispute, including, but not limited to, costs of investigation, copying, electronic discovery, information technology charges, telephone and mailing costs, consultant and expert witness fees, travel expenses, court reporter fees and transcript charges, and mediator fees, regardless of whether such costs would be otherwise taxable.

18. **RECORDATION OF AGREEMENT.** The Parties agree that this Agreement shall be recorded with the Clerk of the Circuit Court in the Public Records of St. Lucie County, Florida.

19. **HEADINGS.** The paragraph headings are inserted herein for convenience and reference only, and in no way define, limit, or otherwise describe the scope or intent of any provisions hereof.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed by their duly authorized representatives, as of the date first above written.

GRANTEE WITNESSES:

Sign: Alice E Lee

Print: Alice E. Lee

Date: 11/8/23

Sign: Miriam Garcia

Print: Miriam Garcia

Date: 11/8/2023

GRANTEE:

Sign: Larry Lee Jr

Print: Larry Lee, Jr

Date: 11/8/23

FORT PIERCE REDEVELOPMENT AGENCY:

Sign: Linda Hudson

Linda Hudson, Chairwoman

Date: 11/14/2023

Attest:

Linda W. Cox

Linda Cox, City Clerk

APPROVED AS TO FORM & CORRECTNESS:

Sara K. Hedges, Esq.
Agency Attorney

EXHIBIT "A"

BID DOCUMENT NO. 2023-017

612 N 25th STREET

On file w/ City Clerk

MICHELLE R. MILLER, CLERK OF THE CIRCUIT COURT - SAINT LUCIE COUNTY
FILE # 5308732 OR BOOK 5116 PAGE 2672, Recorded 03/07/2024 09:07:18 AM Doc Tax: $35.00

This instrument prepared by:
Sara Hedges, City Attorney
City of Fort Pierce
100 N. U.S. 1
Fort Pierce, FL 34950

Parcel I.D. No.: 2404-710-0067-000-3
Consideration: $5,000.00

QUIT-CLAIM DEED

(THIS DEED WAS PREPARED WITHOUT BENEFIT OF TITLE EXAMINATION)

THIS QUIT-CLAIM DEED is executed this 22 day of February, 2024, by **FORT PIERCE REDEVELOPMENT AGENCY,** a Dependent Special District of the City of Fort Pierce, Florida, having an address of 100 N. U.S. Highway 1, Fort Pierce, Florida 34950 ("**Grantor**"), to **LARRY LEE JR AND FAMILY LLC,** a Florida Limited Liability Company ("**Grantee**"), having an address of 7936 Saddle Brooke Drive, Port St. Lucie, FL 34986.

W I T N E S S E T H:

For and in consideration of the sum of ten dollars ($10.00) paid by Grantee to Grantor, and other good and valuable consideration the receipt and sufficiency whereof is hereby acknowledged, Grantor does hereby remise, release, and quitclaim unto the said Grantee, all that certain piece, parcel or tract of land lying and being in the County of St. Lucie, State of Florida, more particularly described as follows:

SEE ATTACHED EXHIBIT A (the "**Property**").

NOTWITHSTANDING THE FOREGOING, pursuant to that certain City of Fort Pierce Bid No. 2023-017, by and between Grantor and Grantee (a copy of which is on file with the City Clerk), if Grantee fails to complete the improvements as described therein in compliance with the Code of Ordinances of the City of Fort Pierce or violates, breaches, or fails to comply with the Surplus Property Agreement entered into on November 14, 2023 and recorded in the Public Records of St. Lucie County at Book 5072, Page 2673-2678 (a copy of which is also on file with the City Clerk), in any manner, then Grantor, its successors and assigns, shall have the right to re-enter the Property and, upon exercise of such re-entry, all right, title and interest of Grantee in the above-described Property shall cease and revert immediately to Grantor, its successors and assigns.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said Grantor, either in law or in equity, to the only proper use, benefit and behoof of the said Grantee forever; subject to reservations, easements, covenants, restrictions, and limitations of record and all existing public utilities, encroachments, ways, and servitudes howsoever created.

THIS QUIT-CLAIM DEED is subject to all matters and encumbrances of public records, including but not limited to easements, other interests of the Grantor or other third parties which may touch and concern the Property, and the Surplus Property Agreement executed on November 14th, 2023 and recorded in the Public Records of St. Lucie County at Book 5072, Page 2673-2678 (a copy of which is also on file with the City Clerk).

AND Grantor hereby releases all right, title, and interest in and to all the phosphate, minerals, metals, and petroleum that are or may be in, on, or under the said Property, and Grantor hereby releases all privileges and rights of entry and all privileges which Grantor may have to mine and develop the same under Section 270.11, Florida Statutes.

IN WITNESS WHEREOF, Grantor has caused these presents to be signed in its name by its undersigned, all in pursuance of due and lawful authority, as of the day and year first above written.

Signed, sealed and delivered
in the presence of:

Print: Tina Rel
Address: Fort Pierce
100 N. US Hwy 1, Fort Pierce, FL 34950

Print: Linda Cox
Address: Fort Pierce
100 N. US Hwy 1, Fort Pierce, FL 34950

FORT PIERCE REDEVELOPMENT AGENCY,
a Dependent Special District of the City of Fort Pierce, Florida

By: Linda Hudson
Name: Linda Hudson
Title: Chairperson

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization, this 22 day of February, 2024, by Linda Hudson, as Chairperson of the FORT PIERCE REDEVELOPMENT AGENCY, a Dependent Special District of the City of Fort Pierce, Florida, on behalf of said agency, who is personally known to me or has produced _____ as identification.

[NOTARY SEAL]

Linda W. Cox
Print Name: Linda Cox
Notary Public, State of Florida
My Commission Expires:

LINDA W. COX
Notary Public
State of Florida
Comm# HH167003
Expires 9/9/2025

EXHIBIT A
(The Property)

LOT 11, LESS THE WEST 5 FEET, BLOCK 3, ELDORADO SUB-DIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE(S) 2, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.

From: Larry Lee Jr
To: Miriam Garcia
Subject: Re: Update 612 N 25th ST
Date: Tuesday, September 17, 2024 9:22:28 AM

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To: Fort Pierce Redevelopment Agency
From: Larry Lee Jr

Dear FPRA Board,
I am requesting a 90 days extension for me to apply for my building permit. I have an agreement with Fenced In Fence Company to build the fence for the Village Keepers Garden of Hope. I will also be contracting with a Well Drilling Company to install a deep well to provide water for the plants. This project will be a beautiful botanical garden. If needed I can provide further information on the Nursery that has agreed to help provide the trees and plants. I made some changes in the project that provides a concrete block stuccoed wall on the rear of the property that will display Highwaymen Art. Once the Garden is completed I am donating it to the Boys and Girls Clubs of St Lucie to own and operate. Will Armstead CEO of the Boys and Girls Clubs of St Lucie County has agreed to take ownership. This project is one of many that I am working on to help beautify Martin Luther King Jr Blvd. I appreciate your support of this project and it will be something that all of you as well the citizens of Fort Pierce will be proud of.

Sincerely,
Larry Lee Jr

Sent from my iPhone

> On Sep 17, 2024, at 8:22 AM, Miriam Garcia <mgarcia@cityoffortpierce.com> wrote:
>
> Good morning, Mr. Lee,

Can you please provide me the timeline extension that you would like to for the **A. Applications for Approvals & Building Permit?** How much additional time are you requesting to submit an application for permits?
Please submit your letter today so that I can submit it to the City Attorney for her review to amend the agreement.

4. DEVELOPMENT TIMELINE.

A. **APPLICATIONS FOR APPROVALS AND BUILDING PERMITS**
Grantee shall apply for any and all required approvals, building permits, and all other permits, in the manner consistent with the applicable jurisdiction, within 180 calendar days of the conveyance of title to the Real Property to Grantee.

B. COMMENCEMENT OF CONSTRUCTION
Grantee shall commence construction within 120 calendar days of receiving the required approvals and building permits.

C. **CERTIFICATE OF OCCUPANCY**
Grantee shall obtain a Certificate of Occupancy within N/A for neighborhood park 180 calendar days of the issuance of required approvals and building permits.

Kindest regards,



Miriam Garcia, FRA-RP
Redevelopment Specialist
City Manager's Office • City of Fort Pierce
100 N U.S. 1 Fort Pierce, FL 34950
Office: 772-467-3786
mgarcia@cityoffortpierce.com







From: Miriam Garcia
Sent: Thursday, September 12, 2024 11:16 AM
To: Larry Lee Jr <larry.lee.jr51@gmail.com>
Subject: RE: Update 612 N 25th ST

Good morning, Mr. Lee,

As the deadline for the permit application was August 22, 2024, please submit a letter to the FPRA Board requesting an extension and an amendment to the agreement to allow for the development of the Village Keepers Garden of Hope.

I will place this request on the agenda for the October meeting. In the meantime, could you please let me know how much additional time you would like to request for submitting the building permit? This information will assist me in drafting the amended agreement for the City Attorney's review.

Thank you, and I look forward to your response.

Kindest regards,



Miriam Garcia, FRA-RP
Redevelopment Specialist
City Manager's Office • City of Fort Pierce
100 N U.S. 1 Fort Pierce, FL 34950
Office: 772-467-3786
mgarcia@cityoffortpierce.com






-----Original Message-----
From: Larry Lee Jr <larry.lee.jr51@gmail.com>
Sent: Thursday, September 5, 2024 11:50 AM
To: Miriam Garcia <mgarcia@cityoffortpierce.com>
Subject: Update

SECURITY WARNING: This email has been generated from external sources and is not affiliated with the City of Fort Pierce systems. Exercise caution while clicking on links or

opening attachments. If you have any questions or concerns, please reach out to the IT department promptly.

Mariam,
I am going to send you a series of emails updating you on the progress of the Village Keepers Garden of Hope. The attached is my unified survey joining the two lots.

Larry Lee Jr.

Sent from my iPhone
<612 N 25th St - Surplus Property Executed Agreement.pdf>

FPRA RESOLUTION NO. 24-05

A RESOLUTION OF THE FORT PIERCE REDEVELOPMENT AGENCY, A DEPENDENT SPECIAL DISTRICT OF THE CITY OF FORT PIERCE, FLORIDA, AUTHORIZING AND DIRECTING THE EXECUTION OF THE REVERTER TO RE-ENTER AND RETAKE THE PROPERTY LOCATED AT 612 NORTH 25TH STREET, TO INCLUDE ANY NECESSARY LITIGATION; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on November 14, 2023, pursuant to FPRA Resolution No. 23-05, the Fort Pierce Redevelopment Agency ("FPRA") AND Larry Lee Jr and Family, LLC ("Grantee") entered into the Surplus Property Sale Agreement ("Agreement") for the sale of real property located at 612 North 25th Street, Fort Pierce, FL 34947 ("Property"); and

WHEREAS, the Agreement was filed in the Official Records for St. Lucie County at Book 5072, Page 2673; and

WHEREAS, the Agreement included a Development Timeline for which the Grantee was required to develop a neighborhood park called Village Garden of Hope; and

WHEREAS, the Grantee was required, pursuant to the Application for Approvals and Building Permits section of the Development Timeline in the Agreement to apply for any and all required approvals, building permits, and all other permits required within 180 calendar days of the conveyance of the title to the real property to Grantee as required by the Development Timeline in the Agreement; and

WHEREAS, the Grantee has failed to apply for the required approvals, building permits, and all other permits required within 180 calendar days of the conveyance of title; and

WHEREAS, the Grantee has requested an extension of 120 days to apply for all required approvals, building permits, and all other permits, as required under the Applications for Approvals and Building Permits section of the Development Timeline in the Agreement; and

WHEREAS, the FPRA denies the Grantee's request for an extension; and

WHEREAS, the Agreement and the Quit Claim Deed include the City's right of Reverter to re-enter and retake the Property upon a material breach of the Agreement, as determined by the FPRA in its sole discretion; and

WHEREAS, the FPRA finds that a material breach of the Agreement exists based on the Grantee's failure to comply with the material term(s) as outlined herein; and

WHEREAS, pursuant to the Agreement, upon such re-entry, all right, title, and interest of the Grantee in the Property shall cease and revert immediately to the City and the Purchase Price shall be forfeit to the FPRA; and

WHEREAS, the FPRA desires to exercise its rights under the Reverter to re-enter and retake the Property pursuant to the Agreement and Quit Claim Deed.

NOW, THEREFORE, BE IT RESOLVED by the Fort Pierce Redevelopment Agency, a Dependent Special District of the City of Fort Pierce, Florida, as follows:

SECTION 1. The foregoing findings are incorporated herein by reference and made a part hereof.

SECTION 2. The FPRA hereby authorizes and directs the City Attorney, or their designee, to exercise the Reverter under the Agreement and Quit Claim Deed by any and all legal means necessary, to include the initiation of litigation, if necessary.

SECTION 3. If any section, clause, phrase, word, or provision of this Resolution is for any reason held invalid or unconstitutional by a court of competent jurisdiction, whether for substantive or procedural reasons, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portions of this Resolution which shall remain in full force and effect.

SECTION 4. This Resolution shall become effective upon adoption.

IN WITNESS WHEREOF, this Resolution was duly adopted this ____ day of _____, 20__.

_____
LINDA HUDSON, CHAIR

ATTEST:

_____
LINDA W. COX, CITY CLERK

(CITY SEAL)

APPROVED AS TO FORM
AND CORRECTNESS:

_____
SARA HEDGES, CITY ATTORNEY

FPRA Regular Meeting - 5:05 p.m. **8. b.**

Meeting Date: November 12, 2024

Re: Discussion on adding an additional vehicle to the Freebee fleet for the upcoming season

Submitted For: Shyanne Harnage, CRA Administrator, City Manager

---

SUBJECT:

Discussion on adding an additional vehicle to the Freebee fleet for the upcoming season

SUMMARY:

In anticipation of the upcoming visitor season, at the August 13, 2024 FPRA Meeting, the FPRA Board requested a proposal from Freebee to temporarily add a fifth electric vehicle to the fleet. This initiative aims to proactively address the anticipated surge in demand during the visitor season, with the goal of improving rider experience and minimizing wait times. The cost for the additional vehicle is $10,833.00 per month plus a one-time fee of $1,500.00 for the vehicle wrap and a one-time fee of $1,250.00 to install the charging station. Freebee estimates a 30 to 45-day timeframe from amendment execution for the additional vehicle to begin service.

The CRA Advisory Committee reviewed this preliminary concept at their meeting on October 2, 2024 and recommends the FPRA Board move forward with exploring this seasonal expansion.

RECOMMENDATION:

Staff will proceed as directed by the FPRA Board

ALTERNATIVES:

Staff will proceed as directed by the FPRA Board

RESPONSIBLE STAFF:

Sara Delgado, Redevelopment Specialist

COORDINATED WITH:

Shyanne Harnage, CRA Administrator

Fiscal Impact

OTHER INFORMATION:

N/A

Attachments

Presentation

FREEBEE

FREE ON-DEMAND TRANSPORTATION

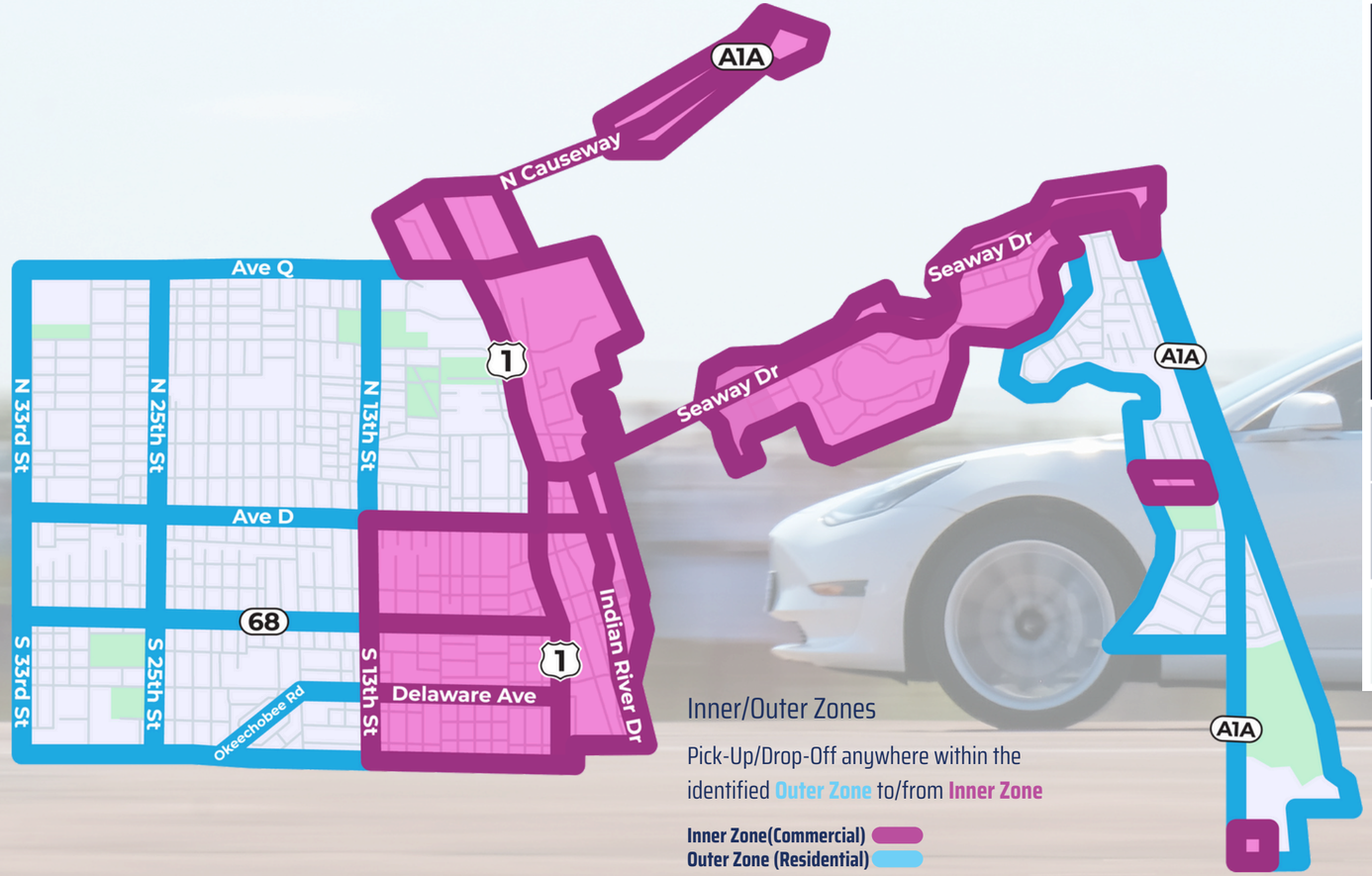


FPRA FORT PIERCE
REDEVELOPMENT AGENCY

Wait Time Update

Since the implementation of the Inner/Outer Zones in mid-August, there has been a notable improvement in the efficiency of Freebee's on-demand transportation services.

After comparing data from the last two months, there has been a notable 41% reduction in wait times. This enhancement reflects the successful restructuring of service areas, allowing Freebee to better respond more promptly to ride requests.



Zone Summary

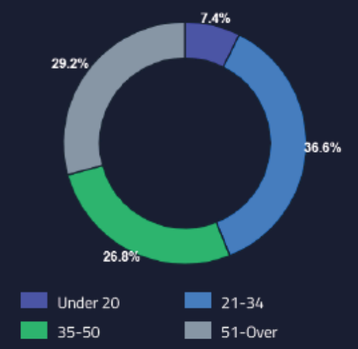
August 2024

COMPLETED RIDES	TOTAL PASSENGERS	AVG AGE
3,900	5,514	9.9%, 24.1%, 40.5%, 25.5%
AVG DRIVER RATING		Under 20, 21-34, 35-50, 51-Over
4.75		

AVERAGE TIME	Ride request to selected 1.21m			Ride request to pickup 24.53m	
RIDES BY WAITING TIMES	0-10 Min 823	10-15 Min 567	15-20 Min 519	20-30 Min 908	30+ Min 1083
APP RIDES	FLAG DOWN RIDES	MEN DRIVEN	FEMALE DRIVEN		
3,356	272	2,679	2,835		

Zone Summary

September 2024

COMPLETED RIDES	TOTAL PASSENGERS	AVG AGE
3,545	4,849	

AVG DRIVER RATING
4.74

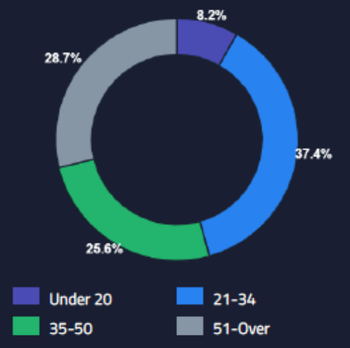
AVERAGE TIME	Ride request to selected 0.55m	Ride request to pickup 20.48m

RIDES BY WAITING TIMES	0-10	10-15	15-20	20-30	30+
	Min 1073	Min 597	Min 490	Min 688	Min 697

APP RIDES	FLAG DOWN RIDES	MEN DRIVEN	FEMALE DRIVEN
2,971	260	2,493	2,356

Zone Summary

October 2024

COMPLETED RIDES	TOTAL PASSENGERS	AVG AGE
3,769	5,054	

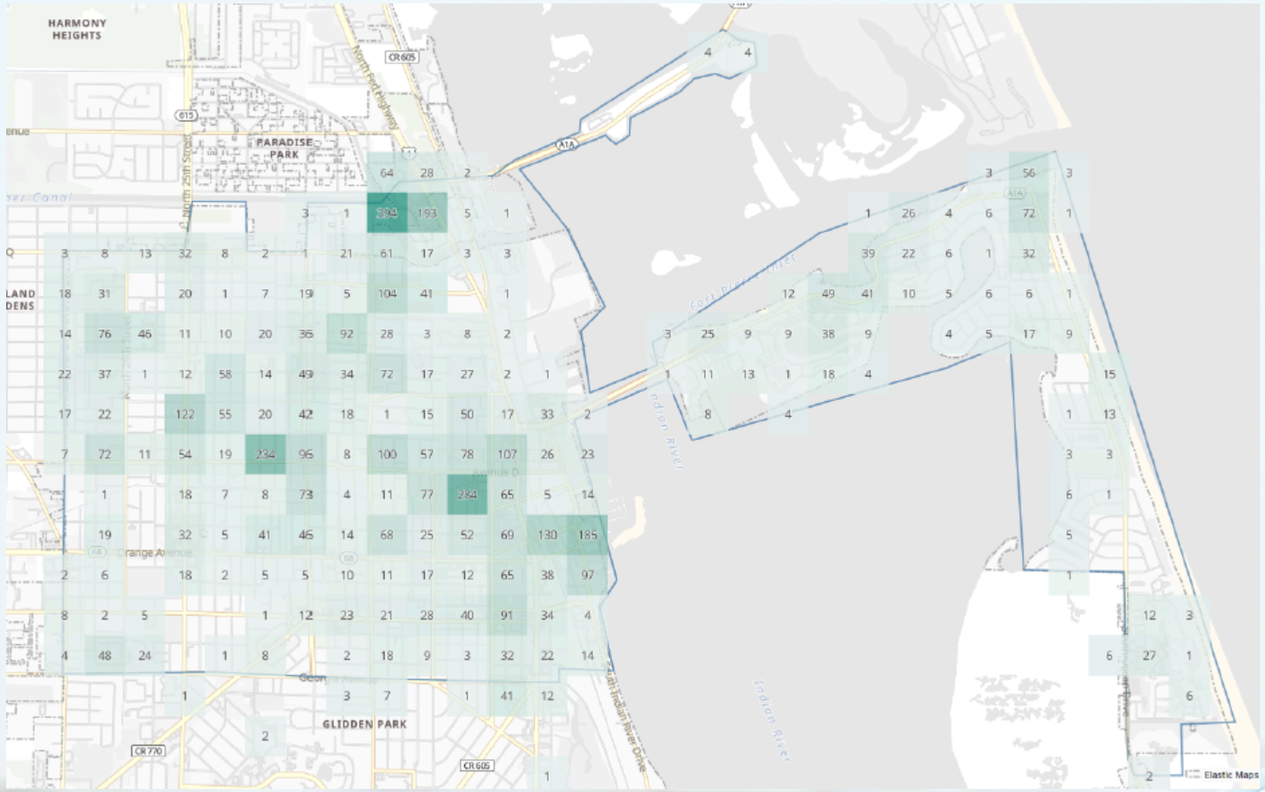
AVG DRIVER RATING
4.79

AVERAGE TIME	Ride request to selected 0.39m	Ride request to pickup 19.44m

RIDES BY WAITING TIMES	0-10	10-15	15-20	20-30	30+
	Min 1140	Min 657	Min 601	Min 736	Min 635

APP RIDES	FLAG DOWN RIDES	MEN DRIVEN	FEMALE DRIVEN
3,135	312	2,645	2,409

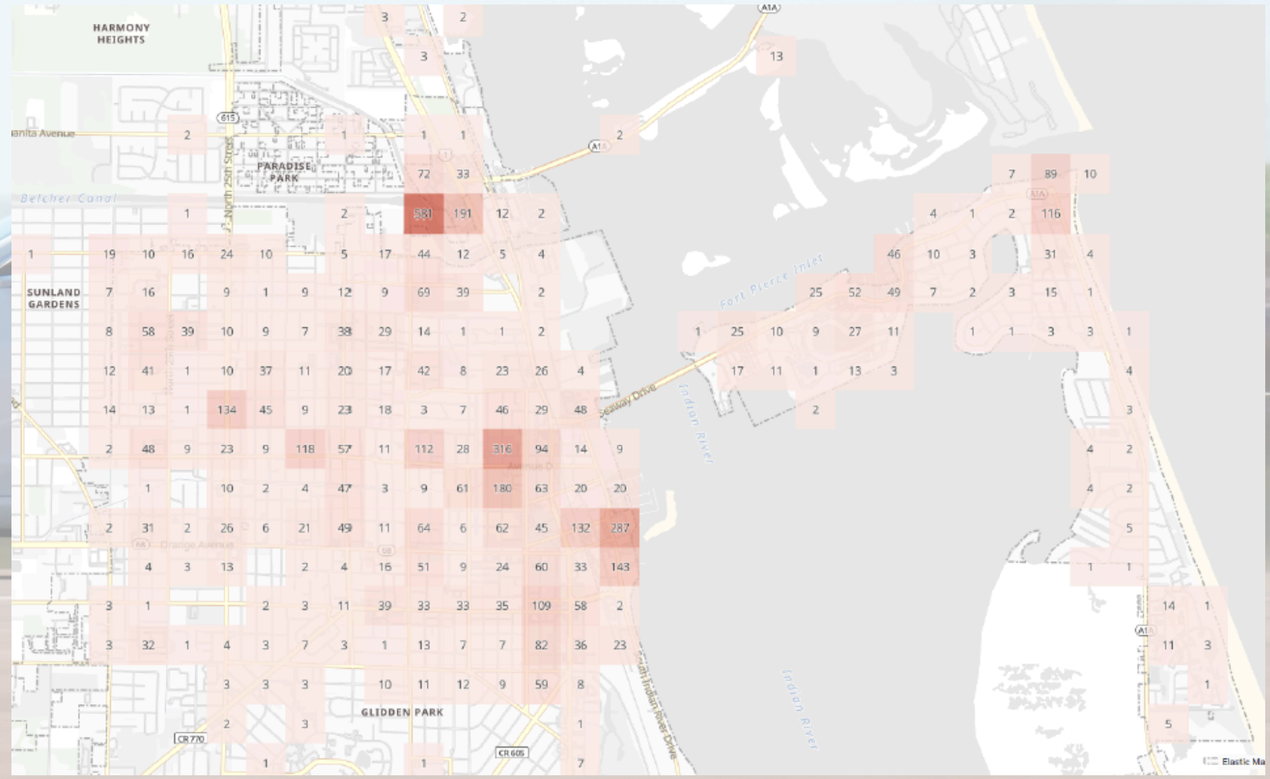
Pickup Locations



Most Popular Destinations:

- Publix - Taylor Creek Commons
- Downtown
- Jetty Park
- Intermodal Bus Station

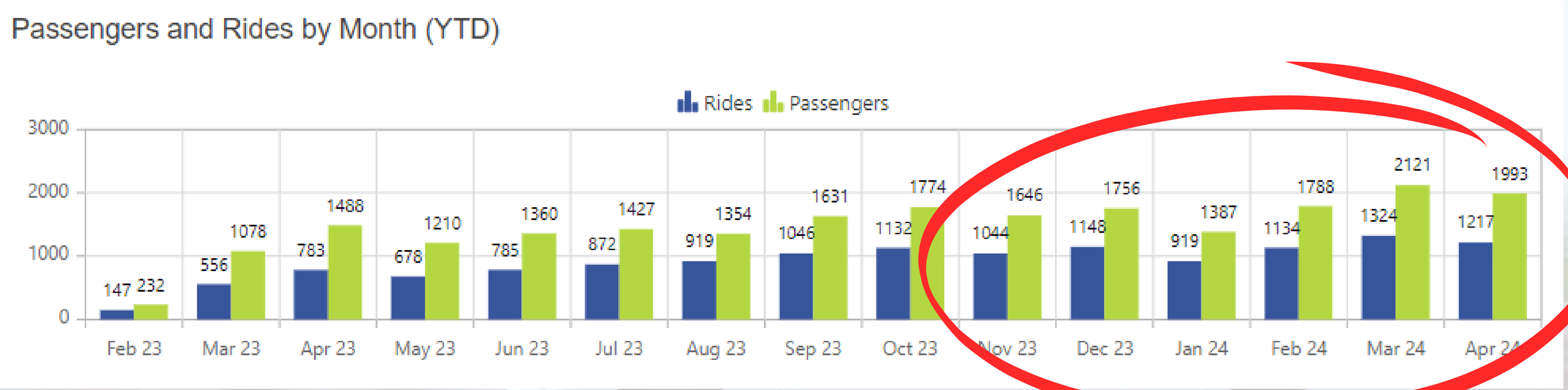
Dropoff Locations



Demand Analysis

Seasonal Months with high ridership

November 2023 - April 2024



Implementing a 5th vehicle

Timeline
30-45 Days

- Locate a parking space & Install new charger
- Hire drivers to fulfill the hours

Cost

Vehicle Wrap
One time fee $1,500.00

5th Vehicle
Monthly $10,833.00

Charger Installation
One time fee $1,250.00



MASTER SERVICES AGREEMENT

This Master Services Agreement ("Agreement") is made and entered into on this _14th day of May 2024, by and between BEEFREE, LLC, a limited liability company duly organized and existing under the laws of the State of Florida and having its principal place of business at 371 NE 61st St, Miami, Florida 33137 ("BEEFREE"), and the FORT PIERCE REDEVELOPMENT AGENCY, a dependent special district of the City of Fort Pierce, a municipal agency of the State of Florida and having its principal place of business at 100 N. US Highway 1, Fort Pierce, Florida 34950 ("FPRA"). This Agreement provides the general terms and conditions applicable to FPRA's purchase of services from BEEFREE.

1. Scope of Services. This Agreement shall serve as a master agreement between the Parties, which sets forth the basic terms that shall apply to the respective rights and obligations of the Parties during the term of this Agreement. Specific services and rates for such services shall be set forth in a separate Rates and Services Addendum ("Addendum", attached at Exhibit A), which may be agreed to from time to time between the Parties, and which shall require execution by each party hereto in order to be effective and binding. Each Addendum shall reference this Agreement and shall be governed by the terms and conditions herein. In the event of a conflict between any Addendum and this Agreement, the terms and conditions of this Agreement shall control, unless the Addendum expressly states that the terms and conditions of the Addendum shall control. Specific terms in an Addendum shall not affect any other Addendum under this Agreement without the express written agreement of the Parties.

2. Description of Services. BEEFREE provides mobile application-based transportation and marketing services to members of the public for the benefit of its clients via BEEFREE's 100% electric and customized vehicles known as "Freebees" (the "Services"). As BEEFREE's services are specifically tailored for each of its clients, the specific nature of the services that will be provided to FPRA hereunder will be specified in the Addendum(s) hereto.

3. Compensation and Payment. The rates for services will be based on the type and number of services requested by FPRA, and will be specified in the Addendum(s) hereto. Unless otherwise stated in the Addendum(s) hereto, FPRA shall make payment to BEEFREE on a monthly basis, on or before the first calendar day of each month. BEEFREE will electronically invoice FPRA fourteen (14) days prior to payment due date. Any payments not received within thirty (30) calendar days of the payment due date shall bear interest at the maximum statutory rate until paid. Any and all disputes related to an invoice issued by BEEFREE must be made by FPRA, in writing, within thirty (30) calendar days of the payment due date for the invoice.

4. Term and Period of Performance. The initial term of this Agreement shall be for a period of three (3) years ("Term") and the Term shall commence on June 1, 2024, and, unless terminated earlier pursuant to Section 5 below or by mutual written agreement between the Parties, shall continue in full force and effect thereafter until May 1, 2027. At the FPRA's sole discretion, the Term of this Agreement may be extended for an additional two (2) one-year terms (each a "Renewal Term"), by written notice from the FPRA to BEEFREE at least sixty (60) days prior to the conclusion of the then-existing term.

5. Independent Contractor. BEEFREE acknowledges entering into this Agreement as an independent contractor, and BEEFREE shall therefore be responsible for the deposit and payment of any Federal Income Taxes, FICA, Unemployment Taxes, or any similar fees or taxes that become due and shall be responsible for the collection and payment of all withholdings, contributions, and payroll taxes relating to BEEFREE's Services, or those of employees of BEEFREE. The FPRA shall not withhold from sums payable to BEEFREE, any amount whatsoever for Federal Income Taxes, FICA, Unemployment Insurance Taxes or any similar fees or taxes. BEEFREE, its employees or agents, will not be considered as employees of the FPRA or entitled to participate in plans, distributions, arrangements or other benefits extended to City of Fort Pierce ("City") employees. BEEFREE is an independent contractor. This Agreement does not create a joint venture, partnership, or other business enterprise between the parties. Nothing herein shall imply or shall be deemed to imply an agency relationship between the FPRA and BEEFREE. BEEFREE has no authority to bind the FPRA to any promise, debt, default, or undertaking. BEEFREE and the FPRA agree that it is not intended that any provision of the Agreement establish a third-party beneficiary giving or allowing any claim or right of action whatsoever by any third party under this Agreement.

6. Compliance with Applicable Law. In performance of the Services, BEEFREE will comply with applicable regulatory requirements, including federal, state, special district, and local laws, rules, regulations, orders, odes, criteria, and standards, including but not limited to, compliance with all local, state, and federal Equal Employment

Opportunity (EEO) and American with Disabilities Act (ADA) requirements. It shall be the responsibility of BEEFREE to obtain and maintain, at no cost to the FPRA, any and all licenses and permits required to complete the Services. BEEFREE warrants that it fully complies with all federal laws and regulations regarding the employment of aliens and others and that all employees performing work under this Agreement meet the citizenship or alien status requirements set forth in federal statutes and regulations. BEEFREE shall indemnify, defend, and hold harmless the City, FPRA, its elected and appointed officials and employees from and against any sanctions and any other liability which may be assessed against BEEFREE or the City or FPRA in connection with any alleged violation of any federal statutes or regulations pertaining to the eligibility for employment of any persons performing the Services or any other work or services under this Agreement.

7**. Equal Opportunity**. It is understood that BEEFREE shall not discriminate against any employee in the performance or the contract with respect to hire, tenure, terms, conditions or privileges of employment, or any other matter directly or indirectly related to employment because of race, creed, color, national origin, age, disability, sex, gender identity, sexual orientation, or any other legally protected class. Discrimination, harassment, and/or violations of this clause and City non-discrimination policies will not be tolerated and are grounds for immediate termination of the contract without liability to the City, FPRA or its employees.

8. Termination. This Agreement, along with any Addendums hereto, may be unilaterally terminated in any of the following manners:

(a) Termination for Cause: If either party believes that the other party has failed in any material respect to perform its obligations under this Agreement or its Addendums, then that party may provide notice to the other party describing the alleged failure in reasonable detail. If the alleged failure relates to a failure to pay any sum due and owing under this Agreement, the breaching party shall have fifteen (15) business days after notice of such failure to cure the breach. If the breaching party fails to cure within the specified time, then the non-breaching party may immediately terminate this Agreement for cause by providing notice to the breaching party. With respect to all other defaults, if the breaching party does not, within thirty (30) calendar days after receiving such written notice, cure the material failure, then the non-breaching party may terminate this Agreement for cause by providing notice to the breaching party.

(b) Termination for Bankruptcy: Either party shall have the immediate right to terminate this Agreement, by providing written notice to the other party, in the event: (i) the other party enters into receivership or is the subject of a voluntary or involuntary bankruptcy proceeding, or makes an assignment for the benefit of creditors; or (ii) a substantial part of the other party's property becomes subject to any levy, seizure, assignment or sale for or by any creditor or government agency.

(c) Termination for Convenience. The FPRA may terminate this Agreement, along with any Addendum(s), for convenience, without cause, at any time by providing ninety (90) days written notice to BEEFREE. In the event of a termination for convenience, BEEFREE shall be paid for all services performed through the date of termination, based on the percentage of services completed and BEEFREE shall not be entitled to any other compensation or damages from the FPRA, except to the extent the FPRA has otherwise breached this Agreement.

(d) Payments Due: The termination of this Agreement shall not release either party from its obligation to make payment of any and all amounts then or thereafter due or payable.

(e) Continuation of Services: BEEFREE will continue to perform Services during the notice period unless otherwise mutually agreed upon between the Parties in writing. In the event that FPRA provides notice of termination and directs BEEFREE not to perform the services during the notice period, FPRA agrees to pay BEEFREE an amount equal to the amount normally due to BEEFREE for the notice period. Upon termination by either party, FPRA will pay BEEFREE for all services performed and charges and expenses reasonably incurred by BEEFREE in connection with the services provided under this Agreement and any Addendums through the effective date of termination.

9. Notice. Any and all notices provided for in this Agreement shall be sent electronically in writing to the following contact persons for each party:

CLIENT:

Attn:	Nick Mimms
Address:	Fort Pierce Redevelopment Agency 100 N. US Highway 1 Fort Pierce, FL 34950
Tel:	772-467-3793
Fax/email:	nmimms@cityoffortpierce.com
CC:	City Attorney 100 N. US Highway 1 Fort Pierce, FL 34950

BEEFREE:

Attn:	Jason Spiegel
Address:	371 NE 61st St, Miami, FL 33137
Tel:	215-370-5699
Fax/email:	jason@ridefreebee.com CC: Freebee General Counsel bzappala@switkeslaw.com

Each party agrees to appoint responsible contact persons in order to ensure that the relevant contractual obligations are timely performed in accordance with this Agreement. Such contact persons may be changed by the Parties by sending notice thereof to the other party.

10. Insurance.

INSURER REQUIREMENTS

BEEFREE shall maintain, at its own cost and expense, the following types and amounts of insurance with insurers with rating of "A-" "VI" or better according to the A.M. Best rating guide as a minimum standard. The insurers providing coverage must be approved by the State of Florida and hold all of the required licenses in good standing to conduct business within the State of Florida.

TYPE OF COVERAGE & LIMIT OF LIABILITY REQUIREMENT

Workers' Compensation and Employers Liability Insurance covering all employees, subcontractors, and/or volunteers of the BEEFREE and/or Vendor engaged in the performance of the scope of work associated with this contract and/or agreement. The minimum limits of liability shall be in accordance with applicable state and/or federal laws that may apply to Workers' Compensation insurance, with the following limits:

Workers' Compensation - Coverage A
Statutory Limits (State of Florida or Federal Act)

Employers' Liability - Coverage B
$1,000,000 Limit - Each Accident
$1,000,000 Limit - Disease each Employee
$1,000,000 Limit - Disease Policy Limit

Commercial General Liability Insurance written on an occurrence basis, including but not limited to, coverage for contractual liability, products and completed operations, personal & advertising injury, bodily injury and property damage liabilities with limits of liability no less than:

Each Occurrence Limit - $1,000,000

Fire Damage Limit (Damage to rented premises) - $100,000

Personal & Advertising Injury Limit - $1,000,000

General Aggregate Limit - $2,000,000

Products & Completed Operations Aggregate Limit - $2,000,000

Business Automobile Liability Insurance covering all owned, non-owned and hired vehicles used in connection with the performance of work under this Contract, with a combined single limit of liability for bodily injury and property damage of not less than:

Combined Single Limit (Each Accident) - $1,000,000

Any Auto (Symbol 1)

Hired Autos (Symbol 8)

Non-Owned Autos (Symbol 9)

Uninsured and Underinsured motorist coverage with limits of not less than $100,000 per accident

MINIMUM COVERAGE FORM (SHALL BE AT LEAST AS BROAD AS):

Workers Compensation

The standard form approved by the State of Jurisdiction

Commercial General Liability

ISO (Insurance Services Office, Inc.) Commercial General Liability coverage ("occurrence" Form CG 0001) or its equivalent. "Claims made" form is unacceptable except for professional or environmental liability coverage.

Commercial Auto Liability

ISO (Insurance Services Office, Inc.) Commercial Auto Liability coverage (form CA 0001) or its equivalent.

REQUIRED ENDORSEMENTS

In addition to being stated on the Certificate of Insurance, the following endorsements with City approved language.

Additional insured status provided on a primary & non-contributory basis (except for Workers Compensation Insurance and Professional Liability)

Waiver of Subrogation for all required insurance coverages.

Notices of Cancellation/Non-renewal/Material Changes on any required insurance coverage must be sent directly to the Fort Pierce Redevelopment Agency by the Insurance Company. The FPRA only requires the same statutory notice that an insurance company must provide to the insured, however this Notice may not be less than Thirty (30) Days, except a Ten (10) Day Notice of cancellation is acceptable for non-payment of premium.

Notices of Cancellation, Non-renewal or Material Change must be provided to the following address:

Fort Pierce Redevelopment Agency
c/o City of Fort Pierce
100 N. US Hwy 1
Fort Pierce, FL 34954-1480

Certificates of Insurance must be completed as follows:

1. Certificate Holder
   Fort Pierce Redevelopment Agency
   c/o City of Fort Pierce
   Attention: Risk Manager
   100 N. U.S. Hwy I
   Fort Pierce, FL 34954-1480

2. Additional Insured for General Liability
   Fort Pierce Redevelopment Agency and the City of Fort Pierce and their respective officials, officers and employees

11. Force Majeure. BEEFREE shall not be liable to the FPRA for non-performance or delay in performance of any of its obligations under this Agreement and any Addendum(s) hereto due to acts of God, war, civil commotion, embargo, strikes, fire, theft, delay in delivery of services of sub-contractors or sub-suppliers, shortage of labor or materials, compliance with any regulation or directive of any national, state or local government, or any department or agency thereof, epidemic, hurricane, tropical storm, inclement weather, earthquake or any other similar unforeseen event or act of God (whether or not similar in nature to those specified) which are outside the reasonable control of BEEFREE.

12. Governing Law. This Agreement shall be construed, interpreted and governed exclusively by and pursuant to the laws of the State of Florida, without reference to any conflicts-of-laws rules or principles that may or would require the application of the law of any other jurisdiction.

13. Venue. The Parties agree that any controversy, disagreement, claim, dispute or other proceeding between them which relates to or arises out of this Agreement, or which is otherwise related in any manner to the relationship between the Parties, shall be subject to the exclusive jurisdiction and venue of the United States District Court for the Southern District of Florida located in St. Lucie County, Florida, or, in the event that such Federal Court does not have subject matter jurisdiction over such proceeding, in the courts of the State of Florida located in St. Lucie County, Florida. Each party irrevocably waives any right that it may have to a trial by jury in connection with any dispute arising out of or in connection with this Agreement and any Addendums hereto.

14. Default. In the event of any lawsuit, litigation, proceeding or action (collectively, "Action") necessitated by a party's default with respect to its obligations under this Agreement, the prevailing party shall be reimbursed by the other party for all costs and expenses incurred in connection with the Action, including, but not limited to, reasonable attorneys' fees and costs.

15. Severability. If, at any time, any provision hereof is or becomes illegal, invalid or unenforceable in any respect under the law of any jurisdiction, the legality, validity or enforceability of the remaining provisions shall in no way be affected or impaired thereby. The invalid provision shall be replaced by a valid one which achieves to the extent possible the original purpose and commercial goal of the invalid provision.

16. Indemnification. To the fullest extent permitted by laws and regulations, BEEFREE shall defend, indemnify, and hold harmless the City, FPRA, its elected and appointed officials, attorneys, administrators, consultants, agents, and employees from and against all claims, damages, losses, and expenses direct, indirect, or consequential (including but not limited to reasonable fees and charges of attorneys and other professionals and court and arbitration costs) arising out of, resulting from, or in connection with, the performance of the Services provided hereunder, any failure of

BEEFREE to properly maintain the Freebee vehicles, and /or any manufacturer defect and caused in whole or in part by (i) any willful, intentional, reckless, or negligent act or omission of BEEFREE, or its employees, agents, or contractors, except to the extent caused in whole or in part by a party indemnified hereunder. The parties expressly agree that this provision shall be construed broadly, and BEEFREE's obligations to pay for the FPRA's legal defense hereunder shall arise and be fully enforceable when BEEFREE (or any subconsultant or any person or organization directly or indirectly employed by BEEFREE) is alleged to have acted willfully, intentionally, recklessly, or negligently in the performance of the Services required under this Agreement. For any matters in which BEEFREE is required to pay for the FPRA's legal defense hereunder, BEEFREE shall be permitted to retain counsel of its choosing for both BEEFREE and the FPRA, provided that such legal counsel is reasonably acceptable to the FPRA, which consent shall not be unreasonably withheld.

In any and all claims against the City, FPRA or any of its elected or appointed officials, consultants, agents, or employees by any employee of BEEFREE, any subconsultant, any person or organization directly or indirectly employed by any of them to perform or furnish any of the services or any one for whose acts any of them may be liable, the indemnification obligation under the above paragraph shall not be limited in any way by any limitation on the amount or type of damages, compensation, or benefits payable by or for BEEFREE or any such subconsultant or other person or organization under workers' or workman's compensation acts, disability benefit acts, or other employee benefit acts. Moreover, nothing in this Indemnification and Hold Harmless provision shall be considered to increase or otherwise waive any limits of liability, extend the limits of liability, or to waive any sovereign immunity, established by Florida Statutes, case law, or any other source of law provided to the City or FPRA.

17. Remedies and Waivers. No failure to exercise, nor any delay in exercising, on the part of either party, any right or remedy hereunder shall operate as a waiver thereof, nor shall any single or partial exercise of any right or remedy prevent any further or other exercise thereof or the exercise of any other right or remedy.

18. Assignment. This Agreement shall not be assignable by either party, in whole or in part, without the written consent of the other party, which consent shall not be unreasonably withheld or denied.

19. Construction and Interpretation. The rule requiring construction or interpretation against the drafter is waived. This Agreement and all Addendums hereto shall be deemed as if they were drafted by both Parties in a mutual effort.

20. Entire Agreement. This Agreement and the Addendum(s) hereto form the entire agreement between the Parties relating to the subject matter hereof. Except as otherwise agreed in this Agreement, all amendments and modifications to this Agreement shall be made by a written document executed by both Parties.

21. Waiver of Consequential Damages. BEEFREE waives claims against the FPRA for consequential damages arising out of or related to this Agreement or its performance including, but not limited to, damages for lost income, profit, lost bonding capacity, financing, business and reputation, or for loss of management or labor productivity, damages incurred for principal office expenses, including the compensation of personnel stationed there, and for anticipated profit on any work not performed by BEEFREE.

22. E-Verify. All requirements of Section 448.095, Florida Statutes, shall be complied with by BEEFREE. In accordance with, Section 448.095, Florida Statutes, BEEFREE shall register with and utilize the E-Verify System operated by the United States Department of Homeland Security to verify the employment eligibility of all new employees hired during the term of the Agreement and shall expressly require any subcontractors performing work or providing services pursuant to this Agreement to likewise utilize the E-Verify System to verify the employment eligibility of all new employees hired by the subcontractor during the term of this Agreement. If BEEFREE enters into a contract with a subcontractor performing work or providing services on its behalf, BEEFREE shall also require the subcontractor to provide an affidavit stating that the subcontractor does not employ, contract with, or subcontract with an unauthorized alien. Information on registration for and use of the E-Verify System can be obtained via the internet at the Department of Homeland Security Web site: http://www.dhs.gov/E-Verify. BEEFREE shall, upon request, provide evidence of compliance with this provision to the FPRA. A contract terminated pursuant to Section 448.095 is not a breach of contract and may not be considered as such. If the FPRA terminates this contract with a contractor, the contractor may not be awarded a public contract for at least one (1) year after the date on which the contract was

terminated. BEEFREE is liable for any additional costs incurred by the FPRA as a result of the termination of this contract under Section 448.095, Florida Statutes.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the day and year first above written:

ATTEST:

Linda W. Cox

Linda W. Cox, Agency Clerk

AS TO FPRA:

Linda Hudson

Linda Hudson, Chairperson

APPROVED AS TO FORM AND CORRECTNESS:

Sara K. Hedges, City Attorney

AS TO BEEFREE:

Jason Spiegel

Managing Partner

Title

WITNESS:

Name

Matt Freidmann

EXHIBIT A
RATES AND SERVICES ADDENDUM

This Rates and Services Addendum ("Addendum") supplements the Master Services Agreement between BEEFREE, LLC ('BEEFREE") and FORT PIERCE REDEVELOPMENT AGENCY ("FPRA"), made and entered into on May _14th__, 2024 (the "Agreement"). This Addendum is subordinate to, and fully incorporates the terms and conditions of the Agreement, unless expressly stated otherwise herein.

In consideration of the promises and covenants contained herein, and for good and valuable consideration, BEEFREE and FPRA (collectively, the "Parties"), intending to be legally bound, hereby agree as follows:

1. Term. The term of the Services set forth under this Addendum shall commence on **June 1, 2024,** and shall remain in full force and effect until **May 1, 2027** (the "Term"), unless terminated sooner pursuant to the terms of the Agreement. The FPRA may opt to extend the Term for two (2) additional periods of one (1) year each by providing BEEFREE with written notice of its intent to extend the Term at least sixty (60) days prior to the end of each term in which the Services are provided hereunder.

2. Services. This Addendum is limited in scope to the following services (the "Services"), which BEEFREE agrees to provide to FPRA at the rates specified herein (the "Rates"):

a. BEEFREE will provide five (5) Vehicles with (1) one being a wheelchair-accessible vehicle, in compliance with the requirements of the Americans with Disabilities Act (“ADA”). The Vehicles will be driven by BEEFREE employees and not subject to subcontract.

b. BEEFREE will operate the Vehicles within FPRA’s designated service area, as outlined in Exhibit B, during FPRA’s operating hours (weather and conditions permitting), except for times when drivers are on company-approved meal or shift breaks. BEEFREE agrees that during FPRA’s operating hours, at least one (1) wheelchair-accessible Vehicle will be available to accommodate passengers upon request, and BEEFREE will operate any ramping system and secure wheelchairs as necessary, to the extent that it is safe and reasonable to do so, should such accommodations be requested.

c. BEEFREE will only operate the Vehicles in a manner that each ridership either begins or ends within the FPRA boundaries, as outlined in Exhibit C.

d. BEEFREE will provide drivers for the Vehicles, who will act as brand ambassadors for the Fort Pierce Redevelopment Agency and will communicate public service announcements as may be communicated by FPRA to BEEFREE from time to time.

e. BEEFREE will provide FPRA with a monthly report showing data and analytics related to ridership in the Vehicles for the preceding month(s). BEEFREE will provide these reports within ten (10) business days of the last day of each month, unless another time frame is agreed to between the Parties.

f. BEEFREE will operate the Vehicles in FPRA’s designated area, as outlined in Exhibit B, as delineated in the attached map or as directed by the FPRA in writing.

3. Payment Terms. As consideration for the Services listed above, FPRA agrees to pay BEEFREE as follows:

a. Beginning June 1, 2024 and continuing on the first day of each month of the Term thereafter, FPRA agrees to pay BEEFREE a monthly installment in the amount of **$40,000**, which shall be paid to BEEFREE on or before the first day of each month. The total cost is not to exceed **$480,000.00** annually.

4. Additional Terms.

a. Each of the four (4) vehicles will operate Monday-Sunday, within the window of the FPRA's operating hours. The FPRA's operating hours are outlined in Exhibit D below and may be modified by subsequent mutual agreements of the Parties as ridership data becomes available throughout the Term.

b. FPRA shall be responsible for the electricity expense associated with operating BEEFREE's vehicles and BEEFREE will be responsible for the maintenance of the Level II fast chargers previously installed during the pilot program.

c. If at any time during the Term FPRA determines that a BEEFREE employee assigned to drive the Vehicles is not demonstrating satisfactory performance, FPRA shall have the right to request that BEEFREE reassign and replace the driver with a BEEFREE employee who meets FPRA's standards. Any such request shall be made by CITY to BEEFREE in writing and shall state the reason(s) for FPRA's request in sufficient detail to apprise BEEFREE of the basis for FPRA's request. BEEFREE shall act to comply with any reasonable and lawful request within seven (7) days of receiving such written notice from the FPRA.

d. If at any time during the Term FPRA determines that any part of a Vehicle is in disrepair, FPRA shall have the right to request that BEEFREE repair or replace such part so that it meets industry standards. BEEFREE shall have a wheelchair-accessible vehicle available at all times of service.

e. FPRA will provide covered and secured parking spaces for any vehicles used during the duration of the Term at no cost to BEEFREE.

f. Should local law allow for BEEFREE to sell advertising space on the Vehicles at any time during the Term, and provided BEEFREE is able to sell such advertising space, BEEFREE may enter into separate agreements with advertisers for the placement of advertising on the Vehicles. All advertising shall be subject to FPRA's approval prior to placement on the Vehicles. BEEFREE will be entitled to keep 100% of the revenue generated.

EXHIBIT B
SERVICE AREA

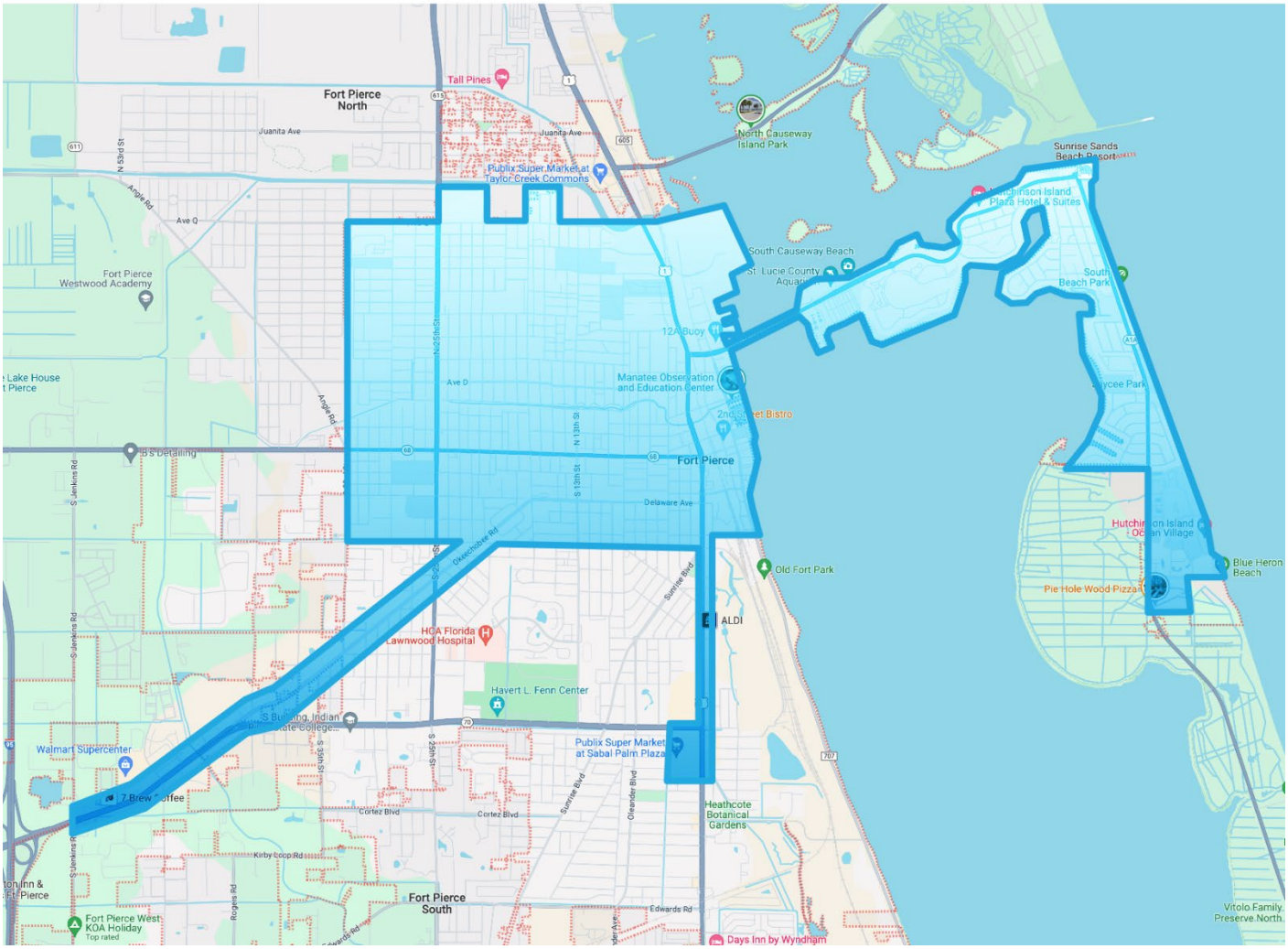


EXHIBIT C
FORT PIERCE REDEVELOPMENT AGENCY BOUNDARY MAP

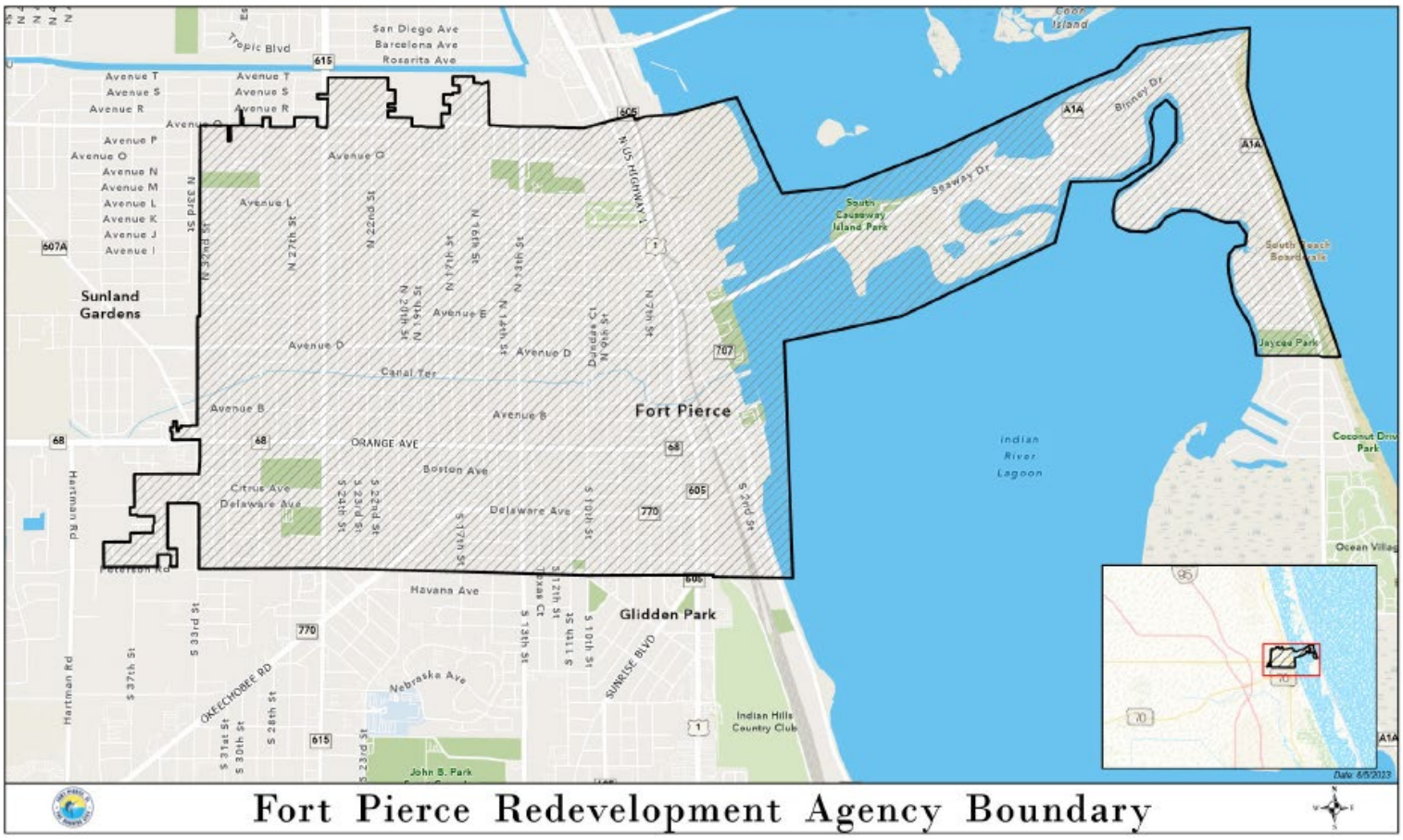


EXHIBIT D
HOURS OF OPERATION

- Monday-Wednesday: 8am – 6pm
- Thursday: 8am – 8 pm
- Friday: 8am – 10pm
- Saturday: 10am – 10pm
- Sunday: 10am – 8pm

    - All vehicles will operate for 70 hours weekly within the hours of operation stated above.

FPRA Regular Meeting - 5:05 p.m. **9. a.**

Meeting Date: November 12, 2024

Re: FPRA Programs & Activities Summary

Submitted For: Shyanne Harnage, CRA Administrator, City Manager

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SUBJECT:

FPRA Programs & Activities Summary

Attachments

FPRA Programs & Activities Summary

PROGRAMS & ACTIVITIES SUMMARY REPORT

FORT PIERCE REDEVELOPMENT AGENCY



FPRA FORT PIERCE
REDEVELOPMENT AGENCY

NOVEMBER 2024



Western Peninsula Charrette Rendering

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WESTERN PENINSULA CHARRETTE

OCTOBER 5 - 9, 2024

This month marked significant progress in the Western Peninsula Charrette project. Key milestones have been achieved with regard to due diligence, stakeholder engagement, and community outreach.

- **Due Diligence:** Title and survey work have been completed, providing a solid foundation for the project.
- **Stakeholder Engagement:** Nearly 40 stakeholder interviews have been conducted, yielding valuable insights to inform the planning process.
- **Host Committee Meetings:** Three successful host committee meetings were held leading up to the charrette, fostering collaboration, strategizing logistics, and spreading the word about the event.
- **Market Study Findings:** The initial findings of the real estate market study have been completed.
- **Community Outreach:** The Treasure Coast Regional Planning Council has actively engaged with several community groups, including the Rotary Club, Downtown Business Alliance, and the FPUA Board, as well as participating in "Coffee with the Mayor," to raise awareness about the charrette and public workshop.
- **Public Workshop:** A very successful public workshop was held on Saturday, October 5th at the 500 Orange Event Center. Nearly 80 participants attended and provided their valuable feedback about the future of the western peninsula.
- **Work in Progress Presentation:** On October 30, a Work in Progress presentation was held at City Hall, offering the community and staff their first opportunity to review the charrette's progress and provide initial feedback. The presentation was recorded and is available for viewing on the **https://www.choosefortpierce.com/1009/Fort-Pierce-Redevelopment-Agency-FPRA**

- **Next Steps**: Staff will continue to collaborate closely with the TCRPC to further develop the master plan. A draft of the master plan is expected to be presented in January/February 2025.

The Western Peninsula Charrette project is advancing well thanks to the collaborative efforts of stakeholders and community members. We look forward to continued engagement as we work toward finalizing the master plan.



WESTERN PENINSULA CHARRETTE

OCTOBER 5 - 9, 2024

The Treasure Coast Regional Planning Council, in partnership with the Fort Pierce Redevelopment Agency (FPRA), held its Western Peninsula Charrette on Saturday, October 5, 2024, at the 500 Orange Event Center starting at 10 AM.

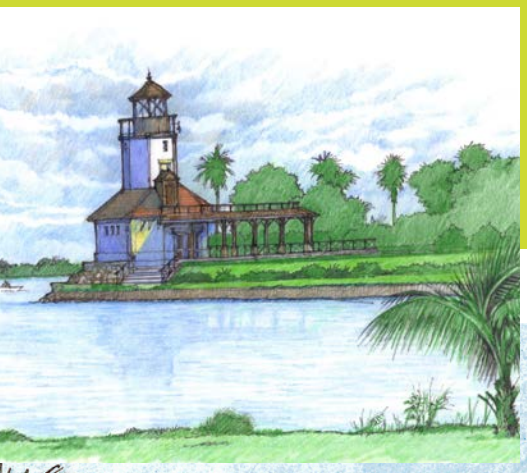
This important workshop marked the beginning of a five-day charrette process aimed at creating an updated vision for the Island Wastewater Treatment Plant and the surrounding area. With plans underway for the plant's relocation, the charrette was a unique opportunity to envision and design waterfront assets that align with community aspirations for both the public properties north and south of Seaway Drive and the adjacent private property







WESTERN PENINSULA CHARRETTE











OLD ST. ANASTASIA

The exterior restoration of Old St. Anastasia, a historic building built in 1914, has made significant progress since work began in June 2024. Innovative Masonry Restoration (IMR) has completed a substantial portion of the project, and the remaining work is now moving forward.

The next steps for the project are as follows:

- **Roof Repairs:** Work on the roof is set to begin the week of November 4, with an expected completion timeline of two weeks.
- **Windowpane Replacement:** IMR is currently in the process of securing a reputable glazing company to replace the windowpanes, as the original windows are no longer under warranty.

The project is on track, and once these final steps are completed. The exterior of Old St. Anastasia will be restored to its full historical beauty and integrity.



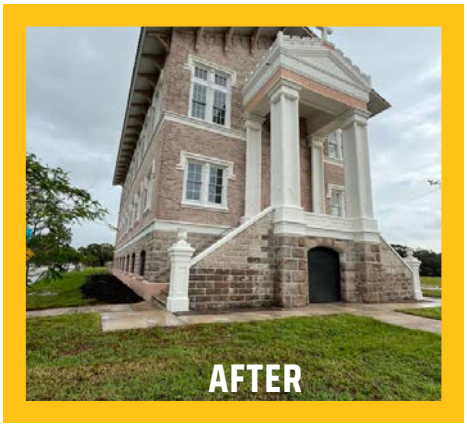




EXTERIOR RESTORATION

OLD ST. ANASTASIA











OAKS AT MOORE'S CREEK

As part of the Oaks at Moore's Creek Phase II project, 15 new single-family homes will be located on Means Court, between Avenue B and Moore's Creek. Phase II will offer potential first-time home buyers four different residential models. The models are all 3 bedroom, 2 baths ranging from 1200 square feet to 1700 square feet. The homes will sell between $289k-$349k and will be sold to first-time homebuyers who are income eligible.

Update as of September 31, 2024:

Final touches are underway at 317 Means Court, including light fixture installation, baseboards, interior door hardware, shutters, and house numbers. Trenching will also begin soon to lay piping for FPUA's electric connection.

The home is expected to receive its Certificate of Occupancy (CO) after Thanksgiving. Once issued, the general contractor will prepare the unit for a final walk-through, with the sale anticipated in the first week of December.



As of October 22, 2024, the general contractor began site work on the next two housing units at 314 and 319 Means Court. With a 5.5-month construction schedule, these homes are expected to be completed by March 31, 2025. Additionally, the developer is finalizing a fourth purchase and sale agreement for 318 Means Court.

Enjoy more of Fort Pierce with Freebee!

FREEBEE

Since the launch of Freebee's new inner and outer zones map in mid-August, the service has focused more specifically on transporting riders to and from local businesses. This refined approach highlights Freebee's commitment to supporting the local economy by providing convenient, sustainable transportation options.

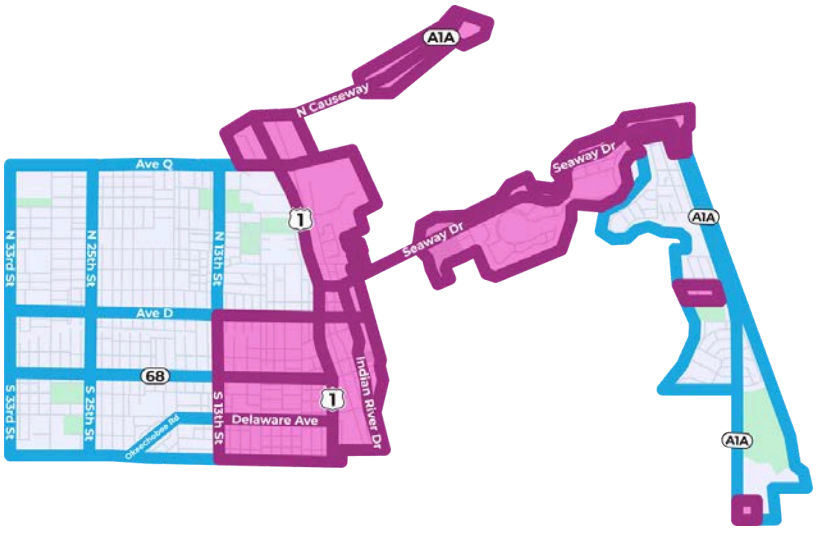
In addition to these strategic changes, staff has been closely monitoring rider wait times. After comparing data from the last two months, there has been a notable 41% reduction in wait times. This improvement demonstrates Freebee's continued efforts to optimize its service and enhance the overall experience for riders, ensuring quicker, more efficient transportation for everyone who relies on the service.

Service Information:

- **Coverage Areas:** Inner Zone encompasses the commercial zone where Freebee rides can either start and/or end. Outer Zone refers to the area surrounding the inner zone where Freebee rides can travel through, rides must start or finish within the inner zone.
- **Accessibility Features:** Freebee accommodates individuals with disabilities, ensuring comfortable and safe transportation. To request the ADA vehicle, call 855-918-3733 or request via the Freebee app.
- **Age Restriction:** Freebee's services are exclusively available to individuals ages 18 and older.

SERVICE HOURS

Mon-Wed: 8am-6pm
Thursday: 8am-8pm
Friday: 8am-10pm
Saturday: 10am-10pm
Sunday: 10am-8pm



FREEBEE

Enjoy more of Fort Pierce with Freebee!

October 2024



AVERAGE TIME	Ride request to selected 0.39m	Ride request to pickup 19.44m

RIDES BY WAITING TIMES	0-10 Min	10-15 Min	15-20 Min	20-30 Min	30+ Min
	1140	657	601	736	635

APP RIDES	FLAG DOWN RIDES	MEN DRIVEN	FEMALE DRIVEN
3,135	312	2,645	2,409

September 2024



AVERAGE TIME	Ride request to selected 0.55m	Ride request to pickup 20.48m

RIDES BY WAITING TIMES	0-10 Min	10-15 Min	15-20 Min	20-30 Min	30+ Min
	1073	597	490	688	697

APP RIDES	FLAG DOWN RIDES	MEN DRIVEN	FEMALE DRIVEN
2,971	260	2,493	2,356

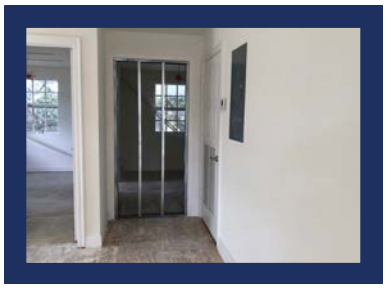


RENOVATION UPDATE

HIGHWAYMEN MUSEUM

The City of Fort Pierce was awarded an African American Cultural and Historical Grant from the Department of State in the amount of $483,662 for the renovation of the Jackie L. Caynon Building to create the City of Fort Pierce Florida Highwaymen Museum. The museum, honoring historic African American Highwaymen artists, will showcase works of art that originated in Fort Pierce.







Renovations at 1234 Avenue D are steadily advancing in preparation for the City of Fort Pierce Florida Highwaymen Museum. On the exterior, the concrete staircase on the east side is being reconstructed, and a new main entrance has been established to replace the previous one covered by the stairs. The generator pad and enclosure have been completed and passed inspection. Inside, part of the first floor has been removed to install underground plumbing for the relocated water fountain. On the second floor, the doorway for the unisex restroom has been relocated to meet ADA requirements, and new entryways have been created to connect future smaller galleries. Additionally, pathways for the fire sprinkler system are being installed in the ceiling throughout the building.



RENOVATION UPDATE

HIGHWAYMEN MUSEUM











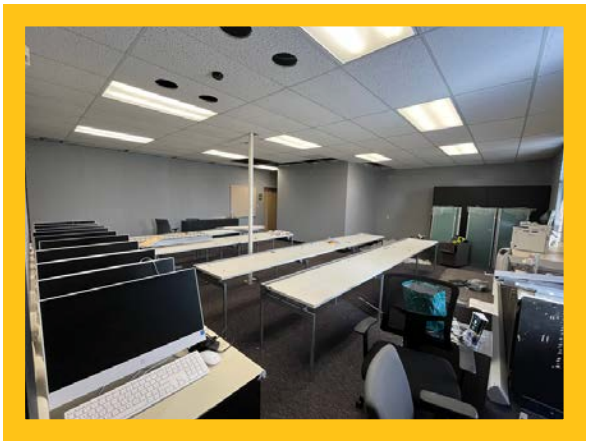
INCUBATE NEIGHBORHOOD CENTER

INC has invested considerable effort to transform this space into a vibrant hub of inspiration and motivation. The extensive renovations focus on both functionality and aesthetics, with thoughtful design choices that encourage creativity and collaboration.



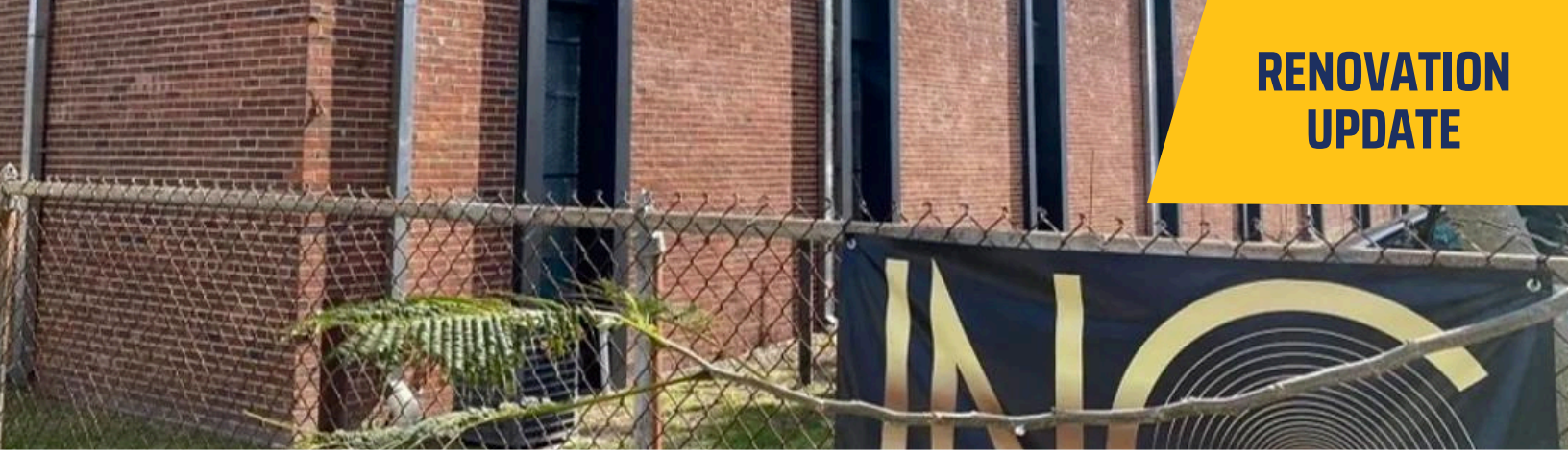
Key improvements include:

- **Enhanced Workspaces**: Redesigned office areas with open layouts and cozy nooks, promoting teamwork and focused individual work.
- **Community Areas:** New lounges and meeting rooms designed to foster connection and brainstorming, all equipped with modern technology to support collaboration.
- **Inspiring Touches:** Motivational artwork and quotes throughout the building reflect INC's values and mission, creating an environment that inspires everyone who enters.



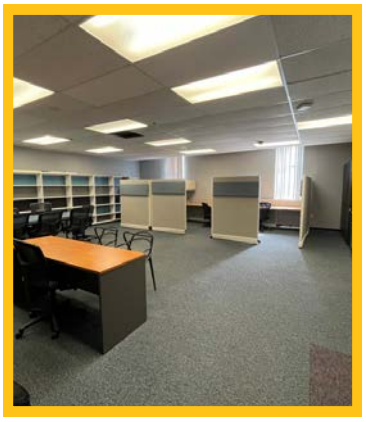
Renovations on the first floor of the Means Ct. building are nearly complete, with only minimal work remaining before inspections can be scheduled. INC expects the first floor to open in the next couple of months. Current pending tasks at the Incubate Neighborhood Center include:

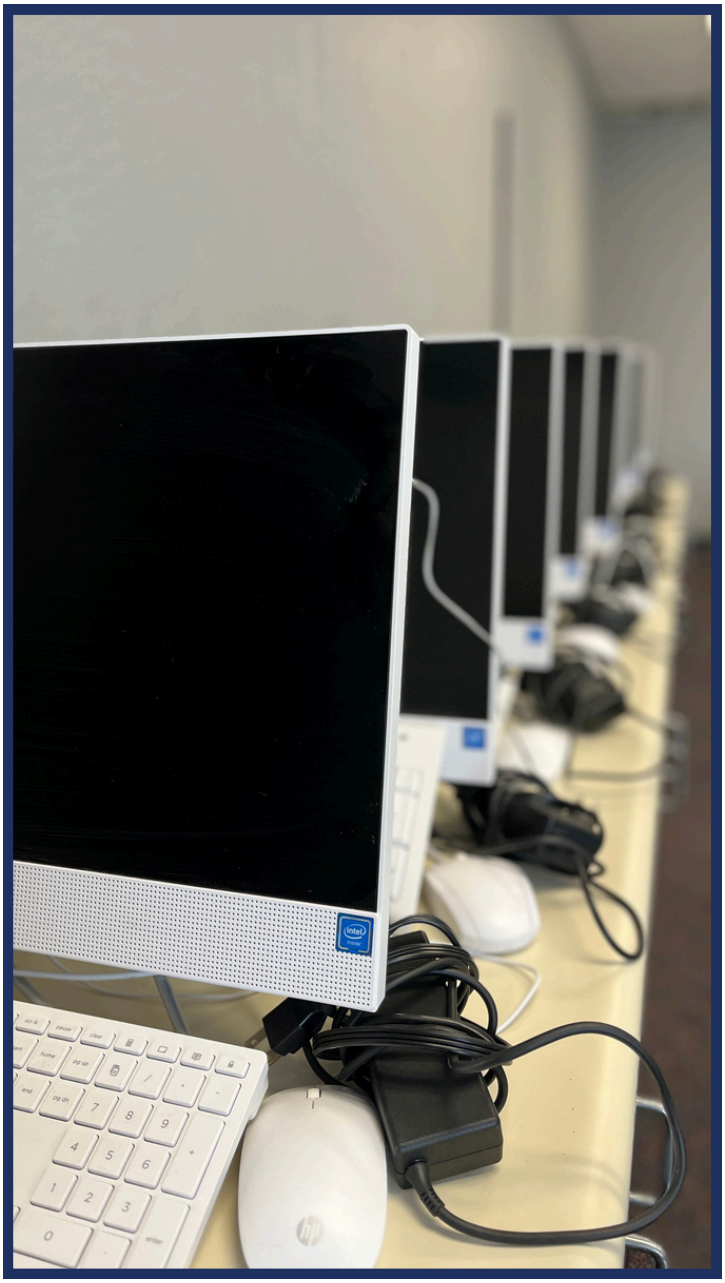
- **ADA Restrooms:** Both ADA-compliant restrooms are almost finished, with the electrician awaiting light installation before scheduling an inspection.
- **Doors and Hardware:** Installation of hardware is ongoing, with four utility closets still awaiting door installation.

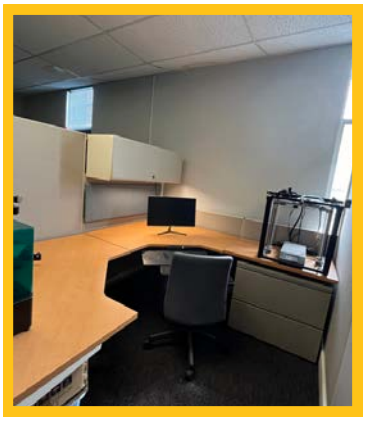


RENOVATION UPDATE

INCUBATE NEIGHBORHOOD CENTER



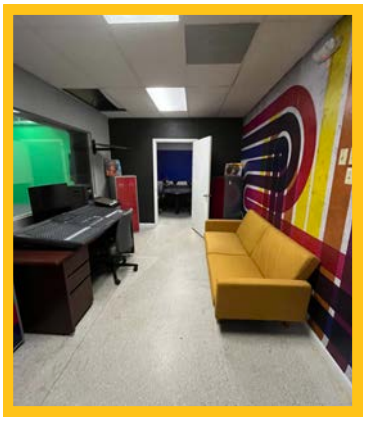














MURAL PROGRAM

The mural at **717 Orange Ave**, created by Jacksonville-based artist Jason Tetlak, has been completed, showcasing a vibrant design that beautifully represents the Peacock Arts District.

An artist and design have been recommended for the wall at **607 Orange Avenue**. Sitki Dogan has been identified to create a stunning new mural titled “Flora Symphony.” His artistic vision promises to infuse the area with creativity and vibrancy through a vivid color palette and botanical elements.

Artist and property owner agreements will go before the FPRA Board for final approval at the November 12, 2024, meeting. Once approved by the FPRA Board, the artist is expected to start in mid to late November.

We look forward to seeing Sitki Dogan's mural come to life and enrich the cultural landscape of the Peacock Arts District.

607 Orange Ave Design





717 ORANGE AVE

MURAL PROGRAM













APPLY TODAY!

COMMERCIAL FACADE GRANT

The Commercial Façade Grant Program aims to support the revitalization of commercial corridors within the FPRA District by encouraging private investment in improvements that enhance building and property appearance, and eliminate blight and non-conforming design standards. This initiative is intended to stimulate redevelopment in the FPRA District, enhancing visual aesthetics and leading to increased property values, tenant occupancy, economic development, and job creation. This grant program offers financial assistance in the form of a reimbursable grant, matching 50% of costs up to $25,000. To qualify, properties must be located within the FPRA District and be commercially zoned.

Applications Open • Apply today!

Great news! The Commercial Facade Program is still accepting applications, providing property owners with opportunities to participate in and benefit from this revitalization initiative: FPRA Grants | Fort Pierce, FL - Official Website (cityoffortpierce.com).



ACCEPTING APPLICATIONS

COMMERCIAL SIGN PROGRAM

As part of the commitment to increase local business awareness, economic productivity, and the overall visual appeal of the Fort Pierce Redevelopment Agency (FPRA), the FPRA has launched the Commercial Sign Grant Program. This program encourages property owners to upgrade their signage, replacing old and outdated ones with modern and visually appealing signs. Upgrading signage is not only more aesthetically attractive for the residents and visitors in our community but also increases the brand exposure of businesses to improve the chances of new customer acquisition and repeat business.

The program provides financial assistance by offering a reimbursable grant of up to $5,000 per property. This grant is being offered to existing businesses and can be used towards a new sign or to upgrade and replace old and outdated signs with modern and visually appealing signs.

The property must be located within the FPRA District to be eligible for this program. The funds will be distributed on a first-come, first-served basis until all funds are depleted.

$43,820.80
Allocated to businesses for sign upgrades

11
businesses have been approved for reimbursement

Applications Open • Apply today!

Great News! The Commercial Facade Program is still open and accepting applicatins, providing property owners with opportunities to participate in and benefit from this revitalization initiative. For eligibility requirements and to apply, please visit: FPRA Grants | Fort Pierce, FL - Official Website (cityoffortpierce.com).



ACCEPTING APPLICATIONS

COMMERCIAL SIGN PROGRAM





221 S. OCEAN DRIVE









2803 ORANGE AVE.





ACCEPTING APPLICATIONS

PAINT PROGRAM

The FPRA Paint Program was established to encourage commercial and residential property owners to improve the exterior of their structures. The purpose of this program is to brighten and transform both residential and commercial properties situated within the FPRA District. The program offers financial support in the form of a reimbursable grant, providing up to $1,000 per home or business to cover the expenses related to exterior paint and paint supplies. The FPRA Paint Program is successfully achieving the goals by helping property owners to revitalize and renovate their commercial and residential properties within our district. This program sets in motion the catalytic effect of making neighborhoods more welcoming and enticing to visitors, residents, and potential homebuyers.

$37,832.15
Disbursed to date

47
properties have been approved for reimbursement

Of the approved properties, twenty-two are commercial establishments, highlighting the program's impact on enhancing the attractiveness of local businesses. Additionally, twenty-five residential properties have been approved, demonstrating the program's success in fostering pride and investment among homeowners.

Applications Open • Apply today!

The application period will remain open until all allocated funds are depleted. For eligibility requirements and to apply, please visit: FPRA Grants | Fort Pierce, FL - Official Website (cityoffortpierce.com).



PROJECT TIMELINE

PARKING INFRASTRUCTURE

1200 Avenue D & Means Ct.



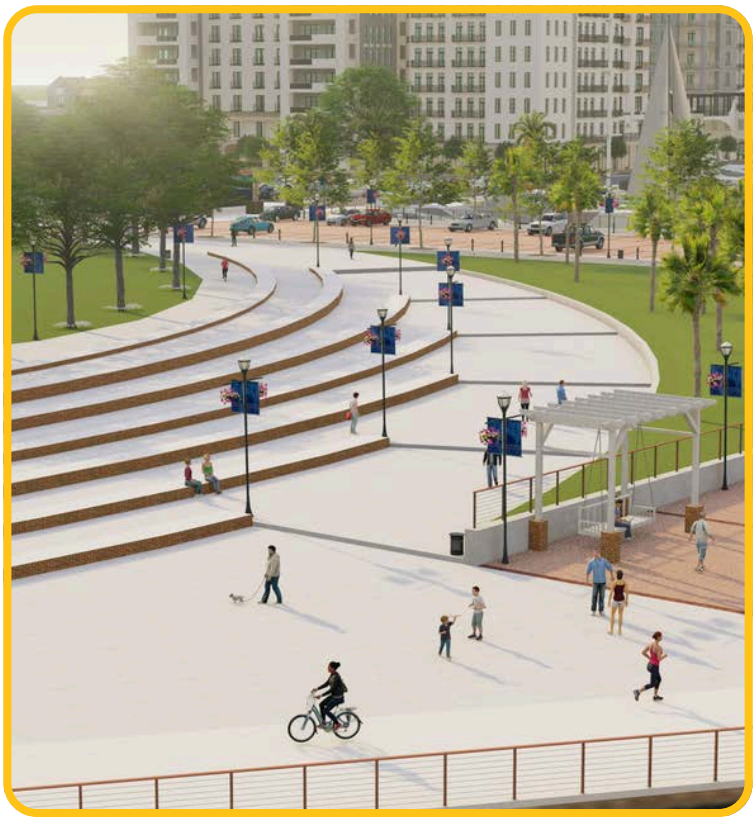
The construction contract was awarded to the low bidder, Close Construction Services, LLC at the June FPRA meeting. The contract is being reviewed by the City Attorney's office.

JC Penney Parking Lot



The construction permit is under review for approval.

DOWNTOWN MASTER PLAN



In March 2022, the Fort Pierce Redevelopment Agency approved S&ME's proposal and initiated the Downtown Master Plan. The community was invited to participate in a series of interactive events in June 2022 as part of the Downtown Master Planning process.

On September 16, 2024, the City Commission approved the continuing services contracts needed to advance the projects in the Downtown Master Plan. As outlined in the FY25 FPRA Project-Based Budget, the FPRA expects to move forward with design of the following DMP projects in the upcoming fiscal year: Festival Street on 2nd Street, Avenue A/US 1 intersection, Marina Park, and Veteran's Memorial Park. Additional community engagement is expected to further develop these concepts.

WATERWAYS PROJECTS

The Fort Pierce Redevelopment Agency (FPRA) and St. Lucie County have recently signed an Interlocal Agreement to advance inlet and waterway projects within the redevelopment area. This collaboration will bring mutual benefits to both parties, yielding significant economic advantages. The projects are designed to support tourism, promote recreational and commercial fishing, enhance local ecosystems, and protect vital shorelines for both residents and visitors. Potential initiatives include beach and dune restoration, the development of the Harbour Pointe Regional Boat Ramp, and various regional stormwater improvements. For each project, the parties will enter into separate agreements that outline specific project details, including scope, funding, and responsibilities.





BID PROCESS COMING SOON!

SURPLUS PROPERTY

The FPRA has identified five properties for disposition as part of our ongoing commitment to revitalizing our neighborhoods and promoting community development. Appraisals have been completed and the appraised values are listed below. Prior to issuing competitive bids for these properties, we are taking the time to conduct a comprehensive review of our purchasing procedures to ensure a more streamlined and effective surplus property bid process in the near future.

01. 2403-711-0001-000-3
Dundas Ct - Appraised Value $22,000

02. 2404-710-0017-000-8
N. 22nd Street - Appraised Value $22,000

03. 2404-808-0021-000-9
1306 N. 16th Street - Appraised Value $22,000

04. 2404-812-0009-000-2
2 Avenue I - Appraised Value $20,000

05. 2404-506-0038-000-9
427 N. 16th Street - Appraised Value $22,000



SUNRISE THEATRE

A message from the Sunrise Theatre:

After a quiet summer, I'm sure many of you have been wondering, what's happening with the Sunrise Theatre? After the retirement of our dedicated leader, Sharon Engle, the City of Fort Pierce released a Request for Proposal (RFP) in hopes of finding a Theatre Management group that was fit to operate our unique Theatre. The RFP has since been cancelled, and while the City of Fort Pierce works diligently to release a new RFP, it was decided that one of the full-time employees at the Sunrise Theatre would step in as Interim Executive Director.

As we end the first month of our 24-25 Season, the Sunrise Theatre looks forward to another year featuring a diverse lineup of performances that promise to engage and inspire. October did not go as planned for many of us, as hurricane Milton brought unexpected devastation to our beloved city. While our 101-year-old Theatre did not take any damage, and thankfully our team of volunteers and staff made it through the hurricane safely, we reluctantly postponed our season opener, Eli Young Band. Despite this, we are so grateful for the events we were able to bring to the Treasure Coast this month. Whether you joined us for a night of laughter at Rob Schneider (and maybe even stayed for his gracious Q&A) or you brought your family to Shake it Off with DJ Swiftie, we hope that you got the chance to experience a memorable evening with us at the Sunrise Theatre!



SUNRISE THEATRE

Marisa Quijano, Interim Director:

I have been the Box Office Manager here at the Sunrise Theatre for three years now, and I am now the acting Executive Director of the Sunrise Theatre. You may have spoken to me over the phone when ordering tickets or seen me running around the lobby ensuring our patrons are in the shortest bar line. I am a Fort Pierce native, having graduated from Lincoln Park Academy 13 years ago and attended Indian River State College on a Performing Arts Scholarship. I have had a passion for Theatre for as long as I can remember and have many fond memories of the Sunrise Theatre growing up, including performing a Dinner Theatre in our Black Box years ago! While the recent transitions in leadership and management may have left some feeling uncertain, I want to reassure you that our team is working diligently to ensure a seamless transition. Our programming for this season is underway, and we are committed to fostering an environment where creativity and community collaboration thrive. Thank you for your continued support as we embark on this exciting new chapter together. Let's make this season one to remember!





SUNRISE THEATRE



Romance Joseph

I'm sure you've seen me around, but my name is Romance Joseph and I'm 20 years old and a Fort Pierce, FL native. I've been working at the theatre for almost 4 years now. I've recently been promoted to the Executive Assistant Director position, and I wish to do my best by not only maintaining our beautiful space but uplifting it in hopes we can continue to create a place of celebration within our community. I am beyond grateful for this position and being trusted enough to handle the responsibilities that come with it. I only hope I can return such trust with a prosperous season. I hope to see you all at the Sunrise Theatre!



AVENUE D MODEL BLOCK PROJECT

Through a collaborative effort, St. Lucie County Government, the City of Fort Pierce, and the Fort Pierce Redevelopment Agency (FPRA) are partnering to bring a mixed-use development, including affordable housing, to the Lincoln Park District. The proposed development site primarily consists of county-owned parcels located at the intersection of Avenue D and 7th Street.

In April 2023, the County, City, and FPRA signed an interlocal agreement and issued a Request for Information (RFI) through the County's Procurement Department to gather input from the real estate development community. The goal was to assess interest and inform the creation of a subsequent Request for Proposal (RFP).

The RFP aims to identify qualified and experienced developers to create a "Model Block" within the Lincoln Park neighborhood. The project may include a range of services such as affordable housing, retail and commercial spaces, office opportunities, a community resource and family success center, and on-site parking. The community resource center is envisioned to house St. Lucie County Community Services offices (including Housing, Human Services, and Veteran Services), as well as Women, Infants, and Children (WIC) services and the Florida Community Health Center (OB-GYN/Pediatrics).

St. Lucie County received two proposals and has scheduled presentations for the evaluation committee in December 2024.



WAYFINDING

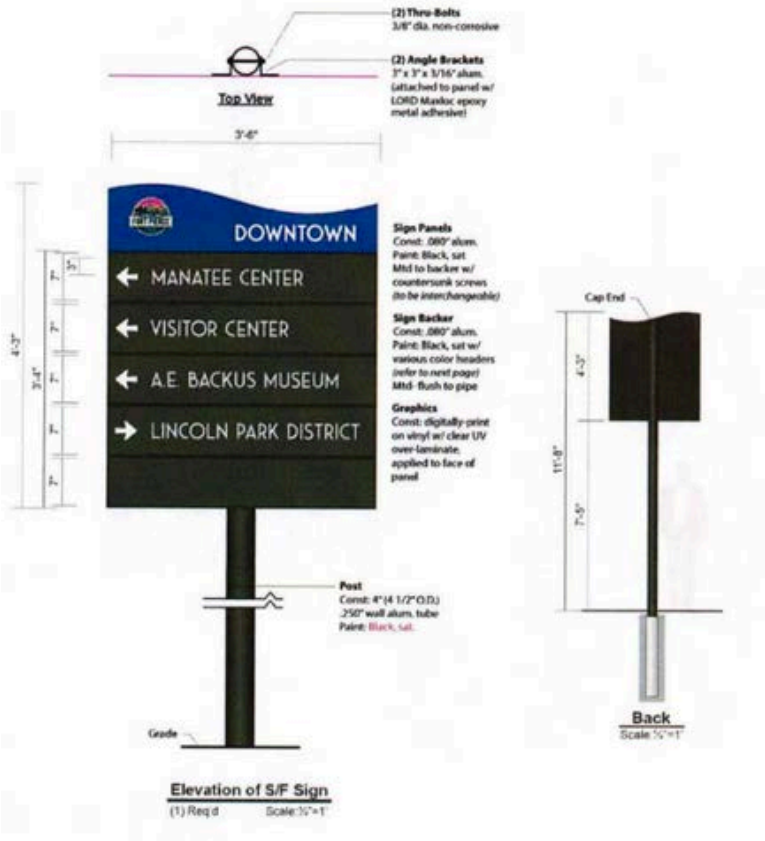
Gateway & Wayfinding Signs

In November 2023, design modifications were finalized.

Locations

In February, Locations for the Gateway signs were chosen. Staff went to take photos and took measurements.

In July, Don Bell and staff took photos and marked the locations for the wayfinding signs. The signs are currently in production.



Submittals

In March, staff submitted a conceptual submittal to FDOT for their approval to proceed with the CAF Agreement.

CAF Agreement

In June, The Community Aesthetic Feature agreement for the Gateway signs at FDOT locations were submitted. In July, FDOT requested for updated forms from the Engineer and in August, the updated and stamped documents were received by the Don Bell's Engineer and re-submitted to FDOT.



COMMUNITY POLICING

During the month of September 2024, there were a total of 17 FPRA details worked for the North 25th area from Avenue O to Avenue M . There were 33 calls for service during the detail times. Disturbances accounted for more than half of the total calls the area.

During this time 0 case reports were completed.

Table - Calls for service in North 25th Street

Call Type	Calls
DISTURBANCE	15
CLOSE PATROL	8
VEHICLE OR TRAFFIC STOP	7
ASSIST OTHER AGENCY	1
FIGHT	1
FLAGDOWN	1
Total	33

PATROL AREA

Detail Officers assigned to patrol North 25th Street from Avenue O to Avenue M are responsible for ensuring the safety and security of residents and businesses and primarily to address and mitigate the disturbances caused by excessive noise in the area.

HOURS OF PATROL

Wednesdays
11:00PM - 2:00AM
Fridays
9:00PM - 2:00AM
Saturdays
10:00PM - 2:00AM
Sundays
6:00PM - 11:00PM

Map - Calls for service in North 25th Street area



*Note the updates provided in this section are one month behind to allow ample time for data collection and reporting.



COMMUNITY POLICING

During the month of September 2024, there were a total of 21FPRA details working for the downtown area. There were 87 calls for service during the detail times. The top activities logged were patrols, traffic stops, and responding to suspicious persons.

During this time 7 case reports were completed.

- 2 Vehicle Accidents
- Lewd and Lacivious Behavior

Map - Calls for service in Downtown area

Call Type	Calls
CLOSE PATROL	38
VEHICLE OR TRAFFIC STOP	21
FOOT PATROL OR PARK AND WALK	8
FLAGDOWN	4
DISTURBANCE	3
TRAFFIC ACCIDENT	3
CONDUCT INVESTIGATION	2
PREMISE ALARM	2
SUSPICIOUS PERSON	2
BURGLARY	1
LARCENY	1
LEWD LASCIVIOUS ACTS	1
TRAFFIC RELATED	1
Total	87

PATROL AREA

The Downtown area is east of US1, between Seaway Drive and Citrus Avenue with extra patrol of the Galleria (Orange / Avenue 2nd Street) and the alleyways between 113 and 121 N 2nd (Kraaz and Kraaz Building and FRLS building).

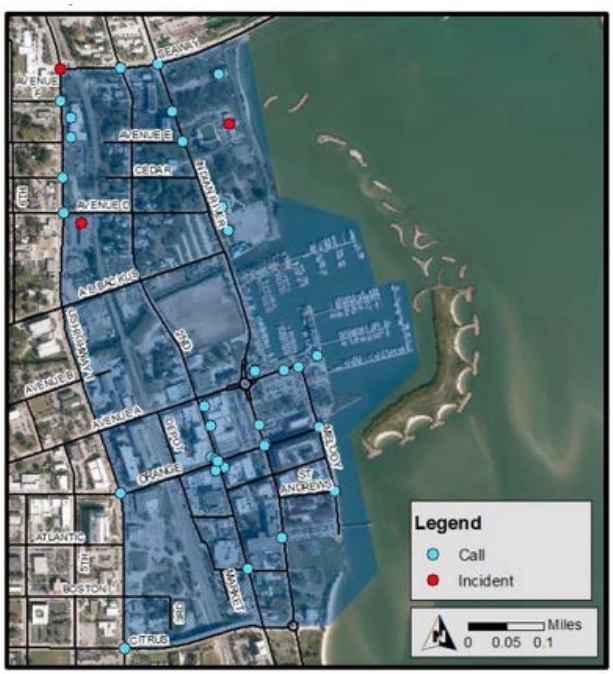
HOURS OF PATROL

Fridays
6:30PM - 2:30AM

Saturdays
8:00AM - 2:00PM
3:00PM - 9:00PM
9:00PM - 3:00AM

Sundays
8:00AM - 12:00PM

Map - Calls for service in Downtown area



*Note the updates provided in this section are one month behind to allow ample time for data collection and reporting.



JETTY PARK
DETAIL

COMMUNITY POLICING

During the month of September 2024, there were a total of 13 FPRA details working for the Jetty Park area. There were 7 calls for service during the detail times.

During this time 1 case report was completed.

- Larceny

Table - Calls for service in Jetty Park area

Call Type	Calls
FOOT PATROL	1
RECKLESS DRIVER	1
STAND BY	1
LARCENY	1
RECOVERED PROPERTY	1
SUSPICIOUS PERSON	1
DISTURBANCE	1
Total	7

PATROL AREA

Off-duty officers assigned to patrol Jetty Park and its surrounding areas are responsible for ensuring the safety and security of park visitors, the parking lots, Jetty boardwalk, beach area, and adjacent businesses.

HOURS OF PATROL

Fridays
7:00PM - 1:00AM
Saturdays
8:00PM - 2:00AM
Sundays
6:00PM - 12:00AM

Map - Calls for service in Jetty Park area



*Note the updates provided in this section are one month behind to allow ample time for data collection and reporting.



SCHOOL RESOURCE OFFICERS

SRO Markeis Washington
Dan McCarty Middle School

SRO M. Washington is building relationships with students at Dan McCarty Middle School as the new SRO. In the month of September SRO M. Washington participated in the student's vs staff dodgeball game and basketball game. SRO M. Washington conducted a fire drill as required by Department of Education for the month of September. She also completed three threat assessments in the month of September.

In the month of October SRO M. Washington attended the school dance and the trunk o treat event hosted at Dan McCarty Middle School. In the month of October, she also completed one threat assessment. SRO M. Washington also assisted and conducted a bomb threat drill at Dan McCarty Middle School

SRO Jorge Goz C.A. Moore

SRO J. Goz continues to be a positive role model at C.A Moore as the School Resource Officer. In the month of September SRO J Goz completed one threat assessment and investigated a suspicious incident. SRO J Goz conducted a Fire Drill at C.A Moore for the moth of September.

In the month of October SRO J Goz continues to assist the school by being part of the attendance committee at C.A Moore. As a committee member he assisted in creating an initiative for students to attend school. He created and participated in a pie in the face event for students that did not miss school for the quarter. This resulted in attendance improvement by 2.9% from the previous school year 2023. In addition, SRO J. Goz has partner with the Grace Pack organization and is helping provide food for 21 students that are listed as homeless at the school. SRO J. Goz also conducted a bomb threat drill at C.A Moore for the moth of October.

Training attended by SRO's during July

SRO Markeis Washington and SRO Jorge Goz attended Department training. SRO Jorge Goz also attended school threat assessment webinar training hosted by Secret Service. SRO Goz also attended class room training on Critical Incident Stress Management.

Due to Hurricane Helene and Milton SRO Markeis Washington and SRO Jorge Goz also worked and assisted road patrol for the dates in September and October that Saint Lucie County closed their schools do to the weather conditions.

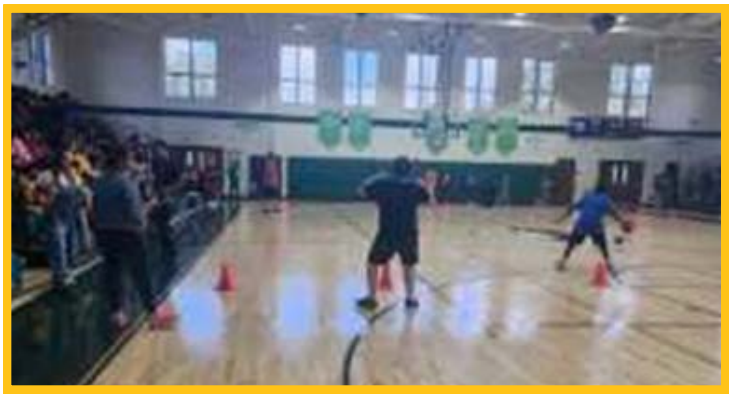
When SRO Markeis Washington and SRO Jorge Goz were not at the school they were both assisting Road Patrol/ Community engagement Unit and the Training Department as both SROs are Agency CPR Instructors.



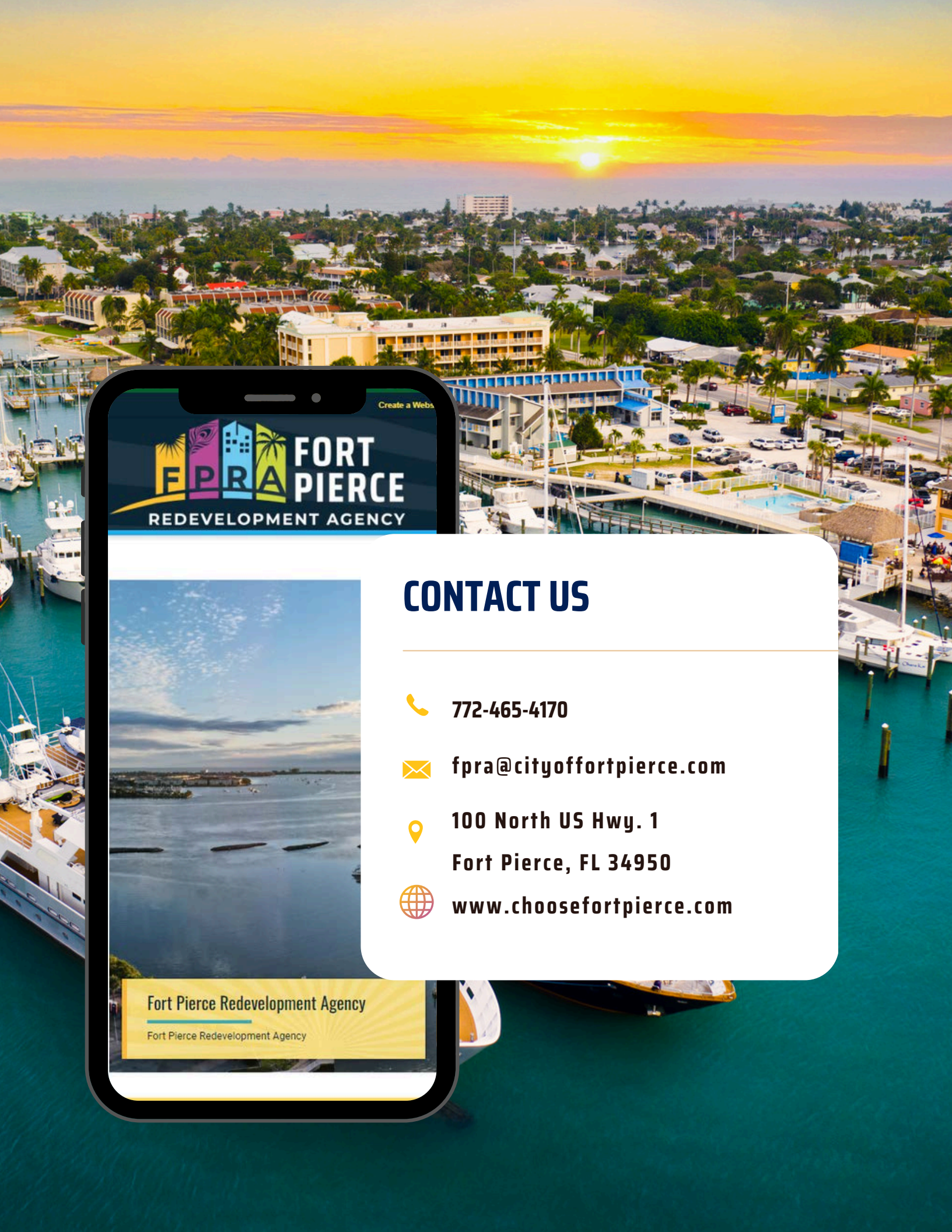
SCHOOL RESOURCE OFFICERS











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