



# Highwaymen

## Museum



2009 AD  
HIGHWAYMEN MUSEUM  
JACKIE L. CAYNON SR. BUILDING



# Highwaymen Museum Project Overview



- ❖ Part of the Avenue D commercial corridor revitalization
- ❖ Honors African American artists known as the Florida Highwaymen
- ❖ Preserves the artistic legacy of the Highwaymen while fostering cultural appreciation and education
- ❖ The Highwaymen Museum Project was ranked fourth (4th) out of 152 grants reviewed by the African American Cultural and Historical Grants Team. The City was awarded \$483,662.

Description	Grant Funds
HVAC Systems	\$22,800.00
Fencing	\$77,508.00
Pressure wash and paint the exterior building	\$19,790.00
Brick Garden Pavers	\$31,500.00
LED Track Lights 1st and 2nd floors	\$32,250.00
Exterior Doors PGT Impact 1st and 2nd floors	\$10,325.00
Kitchen Wood Shutters	\$1,400.00
Removal of existing Flooring 1st and 2nd floors	\$3,200.00
Windowsills 1st and 2nd floors	\$8,200.00
Repair Prime Patch Paint Walls 1st and 2nd floors	\$12,895.00
Window Coverings 1st and 2nd floors	\$9,600.00
Replace Flooring 1st and 2nd floors	\$23,200.00
Generator	\$67,480
Architectural and Engineering	\$28,000.00
Remove Cabinet and Sink Repair , Patch, Paint area 2nd Floor	\$7,675.00
cleaning and Waste Management	\$6,100.00
General Conditions	\$3,500.00
Kitchen Renovation	\$44,200.00
Project Fee (includes management and coordination)	\$74,039.00
<b>Total</b>	<b>\$483,662.00</b>

## Grant Scope of Work\*

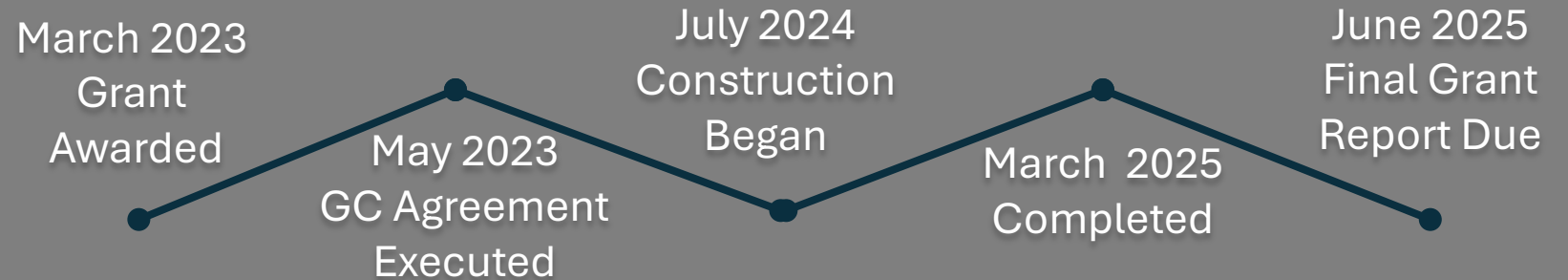
**\* State of Florida, Department of State, African American Cultural and Historical Grants**

## Outstanding Items

- 01** Impact-rated windows.
- 02** Parking lot site plan
- 03** Benches and landscaping



## Project Timeline



# Total Project Cost and Funding Sources

## Highwaymen Museum Renovation Revenue/Expenses

	Scope of Work	Change Orders	Other Expenses	Pending	Total
General Contractor Services*	\$ 513,945.30				
Change Orders		\$ 166,139.98			
Security**			\$ 86,155.17		
Fire Sprinkler**			\$ 64,310.00		
Fire Alarm**			\$ 27,290.00		
Dumpster Enclosure				TBD	
Mural (AIPP)			\$25,000		
Plants for Landscaping			In-kind		
Permitting			\$4,263.30		
4 Benches (Anita Prentice)				\$12,000.00	
<b>TOTAL</b>	<b>\$ 513,945.30</b>	<b>\$ 190,678.48</b>	<b>\$ 207,018.47</b>		<b>\$ 911,642.25</b>
Grant Award					\$ 483,662.00
FPRA Contribution					\$ 427,980.25

*\*FPRA Approved May 15, 2023*

*\*\*FPRA Approved July 11, 2023*

# Change Orders

Change Order	Scope of Work	FY2024	FY2025	Pending	Estimated Total
1	Demolition, change direction, rebuild stairs, and create new entry	\$46,326.77			
2	GC Counting Error				
3	Cancelled				
4	Bathrooms		\$37,081.80		
5	Sidewalk Replacement	\$1,590			
6	Reinforcing Second Floor Joists	\$636			
7	Level the floor to prepare for installation of laminate flooring		\$6,338.80		
8	Plumbing improvements		\$9,569.15		
9	Enhanced lighting		\$9,130.31		
10	Electrical wiring for fire alarm and security enhancement		\$16,578.40		
11	Installation of 2 security cages for HVAC units		\$2,803.70		
12	Correct the parking lot elevation to prevent water intrusion.		\$45,654.20		
	<b>Total</b>	<b>\$48,552.77</b>	<b>117,587.21</b>		<b>\$166,139.98</b>
13	Remove windows and replace with impact Windows		TBD	\$24,538.50	
14	Building up the 2nd floor up		TBA	\$7,717.50	
15	Dumpster enclosure		TBD		
			<b>Total</b>	<b>\$32,258.00</b>	<b>\$198,397.98</b>

# Lease Agreement with the Original Florida Hall of Fame Highwaymen, Inc.

## Terms

- Lease Executed March 2023
- Initial: 50 years
- Renewal Option: up to 49 years
- Rent: \$1.00 per year

## Utilities

- Highwaymen:
  - Telephone
- FPRA
  - Heat, water, electricity, garbage, alarm/security system, internet, and Wi-Fi.

## Insurance

- Highwaymen:
  - Insure contents, Worker's Comp, Commercial General Liability Insurance
- FPRA:
  - Exterior

## Maintenance & Repair

- Highwaymen:
  - Building interior
- FPRA:
  - Building exterior, roof, generator, elevator, HVAC system, landscaping, brick paver garden, fire suppression system, backup water system and parking lot.

# Museum Operations Overview

## Museum Management

- 18-member Highwaymen Board working with a museum consultant will manage and operate the museum.

## Hours of Operation\*

- September – mid-June
  - Wednesday to Saturday, 10:00 a.m. - 4:00 p.m.
  - Sunday, 12:00 p.m. - 4:00 p.m.
- Mid-June – July:
  - Saturday, 10:00 a.m. – 4:00 p.m.
  - Sunday, 12:00 p.m. to 4:00 p.m.



*\*The Museum will be opened and operated by scheduled appointment for individual and group tours throughout the year.*

A vibrant, colorful landscape painting. The scene is dominated by large, spreading trees with dense foliage in shades of bright red, orange, and yellow, suggesting autumn. The trees are set against a backdrop of a bright blue sky with soft, white clouds. In the foreground, a calm body of water reflects the sky and the surrounding greenery. The overall style is reminiscent of a classic oil painting, with visible brushstrokes and a rich, saturated color palette.

# Questions & Discussions