Welcome to the City of St. Petersburg City Council meeting. To assist the City Council in conducting the City’s business, we ask that you observe the following:

1. If you are speaking under the Public Hearings, Appeals or Open Forum sections of the agenda, please observe the time limits indicated on the agenda.

2. Placards and posters are not permitted in the Chamber. Applause is not permitted except in connection with Awards and Presentations.

3. Please do not address Council from your seat. If asked by Council to speak to an issue, please do so from the podium.

4. Please do not pass notes to Council during the meeting.

5. Please be courteous to other members of the audience by keeping side conversations to a minimum.

6. The Fire Code prohibits anyone from standing in the aisles or in the back of the room.

7. If other seating is available, please do not occupy the seats reserved for individuals who are deaf/hard of hearing.

GENERAL AGENDA INFORMATION

For your convenience, a copy of the agenda material is available for your review at the Main Library, 3745 Ninth Avenue North, and at the City Clerk’s Office, 1st Floor, City Hall, 175 Fifth Street North, on the Monday preceding the regularly scheduled Council meeting. The agenda and backup material is also posted on the City’s website at www.stpete.org and generally electronically updated the Friday preceding the meeting and again the day preceding the meeting. The updated agenda and backup material can be viewed at all St. Petersburg libraries. An updated copy is also available on the podium outside Council Chamber at the start of the Council meeting.

If you are deaf/hard of hearing and require the services of an interpreter, please call our TDD number, 892-5259, or the Florida Relay Service at 711 as soon as possible. The City requests at least 72 hours advance notice, prior to the scheduled meeting, and every effort will be made to provide that service for you. If you are a person with a disability who needs an accommodation in order to participate in this/proceedings or have any questions, please contact the City Clerk’s Office at 893-7448.
A. Meeting Called to Order and Roll Call.

Invocation and Pledge to the Flag of the United States of America.

A moment of silence will be observed to remember fallen Firefighters and Police Officers of the City of St. Petersburg that lost their lives in the line of duty during this month:

Officer Gene A. Bassette - November 10, 1961

B. Approval of Agenda with Additions and Deletions.

C. Consent Agenda (see attached)

Open Forum

If you wish to address City Council on subjects other than public hearing or quasi-judicial items listed on this agenda, please sign up with the Clerk prior to the meeting. Only the individual wishing to speak may sign the Open Forum sheet and only City residents, owners of property in the City, owners of businesses in the City or their employees may speak. All issues discussed under Open Forum must be limited to issues related to the City of St. Petersburg government.

Speakers will be called to address Council according to the order in which they sign the Open Forum sheet. In order to provide an opportunity for all citizens to address Council, each individual will be given three (3) minutes. The nature of the speakers' comments will determine the manner in which the response will be provided. The response will be provided by City staff and may be in the form of a letter or a follow-up phone call depending on the request.

D. Public Hearings and Quasi-Judicial Proceedings - 9:00 A.M.

E. Reports

1. RCS Pinellas

2. Sewer Report

(a) Accepting the bid from Florida Design Drilling Corporation for the Southwest Water Reclamation Facility (SWWRF) Reclaimed Water & Injection Well Improvements Projects, in the amount of $1,860,025 (Engineering/CID Project No. 16110-111; Oracle No. 15838); and providing an effective date.

(b) Florida Fish and Wildlife Conservation Commission Report

3. A resolution recommending that Project B7060935956 ("Project"), a confidential project, pursuant to Section 288.075, Florida Statutes be approved as a Qualified Target Industry ("QTI") Business pursuant to Section 288.106, Florida Statutes with an average private sector wage commitment calculation based on 115% of the average State of Florida wage; finding that the commitments of local financial support necessary for the Project exist;
committing $30,900 as the City’s share of the local financial support for the Project beginning in State FY 2019.

4. A resolution recommending that Project B7020737880 (“Project”), a confidential project, pursuant to Section 288.075, Florida Statutes be approved as a Qualified Target Industry (“QTI”) Business pursuant to Section 288.106, Florida Statutes with an average private sector wage commitment calculation based on 200% of the average State of Florida wage; committing $90,000 as the City’s share of the local financial support for the Project beginning in State FY 2019.

5. Authorizing the Mayor to enter into an Interlocal Agreement with the Pinellas County Office of Human Rights (PCOHR) to enforce the City’s wage theft ordinance – Article 15, Chapter III of the municipal code.

6. A resolution accepting the Guaranteed Maximum Price (GMP) Proposal for construction of the new Police Training Facility project in an amount not to exceed $5,420,056 submitted by Ajax Building Corporation (Ajax) on October 20, 2017; authorizing the Mayor or his designee to execute the First Amendment to the Construction Manager at Risk Agreement with a Guaranteed Maximum Price between the City of St. Petersburg and Ajax dated May 4, 2017 (Contract) to incorporate the GMP Proposal into the Contract and modify other necessary provisions; approving a transfer in the amount of $5,600,000 from the TD Bank, N.A. Fund (2018) from the proceeds of a non ad valorem revenue note, series 2017D for the construction of the new Police Training Facility and other project expenses to the General Capital Improvement Fund (3001); approving a supplemental appropriation in the amount of $5,600,000 from the increase in the unappropriated balance of the General Capital Improvement Fund (3001) resulting from the above transfer to the Police Training Facility Project (Engineering & CID Project No. 11234-118; Oracle Project No. 15924); and providing an effective date.

7. Approving an agreement to support the Solar United Neighbors of Florida program over a one-year period by providing $75,000 in funding and providing an effective date.

8. Approving an agreement to support the Solar and Energy Loan Fund program (SELF) over a three-year period by providing $300,000 in funding and an office space in a City-owned facility; requesting City staff continue to assist SELF in identifying an appropriate City-owned facility for use as an office and negotiate and prepare a separate agreement for occupancy and use of that facility by SELF; and providing an effective date.

F. New Ordinances - (First Reading of Title and Setting of Public Hearing)

Setting November 20, 2017 as the public hearing date for the following proposed Ordinance(s):

1. Ordinance approving the owner-initiated designation of “North Shore Section-200 Block of 10th Avenue Northeast Local Historic District” as a local historic district to be listed in the St. Petersburg Register of Historic Places. (City File HPC 17-90300004)

2. Ordinance approving a vacation of 2nd Street North between 99th Avenue North and Gandy Boulevard. (City File 17-3300016)

3. Ordinance restating the approval of a vacation of Plaza Comercio in order to correct a scriveners error, superseding and replacing Ordinance 1057-V; memorializing the proper vacation of an 80-foot wide unimproved right-of-way of Plaza Comercio through a corrected and accurate sketch, said area of vacation situated north of Savona Drive and east of San Merino Boulevard northeast. (City File 13-33000016)
4. **Ordinance amending Article V of the St. Petersburg City Code by adding Division 8, entitled “Living Wage Requirements for Major Contracts,” to provide for implementation of a minimum hourly wage for employees of certain contractors and subcontractors; providing findings; providing for definitions; prohibiting retaliation against employees for exercising their rights pursuant to this ordinance; providing remedies for aggrieved employees through the City’s wage theft ordinance; providing for penalties; providing for monitoring effectiveness of this ordinance following implementation**

5. **Ordinance approving a vacation of an 8-foot by 71-foot portion of Elm Street Northeast located immediately adjacent to the east of Lot 1, Snell & Hamlett’s North Shore Addition Revised Replat Block 68, extending north from the east-west alley in the block. (City File 17-33000015)**

6. **Ordinance approving the owner-initiated designation of “Kenwood Section-Seminole Park Local Historic District” as a local historic district to be listed in the St. Petersburg Register of Historic Places. (City File HPC 17-90300003)**

7. **[SETTING PUBLIC HEARING DATE AS NOVEMBER 9, 2017 AT 6:00 P.M.] Ordinance repealing and superseding ordinances 300-H and 302-H for the purpose of implementing campaign finance reform for municipal elections in the City of St. Petersburg; making findings regarding foreign influence, super-PAC funding, and disclosure in municipal elections; amending the city Code to impose limits on contributions and expenditures related to municipal elections involving super PACs and foreign-influenced entities and to require increased disclosure of campaign finance matters related to municipal elections.**

G. **New Business**

1. **Requesting City Council support of HB 347 and SB 66 – Florida Competitive Workforce Act. (Chair Rice)**

2. **Referral to a Committee of the Whole for a discussion on the October 2017 Potable Water Supply System Water Audit prepared by Greeley and Hansen. (Councilmember Montanari)**

3. **Requesting consideration of a resolution to provide for defense and indemnity of City staff members against claims arising out of the campaign finance provisions to be added to City Code, and discussion of expectations for legal defense fund suggested by Free Speech for People. (Councilmember Kennedy)**

H. **Council Committee and Intergovernmental Reports**

1. **Land Use & Transportation**
   
   (a) Forward Pinellas
   
   (b) Tampa Bay Transportation Management Area (TBTMA) (Councilmember Kennedy)
   
   (c) MPO Action Committee
   
   (d) PSTA - (Chair Rice)
   
   (e) Tampa Bay Area Regional Transportation Authority (TBARTA) - (Chair Rice)
2. Committee of the Whole: Booker Creek Park; Weeki Wachee Fund- Multi Year Tree Planting Program; Foundation for a Healthy St. Pete

   (a) Approving the recommendation of the Committee of the Whole to provide funding for the Booker Creek Park Project from Weeki Wachee funds; approving a transfer in the amount of $99,500 from the unappropriated balance of the Weeki Wachee Operating Fund (1041) to the Weeki Wachee Capital Projects Fund (3041); approving a supplemental appropriation in the amount of $99,500 from the increase in the unappropriated balance of the Weeki Wachee Capital Projects Fund resulting from this transfer in the amount of $99,500 to the Booker Creek Park Project (TBD).

   (b) Approving the recommendation of the Committee of the Whole to provide funding for the Tree Planting Program Project from Weeki Wachee Funds; approving a transfer in the amount of $1,465,000 from the unappropriated balance of the Weeki Wachee Operating Fund (1041) to the Weeki Wachee Capital Projects Fund (3041); approving a supplemental appropriation in the amount of $1,465,000 from the increase in the unappropriated balance of the Weeki Wachee Capital Projects Fund resulting from this transfer in the amount of $1,465,000 to the Tree Planting Program Project (TBD).

   (c) Approving the recommendation of the Committee of the Whole to provide increased funding from Weeki Wachee funds for the Tennis Center Court Addition Project at Bartlett Park (15642); approving a transfer in the amount of $54,320 from the unappropriated balance of the Weeki Wachee Operating Fund (1041) to the Weeki Wachee Capital Projects Fund (3041); approving a supplemental appropriation in the amount of $54,320 from the increase in the unappropriated balance of the Weeki Wachee Capital Projects Fund resulting from this transfer in the amount of $54,320 to the Tennis Center Court Addition Project at Bartlett Park (15642).

3. Health, Energy, Resiliency and Sustainability Committee (10/19/17)

4. Legislative Affairs and Intergovernmental Relations Committee (10/19/17)

5. Budget, Finance & Taxation Committee (10/26/17)

6. Public Services & Infrastructure Committee (10/26/17)

   (a) Resolution of the City of St. Petersburg City Council requesting the Board of County Commissioners of Pinellas County Florida to study the impacts of residential wood burning devices and if necessary, add criteria to their Comprehensive Air Quality Ordinance to further address impacts from residential wood burning devices; requesting the board allocate additional resources for the enforcement of the Air Quality Code.

7. Housing Services Committee (10/26/17)

   (a) Ordinance of the City of St. Petersburg amending the City Code to add a definition of low-flow toilet; adding low-flow toilets to required plumbing systems and equipment for residential dwelling units; adding a requirement that all residential dwelling units have attic insulation of R-30 or better rating.

8. Co-Sponsored Events Committee (10/26/17)

9. Youth Services Committee (10/26/17)
I. Legal

1. An Attorney-Client Session, to be heard at 10:30 a.m. or soon thereafter, pursuant to Florida Statute 286.011(8), in conjunction with the lawsuit styled Suncoast Waterkeeper, Our Childrens Earth Foundation, and Ecological Rights Foundation, Case No: 8:16-cv-3319-JDW-AEP.

2. Settlement of Kenneth Jamison (Employee/Claimant) v. City of St. Petersburg, (Employer); State of Florida, Division of Administrative Hearings, Office of Judge of Compensation Claims, Case Numbers 15-015625-SLR and 15-027207-SLR.

J. Open Forum

K. Adjournment

1. On Thursday, November 2, 2017 in City Council Chambers, at 10:30 a.m. or as soon thereafter as the same may be heard, an attorney-client session, pursuant to Florida Statute 286.011(8), will be held in conjunction with the lawsuit styled Suncoast Waterkeeper, Our Children’s Earth Foundation, and Ecological Rights Foundation, Case No: 8:16-cv-3319-JDW-AEP. Any or all of the following persons will be attending: Darden Rice, Chair; Charles Gerdes; Jim Kennedy; Ed Montanari; Steve Kornell; Karl Nurse; Lisa Wheeler-Bowman, Vice Chair; Amy Foster, Mayor Rick Kriseman; Jacqueline M. Kovilaritch, City Attorney; Jeannine Williams, Chief Assistant City Attorney, Joseph Patner, Assistant City Attorney, Kim Streeter, Assistant City Attorney, Michael Dema, Assistant City Attorney, Doug Manson, Esquire and Brian Bolves, Esquire. The open City Council meeting will begin at 8:30 a.m. in City Council Chambers, 175 Fifth Street North, St. Petersburg, Florida. During the public meeting, the session will be closed at 10:30 a.m. or as soon thereafter as the closed session may be heard, and only those persons described above together with a certified court reporter will be allowed to be present. The subject matter of the meeting shall be confined to settlement negotiations and/or strategy related to litigation expenditures. At the conclusion of the closed session the meeting will be reopened to the public and the closed session will be terminated.
NOTE: Business items listed on the yellow Consent Agenda cost more than one-half million dollars while the blue Consent Agenda includes routine business items costing less than that amount.

(Procurement)

1. A resolution accepting the Guaranteed Maximum Price (GMP) Proposal for construction of the new Police Training Facility project in an amount not to exceed $5,420,056 submitted by Ajax Building Corporation (Ajax) on October 20, 2017; authorizing the Mayor or his designee to execute the First Amendment to the Construction Manager at Risk Agreement with a Guaranteed Maximum Price between the City of St. Petersburg and Ajax dated May 4, 2017 (Contract) to incorporate the GMP Proposal into the Contract and modify other necessary provisions; approving a transfer in the amount of $5,600,000 from the TD Bank, N.A. Fund (2018) from the proceeds of a non ad valorem revenue note, series 2017D for the construction of the new Police Training Facility and other project expenses to the General Capital Improvement Fund (3001); approving a supplemental appropriation in the amount of $5,600,000 from the increase in the unappropriated balance of the General Capital Improvement Fund (3001) resulting from the above transfer to the Police Training Facility Project (Engineering & CID Project No. 11234-118; Oracle Project No. 15924); and providing an effective date. [MOVED TO REPORTS AS E-6]

2. Awarding a contract to Ajax Paving Industries of Florida, LLC, in the amount of $643,057.00, for the construction of SPG-Albert Whitted Airport, Taxiway “C” Rehabilitation. (Engineering Project No. 17040-113; Oracle Project Nos. 15120 and 15617).

3. Approving a three-year blanket purchase agreement with Stan Weeks & Associates, Inc. and All About Hauling, Inc. for road and landscape materials for the Stormwater Pavement and Traffic Operations Department and the Parks and Recreation Department, at a total contract amount of $600,000.
NOTE: The Consent Agenda contains normal, routine business items that are very likely to be approved by the City Council by a single motion. Council questions on these items were answered prior to the meeting. Each Councilmember may, however, defer any item for added discussion at a later time.

(Procurement)

1. Approving a three-year blanket purchase agreement with Johnson Controls, Inc. for HVAC Maintenance and Repair Services for the Real Estate and Property Management Department, at a total contract amount of $460,593.

2. Accepting a bid from New Vista Builders Group LLC, for the Jamestown Apartments and Townhomes Renovations, Phase 3F Project, in the amount of $452,000 (Engineering Project No.16203-519, Oracle Project No. 15114); and providing an effective date.

3. Accepting a bid from Avatar Construction, Inc. for the Jamestown Apartments and Townhomes Renovations, Phase 3E Project, in the amount of $397,235 (Engineering Project No.16203-419, Oracle Project No. 15114); and providing an effective date.

4. Accepting a proposal from Bottling Group, LLC dba, Pepsi Beverages Company, for a beverage vending agreement for the Parks and Recreation Department, Library, and Golf Courses at a five-year contract amount of $200,000.

5. Approving the renewal of a blanket purchase agreement with Eco-Land Design, LLC for outdoor water conservation irrigation evaluation services for the Water Resources Department, for a total contract amount of $162,590.

(Public Works)

6. Authorizing the Mayor or his designee to execute Amendment No. 1 to Task Order No. 16-05-AID/AWA (“Task Order”) to the architect/engineering agreement dated February 21, 2016 between the City of St. Petersburg, Florida (“City”) and American Infrastructure Development, Inc. (“A/E”), for A/E to provide bidding and construction phase services related to rehabilitating Taxiway C at the Albert Whitted Airport in an amount not to exceed $45,635.75, providing that the total Task Order, as amended, shall not exceed $145,540.61 (Engineering Project No. 17040-113; Oracle Project Numbers 15120 and 15617).

7. Authorizing the Mayor or his designee to execute Task Order No. 16-08-KHA/T to the architect/engineering agreement dated June 1, 2016 between the City of St. Petersburg, Florida (“City”) and Kimley-Horn and Associates (“A/E”) for professional engineering services pertaining to the St. Pete Innovation District Streetscape Design Project in an amount not to exceed $259,134.70 (Engineering Project No. 17103-112; Oracle Project No. 15612).
8. **Authorizing the Mayor or his designee to execute a Letter of Agreement and Contract with the University of South Florida ("USF") for pass through of funds from the Florida Department of Transportation ("FDOT") in the amount of $72,294.00 to fund Police Department overtime costs incurred by High Visibility Enforcement for the Pedestrian and Bicycle Safety Campaign; and to execute all documents necessary to effectuate this transaction; approving a supplemental appropriation in the amount of $72,294.00 from the increase in the unappropriated balance of the General Fund (0001) resulting from these additional revenues to the Police Department, Traffic & Marine (140-1477), High Visibility Enforcement Grant (TBD).**

9. **Approving the minutes of the September 14 and September 21, 2017 City Council meetings.**

10. **Approving an agreement to support the Solar United Neighbors of Florida program over a one-year period by providing $75,000 in funding and providing an effective date. [MOVED TO REPORTS AS E-7]**

11. **Approving an agreement to support the Solar and Energy Loan Fund program (SELF) over a three-year period by providing $300,000 in funding and an office space in a City-owned facility; requesting City staff continue to assist SELF in identifying an appropriate City-owned facility for use as an office and negotiate and prepare a separate agreement for occupancy and use of that facility by SELF; and providing an effective date. [MOVED TO REPORTS AS E-8]**

12. **A resolution authorizing the Mayor, or his designee, to execute a five (5) year Amended and Restated Lease and Management Agreement with Sheltair Albert Whitted, LLC., a Florida limited liability company, for fixed based operator services at Albert Whitted Airport. Requires affirmative vote of at least six (6) members of City Council.**

13. **Resolution identifying scrivener’s errors and errors of fact in the plat of Gandy Boulevard Self Storage, superceding and replacing Resolution 2017-504, and approving the amended and corrected plat of Gandy Boulevard Self Storage, generally located on a portion of land lying within Section 19, Township 30 South, Range 17 East, Pinellas County, Florida, land lying southeast of Gandy Boulevard right-of-way, west of 2nd Street North right-of-way, and north of 99th Avenue North right-of-way. (City File 17-20000007)**
Note: An abbreviated listing of upcoming City Council meetings.

**Budget, Finance & Taxation Committee**  
*Thursday, October 26, 2017, 8:00 a.m., Room 100*

**Public Services & Infrastructure Committee**  
*Thursday, October 26, 2017, 9:15 a.m., Room 100*

**Housing Services Committee**  
*Thursday, October 26, 2017, 10:30 a.m., Room 100*

**CRA / Agenda Review**  
*Thursday, October 26, 2017, 1:30 p.m., Room 100*

**Co-Sponsored Events Committee**  
*Thursday, October 26, 2017, 2:30 p.m., Room 100*

**Youth Services Committee**  
*Thursday, October 26, 2017, 3:30 p.m., Room 100*

**Public Services & Infrastructure Committee**  
*Thursday, November 9, 2017, 8:00 a.m., Room 100*

**Budget, Finance & Taxation Committee**  
*Thursday, November 9, 2017, 9:15 a.m., Room 100*

**CRA / Agenda Review**  
*Thursday, November 9, 2017, 1:30 p.m., Room 100*

**City Council Meeting: First Budget Cleanup Public Hearing**  
*Thursday, November 9, 2017, 3:00 p.m., Council Chamber*
Civil Service Board  
1 Alternate Member  
(Term expires 6/30/17)

City Beautiful Commission  
4 Regular Members  
(Terms expire 12/31/16 and 12/31/18)

Affordable Housing Advisory Committee  
9 Regular Members  
(Term expires 11/2/20)
PROCEDURES TO BE FOLLOWED FOR QUASI-JUDICIAL PROCEEDINGS:

1. Anyone wishing to speak must fill out a yellow card and present the card to the Clerk. All speakers must be sworn prior to presenting testimony. No cards may be submitted after the close of the Public Hearing. Each party and speaker is limited to the time limits set forth herein and may not give their time to another speaker or party.

2. At any time during the proceeding, City Council members may ask questions of any speaker or party. The time consumed by Council questions and answers to such questions shall not count against the time frames allowed herein. Burden of proof: in all appeals, the Appellant bears the burden of proof; in rezoning and land use cases, the Property Owner or Applicant bears the burden of proof except in cases initiated by the City, in which event the City Administration bears the burden of proof; for all other applications, the Applicant bears the burden of proof. Waiver of Objection: at any time during this proceeding Council Members may leave the Council Chamber for short periods of time. At such times they continue to hear testimony because the audio portion of the hearing is transmitted throughout City Hall by speakers. If any party has an objection to a Council Member leaving the Chamber during the hearing, such objection must be made at the start of the hearing. If an objection is not made as required herein it shall be deemed to have been waived.

3. Initial Presentation. Each party shall be allowed ten (10) minutes for their initial presentation.
   a. Presentation by City Administration.
   b. Presentation by Applicant followed by the Appellant, if different. If Appellant and Applicant are different entities then each is allowed the allotted time for each part of these procedures. If the Property Owner is neither the Applicant nor the Appellant (e.g., land use and zoning applications which the City initiates, historic designation applications which a third party initiates, etc.), they shall also be allowed the allotted time for each part of these procedures and shall have the opportunity to speak last.
   c. Presentation by Opponent. If anyone wishes to utilize the initial presentation time provided for an Opponent, said individual shall register with the City Clerk at least one week prior to the scheduled public hearing. If there is an Appellant who is not the Applicant or Property Owner, then no Opponent is allowed.

4. Public Hearing. A Public Hearing will be conducted during which anyone may speak for 3 minutes. Speakers should limit their testimony to information relevant to the ordinance or application and criteria for review.

5. Cross Examination. Each party shall be allowed five (5) minutes for cross examination. All questions shall be addressed to the Chair and then (at the discretion of the Chair) asked either by the Chair or by the party conducting the cross examination of the appropriate witness. One (1) representative of each party shall conduct the cross examination. If anyone wishes to utilize the time provided for cross examination and rebuttal as an Opponent, and no one has previously registered with the Clerk, said individual shall notify the City Clerk prior to the conclusion of the Public Hearing. If no one gives such notice, there shall be no cross examination or rebuttal by Opponent(s). If more than one person wishes to utilize the time provided for Opponent(s), the City Council shall by motion determine who shall represent Opponent(s).
   a. Cross examination by Opponents.
   b. Cross examination by City Administration.
   c. Cross examination by Appellant followed by Applicant, followed by Property Owner, if different.

6. Rebuttal/Closing. Each party shall have five (5) minutes to provide a closing argument or rebuttal.
   a. Rebuttal by Opponents.
   b. Rebuttal by City Administration.
   c. Rebuttal by Appellant followed by the Applicant, followed by Property Owner, if different.
October 11, 2017

TO: The Honorable Members of City Council

SUBJECT: RCS PINELLAS

PRESENTER: Kirk Smith, President and CEO

SCHEDULE FOR COUNCIL ON: Agenda of November 2, 2017

Charlie Gerdes
Council member, District 1
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Accepting the bid from Florida Design Drilling Corporation for the Southwest Water Reclamation Facility (SWWRF) Reclaimed Water & Injection Well Improvements Projects, in the amount of $1,860,025 (Engineering/CID Project No. 16110-111; Oracle No. 15838); and providing an effective date.

Explanation: The Procurement Department received three bids for the construction of injection well IW-5 for the SWWRF Reclaimed Water & Injection Well Improvements Project. Bids were opened on March 16, 2017. The bids for the IW-5 are tabulated as follows:

<table>
<thead>
<tr>
<th>Bidders</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Southeast Drilling Services, Inc. (Tampa, FL)</td>
<td>$1,804,500</td>
</tr>
<tr>
<td>Florida Design Drilling Corporation (West Palm Beach, FL)</td>
<td>$1,860,025</td>
</tr>
<tr>
<td>Rowe Drilling Company, Inc. (Tallahassee, FL)</td>
<td>$2,628,200</td>
</tr>
</tbody>
</table>

This work consists of furnishing all labor, materials and equipment to drill Injection Well 5 (IW-5) at the SWWRF. The injection well will provide approximately 15 MGD additional capacity to increase the total injection well disposal capacity (when combined with IW-4) for SWWRF to approximately 75 MGD of reclaimed water during high-flow weather events.

The Procurement Department, in cooperation with the Engineering and Capital Improvements Department, recommends an award to:

Florida Design Drilling Corporation (West Palm Beach, FL) $1,860,025

Florida Design Drilling Corporation has met the specifications, terms and conditions of Bid No. 6401, dated February 17, 2017. They have performed similar work for the City, the City of St. Cloud, Suncoast Utility Authority and Polk County Utilities and has performed satisfactorily.

Florida Design Drilling Corporation has met the City Ordinance requirements for 10 percent labor hours performed by apprentices and disadvantaged workers. Award is not recommended to Southeast Drilling Services, Inc., the lowest bidder, because Southeast cannot commence on sight mobilization until mid-January, 2018.

Florida Design Drilling Corporation’s principals are Daniel Carl Ringdahl, president; Noah Daniel Ringdahl and Jeffrey Turner Holst, vice presidents; and Claire Louise Dezotell, secretary.

The contractor will begin work at the SWWRF within approximately ten (10) calendar days from written notice to proceed and is scheduled to complete IW-5 within three hundred fifteen (315) consecutive calendar days.

Continued on Page 2
Cost/Funding/Assessment Information: Funds have been previously appropriated in the Water Resources Capital Projects Fund (4003), WRF SW New Injection Wells FY17/18 (Engineering Project No. 16110-111, Oracle No. 15838).

Attachments: Resolution

Approvals:  

[Signature]  
Administrative

[Signature]  
Budget
A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO FLORIDA DESIGN DRILLING CORPORATION TO DRILL AND CONSTRUCT ONE NEW INJECTION WELL (IW-5) AT THE SOUTHWEST WATER RECLAMATION FACILITY ("SWWRF") FOR THE SWWRF RECLAIMED WATER & INJECTION WELL IMPROVEMENTS PROJECT IN AN AMOUNT NOT TO EXCEED $1,860,025; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE THE AGREEMENT AND ALL OTHER DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received three (3) bids for the construction of injection well IW-5 at the Southwest Water Reclamation Facility ("SWWRF") for the Reclaimed Water & Injection Well Improvements Project ("Project") pursuant to Bid No. 6401, dated February 17, 2017; and

WHEREAS, the lower responsive bidder, Southeast Drilling Services, Inc. is unable to commence on-site mobilization for this Project until mid-January, 2018; and

WHEREAS, in order to meet the schedule set forth in the City’s infrastructure plan, the City decided to award this Project to the second lowest bidder, Florida Design Drilling Corporation; and

WHEREAS, Florida Design Drilling Corporation has met the specifications, terms and conditions of Bid No. 6401; and

WHEREAS, Florida Design Drilling Corporation shall drill and construction one new injection well (IW-5) at the SWWRF; and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the Engineering & Capital Improvements Department, recommends approval of this resolution.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is hereby accepted and the award of an agreement to Florida Design Drilling Corporation to drill and construct one new injection well (IW-5) at the Southwest Water Reclamation Facility for the Reclaimed Water & Injection Well Improvements Project in an amount not to exceed $1,860,025 is hereby approved.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute the agreement and all other documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

Legal:

[Signature]
City Attorney (Designee)
00345386
TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: A resolution recommending that Project B7060935956 ("Project"), a confidential project, pursuant to Section 288.075, Florida Statutes be approved as a Qualified Target Industry ("QTI") Business pursuant to Section 288.106, Florida Statutes with an average private sector wage commitment calculation based on 115% of the average State of Florida wage; finding that the commitments of local financial support necessary for the Project exist; committing $30,900 as the City’s share of the local financial support for the Project beginning in State FY 2019, subject to appropriation and conditioned on the Project meeting statutory requirements; authorizing the Mayor, or his designee, to execute all documents necessary to effectuate this resolution; and providing an effective date.

EXPLANATION: Project B7060935956 ("Project"), a confidential project, pursuant to 288.075 Florida Statutes, has filed a State of Florida Qualified Target Industry Tax Refund Program ("Program") application with the State of Florida, Pinellas County, and the City of St. Petersburg. The Project is proposing to expand its existing presence in St. Petersburg. The Project is also considering locating in New Jersey.

The Project has requested confidentiality under Florida Statute 288.075. The QTI Program is an incentive program, administered through the State that provides tax refunds for each new job created by new or expanding businesses in target industries. The amount of tax refund is $3,000 per new job created above 115% of the average wage of the State of Florida.

An estimated 103 new jobs are projected to be created by the Project with annual remuneration at or above 115% of the average wage of the State of Florida ($52,396) and an annual benefit package of $17,087. These earnings will result in an economic impact of $6,263,566 and 119 new direct and indirect jobs. The Project also will make an investment of $838,000 in construction/renovations and $1,830,000 in equipment. The economic impact of this capital investment is $1,323,750. The economic impacts were calculated using the U.S. Bureau of Economic Analysis RIMS II Regional Input-Output Modeling System for Pinellas County.

The tax refund requested by the Project is based on a Program award of $3,000 per job created at 115% of the average State of Florida wage of $52,396 for the 103 new jobs, totaling $309,000. The Program requires local financial support of 20% of the total annual tax refund, or $61,800. The City would be responsible for providing 50% of the local financial support or a maximum of $30,900. Pinellas County is willing to accept financial responsibility for the other 50% of the required local financial support ($30,900) and passed its Resolution of support on October 31, 2017. The QTI tax refund amount is reimbursed to the business by the State of Florida, only after the company has documented the required job creation and state tax payments made. If the Project does not generate sufficient tax revenue or falls short of its employment creation requirements, the refund will be reduced and the City’s share will also be reduced on a pro rata basis.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution recommending that Project B7060935956 ("Project"), a confidential project, pursuant
to Section 288.075, Florida Statutes be approved as a Qualified Target Industry ("QTI") Business pursuant to Section 288.106, Florida Statutes with an average private sector wage commitment calculation based on 115% of the average State of Florida wage; finding that the commitments of local financial support necessary for the Project exist; committing $30,900 as the City’s share of the local financial support for the Project beginning in State FY 2019, subject to appropriation and conditioned on the Project meeting statutory requirements; authorizing the Mayor, or his designee, to execute all documents necessary to effectuate this resolution; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: Funding for this item will be required beginning in State FY 2019. Funding will be provided subject to annual appropriation and conditioned on the Project meeting statutory requirements.

ATTACHMENTS: Resolution

APPROVALS:

Administration: Budget:
A RESOLUTION RECOMMENDING THAT PROJECT B7060935956 ("PROJECT"), A CONFIDENTIAL PROJECT PURSUANT TO SECTION 288.075, FLORIDA STATUTES, BE APPROVED AS A QUALIFIED TARGET INDUSTRY ("QTI") BUSINESS PURSUANT TO SECTION 288.106, FLORIDA STATUTES WITH AN AVERAGE PRIVATE SECTOR WAGE COMMITMENT CALCULATION BASED ON 115% OF THE AVERAGE STATE OF FLORIDA WAGE; FINDING THAT THE COMMITMENTS OF LOCAL FINANCIAL SUPPORT NECESSARY FOR THE PROJECT EXIST; COMMITTING $30,900 AS THE CITY’S SHARE OF THE LOCAL FINANCIAL SUPPORT FOR THE PROJECT BEGINNING IN STATE FY 2019, SUBJECT TO ANNUAL APPROPRIATIONS AND CONDITIONED ON THE PROJECT MEETING STATUTORY REQUIREMENTS; AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Project B7060935956 ("Project"), a confidential project as defined in Section 288.075, Florida Statutes has applied to the State of Florida's Qualified Target Industry Tax Refund Program ("Program") pursuant to Section 288.106, Florida Statutes, for a tax refund of $309,000 to complete this Project; and

WHEREAS, the basis of the Project’s average private sector wage commitment calculation shall be 115% of the average State of Florida wage; and

WHEREAS, the Project will benefit the City of St. Petersburg by creating 103 new jobs that pay an average wage of at least $52,396, which is at least 115% of the average annual wage for the State of Florida, and cause an estimated capital investment of $2,668,000; and

WHEREAS, under the Program the local community must provide 20% of the funding for the tax refund; and

WHEREAS, Pinellas County is willing to accept financial responsibility for 50% of the local funds required; and

WHEREAS, the Administration has recommended the Project’s approval.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that this Council hereby recommends that Project B7060935956 ("Project"), a confidential project pursuant to Section 288.075, Florida Statutes, be approved as a Qualified Target Industry ("QTI") Business pursuant to Section 288.106, Florida Statutes; and
BE IT FURTHER RESOLVED, that this City Council has determined the basis of the Project's average private sector wage commitment calculation shall be 115% of the average State of Florida wage; and

BE IT FURTHER RESOLVED, that this City Council finds that the commitments of local financial support necessary for the Project exist and commits $30,900 as the City's share of the local financial support for the Project beginning in State FY 2019 subject to annual appropriations, and conditioned on the Project meeting all statutory requirements; and

BE IT FURTHER RESOLVED, that the Mayor, or his designee, is authorized to execute all documents necessary to effectuate this Resolution.

This Resolution shall become effective immediately upon its adoption.

Approvals:
Legal: ____________________________ Administration: ____________________________
Budget: ____________________________
TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: A resolution recommending that Project B7020737880 ("Project"), a confidential project, pursuant to Section 288.075, Florida Statutes be approved as a Qualified Target Industry ("QTI") Business pursuant to Section 288.106, Florida Statutes with an average private sector wage commitment calculation based on 200% of the average State of Florida wage; finding that the commitments of local financial support necessary for the Project exist; committing $90,000 as the City’s share of the local financial support for the Project beginning in State FY 2019 from the City’s Economic Development Ad Valorem Tax Exemption Program (subject to City Council approval) and/or through the appraised value of city land provided to the Project at a discount, subject to appropriation and conditioned on the Project meeting statutory requirements; authorizing the Mayor, or his designee, to execute all documents necessary to effectuate this resolution; and providing an effective date.

EXPLANATION: Project B7020737880 ("Project"), a confidential project, pursuant to 288.075 Florida Statutes, has filed a State of Florida Qualified Target Industry Tax Refund Program ("Program") application with the State of Florida, Pinellas County, and the City of St. Petersburg. The Project is proposing to expand its existing presence in St. Petersburg. The Project is also considering locating in Dallas, Texas or San Jose, California.

The Project has requested confidentiality under Florida Statute 288.075. The QTI Program is an incentive program, administered through the State that provides tax refunds for each new job created by new or expanding businesses in target industries. The amount of tax refund for this Project is capped at $3,000 per new job created above 200% of the average wage of the State of Florida, due to the provision of a High Impact Performance Incentive by the State, which does not require a matching commitment from the City.

An estimated 300 new jobs are projected to be created by the Project with annual remuneration at or above 200% of the average wage of the State of Florida ($91,124) and an annual benefit package of $21,600. These earnings will result in an economic impact of $51,842,415 and 552 new direct and indirect jobs. The Project also will make an investment of $55,000,000 in construction/renovations and $12,300,000 in equipment. The economic impact of this capital investment is $65,319,500. The economic impacts were calculated using the U.S. Bureau of Economic Analysis RIMS II Regional Input-Output Modeling System for Pinellas County.

The tax refund requested by the Project is based on a Program award of $3,000 per job created at 200% of the average State of Florida wage ($91,124) for the 300 new jobs, totaling $900,000. The Program requires local financial support of 20% of the total annual tax refund, or $180,000. The City will be responsible for providing 50% of the local financial support or a maximum of $90,000. Pinellas County is willing to accept financial responsibility for the other 50% of the required local financial support ($90,000) and passed its Resolution of support on September 26, 2017.
The QTI tax refund amount is *reimbursed* to the business by the State of Florida, only after the company has documented the required job creation and state tax payments made.

The City plans to provide its local financial support either through tax abatement under the City's Economic Development Ad Valorem Tax Exemption Program as soon as the plans for the $55 million development program and $12.3 equipment package is complete, subject to City Council approval of an economic development ad valorem tax exemption for the business, or through the appraised value of city land provided to the Project at a discount.

**RECOMMENDATION:** Administration recommends that City Council adopt the attached resolution recommending that Project B7020737880 (“Project”), a confidential project, pursuant to Section 288.075, Florida Statutes be approved as a Qualified Target Industry (“QTI”) Business pursuant to Section 288.106, Florida Statutes with an average private sector wage commitment calculation based on 200% of the average State of Florida wage; finding that the commitments of local financial support necessary for the Project exist; committing $90,000 as the City’s share of the local financial support for the Project beginning in State FY 2019 from the City’s Economic Development Ad Valorem Tax Exemption Program (“Program”) (subject to City Council approval) and/or through the appraised value of city land provided to the Project at a discount, subject to appropriation and conditioned on the Project meeting statutory requirements; authorizing the Mayor, or his designee, to execute all documents necessary to effectuate this resolution; and providing an effective date.

**ATTACHMENTS:** Resolution

**APPROVALS:**

Administration:  [Signature]

Budget:  [Signature]
Resolution No. 2017 -

A RESOLUTION RECOMMENDING THAT PROJECT B7020737880 ("PROJECT"), A CONFIDENTIAL PROJECT PURSUANT TO SECTION 288.075, FLORIDA STATUTES, BE APPROVED AS A QUALIFIED TARGET INDUSTRY ("QTI") BUSINESS PURSUANT TO SECTION 288.106, FLORIDA STATUTES WITH AN AVERAGE PRIVATE SECTOR WAGE COMMITMENT CALCULATION BASED ON 200% OF THE AVERAGE STATE OF FLORIDA WAGE; FINDING THAT THE COMMITMENTS OF LOCAL FINANCIAL SUPPORT NECESSARY FOR THE PROJECT EXIST; COMMITTING $90,000 AS THE CITY'S SHARE OF THE LOCAL FINANCIAL SUPPORT FOR THE PROJECT BEGINNING IN STATE FY 2019 FROM THE CITY'S ECONOMIC DEVELOPMENT AD VALOREM TAX EXEMPTION PROGRAM (SUBJECT TO CITY COUNCIL APPROVAL) AND/OR THROUGH THE APPRAISED VALUE OF CITY LAND PROVIDED TO THE PROJECT AT A DISCOUNT, SUBJECT TO ANNUAL APPROPRIATIONS AND CONDITIONED ON THE PROJECT MEETING STATUTORY REQUIREMENTS; AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Project B7020737880 ("Project"), a confidential project as defined in Section 288.075, Florida Statutes has applied to the State of Florida's Qualified Target Industry Tax Refund Program ("Program") pursuant to Section 288.106, Florida Statutes, for a tax refund of $900,000 to complete this Project; and

WHEREAS, the basis of the Project’s average private sector wage commitment calculation shall be 200% of the average State of Florida wage; and

WHEREAS, the Project will benefit the City of St. Petersburg by creating 300 new jobs that pay an average wage of at least $91,124, which is at least 200% of the average annual wage for the State of Florida, and cause an estimated capital investment of $67,300,000; and

WHEREAS, under the Program the local community must provide 20% of the funding for the tax refund; and

WHEREAS, Pinellas County is willing to accept financial responsibility for 50% of the local funds required; and

WHEREAS, the Administration has recommended the Project’s approval.
NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that this Council hereby recommends that Project B7020737880 ("Project"), a confidential project pursuant to Section 288.075, Florida Statutes, be approved as a Qualified Target Industry ("QTI") Business pursuant to Section 288.106, Florida Statutes; and

BE IT FURTHER RESOLVED, that this City Council has determined the basis of the Project’s average private sector wage commitment calculation shall be 200% of the average State of Florida wage; and

BE IT FURTHER RESOLVED, that this City Council finds that the commitments of local financial support necessary for the Project exist and commits $90,000 as the City’s share of the local financial support for the Project beginning in State FY 2019 from the City’s economic development ad valorem tax exemption program (subject to City Council approval) and/or through the appraised value of City land provided to the Project at a discount, subject to annual appropriations and conditioned on the Project meeting all statutory requirements; and

BE IT FURTHER RESOLVED, that the Mayor, or his designee, is authorized to execute all documents necessary to effectuate this Resolution.

This Resolution shall become effective immediately upon its adoption.

Approvals:
Legal: Administration:
Budget: 00345615
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Authorizing the Mayor to enter into an Interlocal Agreement with the Pinellas County Office of Human Rights (PCOHR) to enforce the City’s wage theft ordinance – Article 15, Chapter III of the municipal code.

Explanation: The City implemented its wage theft ordinance in September 2015. One of the long-term goals was to transition enforcement activities to the PCOHR provided that the PCOHR enacted its own ordinance that would include substantially similar enforcement provisions.

In April 2017, the City’s Wage Theft Compliance Coordinator resigned her position. After discussions with PCOHR officials, the parties agreed this was an ideal opportunity to begin transitioning enforcement to the county. Because the City’s ordinance was and is still in effect, but without the resources to continue enforcement, the parties agreed to authorize the PCOHR to adjudicate claims arising under the City’s ordinance. The goal remains to permanently transition all wage theft compliance activities to the PCOHR once the City is assured that the PCOHR’s enforcement provisions meet the City’s standards.

Administration recommends authorizing the Mayor to enter into an Interlocal Agreement with the PCOHR temporarily authorizing it to provide wage theft enforcement activities pursuant to the City’s ordinance.

Cost/Funding/Assessment Information: Expenses are limited to local vehicle travel by PCOHR staff when conducting enforcement activities within the City and are estimated to be less than $600 annually. Funding for the this agreement is approved within the General Fund, Human Resources Department, Wage and Hour Compliance Division (0001 090 1179).

Attachments: Resolution and Agreement

Approvals:

[Signatures]

Administrative

Budget
Resolution No.

A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO AN INTERLOCAL AGREEMENT WITH THE PINELLAS COUNTY OFFICE OF HUMAN RIGHTS; AUTHORIZING THE PINELLAS COUNTY OFFICE OF HUMAN RIGHTS TO ADMINISTER AND ENFORCE THE CITY’S WAGE THEFT ORDINANCE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of St. Petersburg implemented its wage theft ordinance in September 2015; and

WHEREAS, the City is currently unable to continue administration and enforcement of its wage theft ordinance; and

WHEREAS, the City and the Pinellas County Office of Human Rights have agreed to temporarily transfer administration and enforcement of the City’s wage theft ordinance to the Pinellas County Office of Human Rights; and

WHEREAS, the agreement authorizes the Pinellas County Office of Human Rights to administer and enforce the City’s wage theft ordinance; and

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the Mayor is authorized to enter into an Interlocal Agreement with the Pinellas County Office of Human Rights authorizing the Pinellas County Office of Human Rights to temporarily administer and enforce the City’s wage theft ordinance.

This resolution shall become effective immediately upon its adoption.

APPROVED AS TO FORM AND CONTENT:

[Signatures]

City Attorney (designee)  Budget
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: A resolution accepting the Guaranteed Maximum Price ("GMP") Proposal for construction of the new Police Training Facility project in an amount not to exceed $5,420,056 submitted by Ajax Building Corporation ("Ajax") on October 20, 2017; authorizing the Mayor or his designee to execute the First Amendment to the Construction Manager at Risk Agreement with a Guaranteed Maximum Price between the City of St. Petersburg and Ajax dated May 4, 2017 ("Contract") to incorporate the GMP Proposal into the Contract and modify other necessary provisions; approving a transfer in the amount of $5,600,000 from the TD Bank, N.A. Fund (2018) from the proceeds of a non ad valorem revenue note, series 2017D for the construction of the new Police Training Facility and other project expenses to the General Capital Improvement Fund (3001); approving a supplemental appropriation in the amount of $5,600,000 from the increase in the unappropriated balance of the General Capital Improvement Fund (3001) resulting from the above transfer to the Police Training Facility Project (Engineering & CID Project No. 11234-118; Oracle Project No. 15924); and providing an effective date.

Explanation: On May 4, 2017, City Council approved a Construction Manager at Risk Agreement with a Guaranteed Maximum Price ("Contract") with Ajax for preconstruction and construction phase services for the new St. Petersburg Police Training Facility project. Preconstruction phase services were authorized in an amount not to exceed $26,516 and have been completed. The preconstruction phase services included obtaining competitive bids from qualified subcontractors based on the 100% completed construction documents.

On October 20, 2017, Ajax submitted a GMP Proposal for the work, including all labor, material and equipment necessary to renovate the existing 7,192-square-foot single-story former Police Pistol range into a training facility, and to construct a new 11,173-square-foot firing range addition to include tactical vehicle storage, an armory, ammunition storage, simulation training and classrooms. The new 50-yard, full tactical vehicle accessible indoor rifle range will be constructed adjacent to the existing building and include concrete tilt wall panels to aide in the acoustic treatment of the gun fire. The project will be LEED certified and the GMP Proposal includes a Solar Photo Voltaic system on the roof of the existing structure. Upon acceptance of the GMP Proposal for the work and approval of a First Amendment to the Contract, Ajax will be authorized to commence the work.

The GMP Proposal is based on the following i) the completed architectural, landscape architectural, structural, mechanical, plumbing and electrical contract drawings and project specifications as prepared by ARC3 Architecture; ii) a listing of clarifications, qualifications and assumptions made by Ajax in preparation of the GMP Proposal, which further define the scope of the site work; and iii) the anticipated schedule for the site work. Construction activities are anticipated to commence on November 10, 2017.

Ajax developed a competitive bid process and obtained City approval of the process prior to soliciting competitive bids. Ajax obtained bids for the work through separate bid packages. Ajax tabulated and analyzed the bids and submitted the low, responsive bids proposed for construction work to the City. The subtotal value of all the subcontractor bids for the balance of the work is

Continued on Page 2
$4,338,808. This includes an estimated 19% City certified Small Business Enterprise (SBE) participation. In addition to the cost of the subcontracted work, the GMP Proposal will include the bonds and insurance, Contractor's General Conditions, Contractor's Contingency and the Contractor's overhead and fee. An Owner's Contingency for Unforeseen Conditions is also included.

The GMP Proposal is as follows:

<table>
<thead>
<tr>
<th>Description</th>
<th>Amount</th>
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<tbody>
<tr>
<td>Subcontractor cost of the work</td>
<td>$4,338,808</td>
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<tr>
<td>General conditions</td>
<td>444,177</td>
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<tr>
<td>Bonds, insurance &amp; warranty</td>
<td>96,812</td>
</tr>
<tr>
<td>Construction manager's contingency</td>
<td>215,234</td>
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<tr>
<td>Owner's unforeseen conditions contingency</td>
<td>75,000</td>
</tr>
<tr>
<td>Construction manager's fee</td>
<td>250,025</td>
</tr>
<tr>
<td>Total GMP proposal for the work</td>
<td>$5,420,056</td>
</tr>
</tbody>
</table>

The GMP is within the adjusted amount of the Construction Cost Budget for the project.

Upon execution of the First Amendment to incorporate the GMP Proposal into the Contract, Ajax will commence the site work and proceed with building foundations and leading to completion of the balance of the work. The duration for the balance of the work is eleven (11) months.

**Recommendation:** Administration recommends City Council approve the attached resolution accepting the Guaranteed Maximum Price ("GMP") Proposal for construction of the new Police Training Facility project in an amount not to exceed $5,420,056 submitted by Ajax Building Corporation ("Ajax") on October 20, 2017; authorizing the Mayor or his designee to execute the First Amendment to the Construction Manager at Risk Agreement with a Guaranteed Maximum Price between the City of St. Petersburg and Ajax dated May 4, 2017 ("Contract") to incorporate the GMP Proposal into the Contract and modify other necessary provisions; approving a transfer in the amount of $5,600,000 from the TD Bank, N.A. Fund (2018) from the proceeds of a non ad valorem revenue note, series 2017D for the construction of the new Police Training Facility and other project expenses to the General Capital Improvement Fund (3001); approving a supplemental appropriation in the amount of $5,600,000 from the increase in the unappropriated balance of the General Capital Improvement Fund (3001) resulting from the above transfer to the Police Training Facility Project (Engineering & CID Project No. 11234-118; Oracle Project No. 15924); and providing an effective date.

Continued on Page 3
Cost/Funding/Assessment Information: A portion of the funding has been previously appropriated. Additional funds will be available after (i) a transfer in the amount of $5,600,000 from the TD Bank, N.A. Fund (2018) from the proceeds of a non ad valorem revenue note, series 2017D for the Police Training Facility construction and other project expense (e.g., furniture, fixtures, technology and equipment, project administration and inspection services, testing, permitting cost) and (ii) a supplemental appropriation in the amount of $5,600,000 from the increase in the unappropriated balance of the General Capital Improvement Fund (3001) resulting from the above transfer to the Police Training Facility Project (Engineering & CID Project No. 11234-118; Oracle Project No. 15924).

Attachments: GMP Proposal (55 pages)
GMP Amendment (3 pages)
Resolution

Approvals:
City of St. Petersburg
Police Training Facility

1845 13th Avenue North
St. Petersburg, FL 33713
Job 201713

GUARANTEED MAXIMUM PRICE PROPOSAL

October 20, 2017

Ajax Building Corporation
109 Commerce Blvd.
Oldsmar, FL 34677
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<td>51-55</td>
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EXECUTIVE SUMMARY

Ajax Building Corporation is pleased to present this Guaranteed Maximum Price (GMP) Proposal for the Police Training Facility for consideration by the City of St. Petersburg. This GMP Proposal will recap the status of the project through the end of the GMP Phase and will provide estimate, schedule and other project information to be utilized by the project team as the project moves forward. This GMP Proposal, upon acceptance by the City of St. Petersburg, is intended to serve as the basis for an Amendment to the CM Contract, adding the construction phase activities to the current contract.

Project Description

The overall project is planned as a single-story facility totaling roughly 11,173 square feet. The existing 7,192 square foot, 25-yard indoor pistol range is to be renovated to house training classrooms, simulation training room, ammunition storage, and tactical vehicle storage garage. The new 50-yard, full tactical, vehicle accessible indoor rifle range will be constructed adjacent to the existing building and include a classroom and weapons cleaning area adjacent to the range. The new range will be constructed with insulated concrete tilt wall panels to aide in the acoustic treatment of the gun fire. The roof system will be composed of a PVC membrane supported by structural concrete slab on metal decking. The project includes several elements to reach the goal of LEED certification including roof mounted photovoltaic panels.

The indoor range has special system requirements including a separate ventilation system that is outfitted with a state of the art, laminar air flow mechanical system, acoustical measures with ceiling baffles and PEPP wall panels, intelligent range targeting systems, and a rubber bullet containment trap.

The site is situated between two active baseball fields in Woodlawn Park, near Downtown St. Petersburg, FL. Site access and maneuverability is very restricted due to the proximity to the two outfield fences. The site has high levels of lead contaminates and miscellaneous debris from previous use as a land fill. The interior of the existing building has asbestos and lead contamination. Due to the poor soils conditions the new facility will be supported by 35-ton capacity helical piles, 24" grade beams and a thickened slab on grade.

Guaranteed Maximum Price (GMP)

The work included in the GMP Estimate is based upon the List of Documents included in Section II of this proposal as amended by the Clarifications, Qualifications contained in Section III of this proposal.

The Base Bid GMP Proposal for the Police Training Facility totals $5,420,056. The Base Bid GMP Proposal includes the Sitework, the new Firing Range, and the renovations to the existing building.

Project Schedule

The project schedule included within this proposal is based on the information represented in the GMP Documents. The overall project schedule reflects an overall duration of eleven (11) months for the construction phase of the project.

The following contractual dates are incorporated into the CM Contract via this GMP Proposal.

- Substantial Completion: September 11, 2018
- Final Completion: October 2, 2018
The following additional Milestone Dates are anticipated within the project schedule in order to achieve the contractual dates listed above.

- Mobilization / Start of Construction: November 10, 2017
- Top-Out of Range Structure: May 16, 2018
- Building Dry-In: June 7, 2018
- Range Equipment Installation: August 17, 2018

In order for construction activities to commence on November 10, 2017, as scheduled, the following contractual activities will need to be completed as indicated.

- GMP Amendment Negotiations Complete: October 20, 2017
- CM Contract Amendment Executed: November 2, 2017
- Targeted Notice to Proceed: November 3, 2017

In order to expedite the project start-up activities, the Architect, the Construction Manager and the Owner will be required to closely coordinate and expedite submittal review/approval, respond to information requests, respond to conflicts/unforeseen conditions, etc.
LIST OF DOCUMENTS

The work included in this Final GMP Proposal is based upon the List of Documents immediately following this narrative subject to amendments by 1) the Clarifications, Qualifications, and Assumptions and 2) the accepted Value Engineering and Budget Options, all contained in Section III of this proposal.

The List of Documents includes the:

- Contract Drawings
- Project Specifications
- Addenda Issued by the Architect / Engineer
- Pre-Bid Requests for Information
- Other Documents (As Listed)
- Bid Packages and Bid Package Addenda
CONTRACT DRAWINGS
Entitled Police Training Facility dated August 15, 2017

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<th>Date Revised</th>
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<td>G-000</td>
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<td>8/15/17</td>
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<td>G-001</td>
<td>Project/Plan Review Data</td>
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<td>Architectural Site Plan</td>
<td>8/15/17</td>
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<td><strong>Civil</strong></td>
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<td>C-101</td>
<td>Demolition and Site Prep Plan</td>
<td>8/15/17</td>
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<tr>
<td>C-102</td>
<td>Civil Site Plan</td>
<td>8/15/17</td>
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<td>C-103</td>
<td>Paving, Grading &amp; Drainage Plan</td>
<td>8/15/17</td>
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# AJAX PROJECT NO. 201714

## CITY OF ST. PETERSBURG POLICE TRAINING FACILITY

### GMP PROPOSAL

**October 20, 2017**

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- Switchboards: 262413
- Panelboards: 262416
- Wiring Devices: 262726
- Enclosed Contacts: 262818
- Circuit Breakers: 262823
- Photovoltaic Energy Equipment: 263100
- Interior Lighting: 265100

## Electronic Safety and Security
- 198 Point Intelligent Communicating Fire Detection System: 283111

## Exterior Improvements
- Site Clearing: 311000
- Rough Grading: 312213
- Excavation: 312316
- Backfilling: 312323
- Trenching: 312333
- Erosion and Sediment Control: 312500
- Base Courses: 321100
- Subgrade Modifications: 321110
- Asphalitic Concrete Paving: 321216
- Concrete (Site Work): 321310
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## Utilities
- Storm Sewerage Systems: 334001

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<td>Limited Soil Assessment Report by Greenfield Environmental</td>
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<td>Lead Wipe Sampling Assessment</td>
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<td>Storefront / Windows</td>
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<td>Drywall &amp; Stucco</td>
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(END OF BID PACKAGES AND BID PACKAGE ADDENDA)

END OF DOCUMENT LIST
PROPOSAL NARRATIVE

The work included in the GMP Proposal is based upon the List of Documents included in Section II of this proposal as amended by the Clarifications, Qualifications, and Assumptions contained in Section III of this proposal.

The Base Bid GMP Proposal for the Police Training Facility totals $5,420,056. The Base Bid GMP Proposal includes the Sitework, the new Firing Range, and the renovations to the existing building.
GMP Proposal:

BASE BID GMP
CM Summary Report
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GMP Proposal:

BASE BID GMP
CM Detail Report
## Cost Management Detail

### Ajax

**Sort Sequences:**
1. Sec
2. Major Item Code
3. Minor Item Code
4. Not Used

**Estimate File:** 17062_SPPTF_GMP_10_12_17.est - Police Training Facility Renovation/Addition, FL

**Estimator:** K. Sharpe/A. Albay

**Primary Project Qty:** 18189 SF

**Secondary Project Qty:** 1 FLRS

**Estimate UM:** Imperial

Report includes Taxes & Insurance.

---

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Estimate File: 17062_SPPTF_GMP_10_12_17.est - Police Training Facility Renovation/Addition, Petersburg, FL
Estimator: K. Sharpel/A. Albay
Primary Project Qty: 18189 SF
Secondary Project Qty: 1 FLRS
Estimate UM: Imperial

Report includes Taxes & Insurance.

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### Description of Items Estimated

**NOTICE**: This Document is considered proprietary information and shall not be distributed beyond the intended recipient without the express written consent of Ajax Building Corporation!!

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### Notice

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### Summary

- **Total Minor Item Code 32900.000**: $46,534
- **Total Major Item Code 32000.000 SITE IMPROVEMENTS**: $74,638
- **Total Minor Item Code 36000.000 BONDS & INSURANCE**: $94,525
- **Total Major Item Code 36000.000 BONDS & INSURANCE**: $94,525
- **Total Minor Item Code 37000.000 WARRANTY**: $2,287
- **Total Major Item Code 37000.000 WARRANTY**: $2,287
- **Total Minor Item Code 80000.000 CONTINGENCY**: $290,234
- **Total Major Item Code 80000.000 CONTINGENCY**: $290,234
- **Total Minor Item Code 90000.000 OVERHEAD & FEE**: $250,025
- **Total Major Item Code 90000.000 OVERHEAD & FEE**: $250,025
- **Total Sec BB BASE BID**: $5,420,056
CLARIFICATIONS, QUALIFICATIONS AND ASSUMPTIONS

Basis of the GMP Proposal

- This GMP Proposal has been prepared based on the following documents:
  - The Contract Drawings entitled “Police Training Facility” dated August 15, 2017 as prepared by Arc3 Architecture, Inc. Refer to Document List included in Section II of this proposal.
  - The Project Specifications entitled “Police Training Facility” dated August 15, 2017 as prepared by Arc3 Architecture, Inc. Refer to Document List included in Section II of this proposal.
  - Addendum #1 dated 8/29/17 as prepared by Arc3 Architecture, Inc.
  - Addendum #2 dated 9/5/17 as prepared by Arc3 Architecture, Inc.
  - The Environmental Oversight Letter report dated May 16, 2016 as prepared by Cardno.
  - The Soil Boring Log and Boring Plan dated July 5, 2017 as prepared by Driggers Engineering Services Incorporated.
  - The Lead Wipe Sampling Assessment report dated July 18, 2017.
  - The Construction Manager’s Project Schedule dated October 2, 2017.
  - The Bid Packages and Bid Package Addenda issued to bidders by the Construction Manager.
  - The Pre Bid RFI responses as listed in the Document List.

- The sizes, quantities and descriptions indicated within the GMP Proposal are considered to be part of these clarifications, qualifications and assumptions.
- These qualifications, clarifications and assumptions are intended to supplement the GMP Proposal and the GMP Documents, and are an attempt to inform the Owner and the Architect of the Construction Manager’s interpretation of the scope items which are included or excluded, and which may not be clearly shown or defined by specification, plan, elevation, detail, section, schedule, or schematic.

Scope of the GMP Proposal

- The scope of this GMP Proposal consists of the following:
  - The Construction Manager’s general conditions and general requirements for a period of eleven (11) months.
  - GMP – Includes the following scope of work:
    - Sitework, the new Firing Range, and the renovations to the existing building.
    - Alternates – The following “Alternates” have been priced and are offered for consideration as part of this proposal. Refer to Section IV of this proposal for a more detailed description and pricing for the alternates.
      - Alternate No. 1 – Provide 80 mil thick PVC Single-Ply Roofing Membrane
      - Alternate No. 2 – Provide 80 mil thick TPO Single-Ply Roofing Membrane
      - Alternate No. 3 – Provide Operable Partition, Soffit/Sound Wall and Partition Stacking Area Enclosure Walls
  - These Alternates have not been elected, however, the Owner reserves the right to select Alternates provided there is sufficient funding in the Owner’s Contingency.
Division 01 – General Requirements

- Clarifications, qualifications and assumptions related to Division 01:
  - This GMP Proposal includes the Construction Manager’s lump sum general conditions and general requirements for a period of eleven (11) months of $403,927. These general conditions will be billed in 11 equal payments.
  - The Extended General Conditions Contingency is included for $40,000.
  - Public Art is not included in the estimate.
  - We have included the necessary jobsite supervision, layout, safety supplies, equipment, temporary jobsite office facility, postage, office equipment, project telephones, and jobsite communications.
  - Labor burden multiplier is included as a fixed rate of 41% on all added Construction Manager labor for supervisory positions and 46% for added field labor. This multiplier is to account for all added expenses related to direct labor that are not included as part of OH&P.
  - We have not included a jobsite office facility for the Owner, Architect or their representatives.
  - Temporary utility services (water, sewer and electric) are included. It is assumed that all temporary utilities required for the project will be tied into permanent utilities and that these permanent utilities are readily accessible, of adequate size to handle any additional load as required by temporary utilities and that temporary on-site facilities can be located as necessary to prevent the need for any substantial overhead and/or underground temporary utilities.
  - Monthly aerial photographs have been included.
  - Costs related to a threshold inspector are not included.
  - The costs associated with temporary water, sewer and electric utilities will be paid for by the Construction Manager through the date of Substantial Completion at which time these utilities shall be transferred into the Owner’s name and become the responsibility of the Owner.
  - The Owner shall pay for all regulatory permit fees including Building and Environmental permits (if required).
  - The proposal does not include any tap fees, connection charges, system charges, impact fees, meter fees, or other regulatory requirements/fees. Any of these fees that are applicable to the project will be paid directly by the Owner.
  - One (1) each standard 4' x 8' project sign is included.
  - A site survey is included.
  - An as-built survey is included for the final documentation of the location and elevation of the proposed new construction.
  - Jobsite cleanup, rubbish removal and rubbish disposal are included.
  - Materials testing for concrete, masonry and soils are to be by the Owner and are not included. Structural Steel and Helical Pile observation inspections are included.
  - Temporary jobsite fencing and gates are included as 6'-0" high chain link fencing.
  - Silt fencing is included for areas where construction runoff and/or erosion may occur.
  - We have included sodding areas disturbed by construction activities as necessary to return those areas to their pre-construction condition.
  - Temporary gravel, limerock, crushed concrete or asphalt millings is included for the stabilization of the construction entrances.
  - Performance and Payment Bonds are included at the fixed percentage of 0.76% and will be invoiced as a lump sum amount of $37,607 in the first pay application.
  - We have included General Liability Insurance at the fixed percentage of 0.68% and will be invoiced as a lump sum amount of $34,049 in the first pay application.
  - Costs for procuring Builder’s Risk Insurance are included at the fixed percentage of 0.46% for $22,869 and will be billed in the first pay request.
    - The standard deductible for this policy is $25,000.
    - The windstorm and flood deductibles for this policy are $100,000.
Should a Builder’s Risk claim occur, any deductibles or uncovered costs will be treated as a change order to the Construction Manager’s Contract.

• “Loss of Use” coverage is not included in the policy. If a Builder’s Risk claim occurs, Ajax excludes costs associated with “Loss of Use”.

• The Builder’s Risk and General Liability Policies do not cover existing construction or existing building components.

• Ajax may utilize a SubGuard program for some subcontractors as an alternative to Subcontractor Bonds. When SubGuard is used, the cost for SubGuard insurance coverage will be the same cost as the subcontractor’s bond cost. In instances where no subcontract rate is available, a rate of 1.5% will be used.

• We have included Warranty Management for the project within the GMP. The charge for this service to be provided during the warranty period shall be $2,287 and shall be invoiced as a lump sum amount in the first pay application.

• The Construction Manager’s lump sum Construction Phase Fee is included for the amount for the amount of $250,025 and will be invoiced on a monthly basis to align with overall percentage completion of the work. Fee has not been included on the bonds and insurance costs.

Surplus cost and/or materials shall be the property of the Subcontractor and no refund or materials shall be due to the Owner.

• The Owner Direct Material Purchase listing breakdown will be provided within 90 days after the Notice To Proceed is issued.

Division 02 – Site Work

• Clarifications, qualifications and assumptions related to Division 02:
  • Abatement and Remediation Work
    ▪ We specifically exclude any asbestos abatement, lead paint abatement or removal, PCB abatement or removal, and related surveys, air monitoring, clearances, testing services, etc.
    ▪ The Owner is removing unsuitable/contaminated soils under the proposed building pad and replacing with compacted structural fill to proposed grades. We assume all utility excavation beneath the new building will be in clean fill.
  • Demolition / Selective Demolition
    ▪ Demolition work and selective demolition work, as required for the renovations and new construction, is excluded and is to be provided by Owner.
    ▪ The only demolition included is the saw cutting and removal of the existing concrete slab on grade for the installation of the new plumbing and electrical lines as shown. Hazardous material removed from this operation will be disposed of by the Owner’s subcontractor.

Division 03 – Concrete

• Clarifications, qualifications and assumptions related to Division 03:
  • Concrete Work
    ▪ As included in Bid Package 3.1
  • Tilt Wall Concrete
    ▪ As included in Bid Package 3.2
    ▪ All tilt wall panels are to be cast on temporary casting beds in the area of the proposed storm pond. The proposed storm pond is to be excavated By Owner after tilt wall panels are erected and the casting slab removed.
Division 04 – Masonry

- Clarifications, qualifications and assumptions related to Division 04:
  - Masonry Work
    - As included in Bid Package 4.1

Division 05 – Metals

- Clarifications, qualifications and assumptions related to Division 05:
  - Structural Steel, Joists and Deck
    - As included in Bid Package 5.1
  - Miscellaneous and Fabricated Metals
    - As included in Bid Package 5.1
  - Cold-Formed Metal Framing
    - As included in Bid Package 9.1

Division 07 – Thermal and Moisture Protection

- Clarifications, qualifications and assumptions related to Division 07:
  - Waterproofing
    - As included in Bid Package 9.9
  - Roofing and Sheet Metal
    - As included in Bid Package 7.3

Division 08 – Doors and Windows

- Clarifications, qualifications and assumptions related to Division 08:
  - Metal Doors and Frames
    - As included in Bid Package 8.1
    - Ballistic rated double doors leading into the Range are required to have a center removable astragal on
      the frame to help carry the load of the ballistic glass and is included.
  - Wood Doors
    - As included in Bid Package 8.1
  - Coiling Doors and Grills
    - As included in Bid Package 8.2
  - Entrances and Storefronts
    - As included in Bid Package 8.3
  - Windows, Glass & Glazing
    - As included in Bid Package 8.3

Division 09 – Finishes

- Clarifications, qualifications and assumptions related to Division 09:
  - Gypsum Board, Plaster and Stucco Systems
    - As included in Bid Package 9.1
  - Tile Work
    - As included in Bid Package 9.2
  - Finished Flooring
    - Resilient Flooring
Division 10 – Specialties

- Clarifications, qualifications and assumptions related to Division 10:
  - Signage and Plaques
    - As included in Bid Package 10.2
  - Miscellaneous Building Specialties
    - We have included three whiteboards as 4' x 8' units per note 22 on sheet A100. As no specification was provided, we have based our proposal on AJW Architectural Product N101-2B Series flat trim, flat tray, 2" map rail.
    - As included in Bid Package 10.3
  - Toilet Compartments
    - As included in Bid Package 10.3
  - Wall and Corner Guards
    - As included in Bid Package 10.3
  - Fire Protection Specialties
    - As included in Bid Package 10.3
  - Toilet and Bath Accessories
    - As included in Bid Package 10.3

Division 11 – Equipment

- Clarifications, qualifications and assumptions related to Division 11:
  - Range Equipment, including Targeting, Rubber Trap and Baffles
    - As included in Bid Package 11.1
  - Range Acoustical Wall Panels
    - As included in Bid Package 11.2
  - Appliance Equipment
    - No loose appliances including microwaves, refrigerators, washers and dryers and ice makers are included and are to be provided by Owner.

Division 12 – Furnishings

- Clarifications, qualifications and assumptions related to Division 12:
  - Manufactured Cabinets and Casework
    - As included in Bid Package 12.4
  - Window Treatment
    - Excluded and are to be provided by Owner.
  - Furniture, Fixtures & Equipment
Excluded and are to be provided by Owner.

Division 13 – Special Construction
- Excluded

Division 14 – Conveying Systems
- Excluded

Division 21 – Fire Protection
- Clarifications, qualifications and assumptions related to Division 21:
  - Fire Protection:
    - As included in Bid Package 21.1
    - An allowance of $6,000 is included for Building Permit comments for Fire Protection modifications.
    - The Architect/Engineer of Record shall provide all required fire protection system engineering and layout documents for the project, including all engineering, calculations, analysis, layout, sizing and other data required for the fabrication and installation of the fire protection system(s) and shall be signed and sealed by the Engineer of Record and meet all requirements of the authority having jurisdiction. The construction manager's fire protection subcontractor shall prepare and submit for review/approval, shop drawings and product data for the fire protection system(s) based upon the design documents provided by the Architect/Engineer of Record. Shop drawings and product data shall not require any additional engineering input, and shall not be required to be signed/sealed by a delegated engineer.

Division 22 - Plumbing
- Clarifications, qualifications and assumptions related to Division 22:
  - Plumbing Work
    - As included in Bid Package 22.1
    - Domestic water piping is included as CPVC per Specification Section 22.11.16.

Division 23 - HVAC
- Clarifications, qualifications and assumptions related to Division 23:
  - HVAC Work
    - As included in Bid Package 23.1
    - We have included a Controls Integration Allowance for $50,000 to incorporate the Fire Alarm and Security system components into the Niagara system. Honeywell, the sole provider, has not provided a complete package to the HVAC bidder based on Addendum #2.
  - Range Ventilation
    - As included in Bid Package 23.2

Division 26 – Electrical
- Clarifications, qualifications and assumptions related to Division 26:
  - Electrical Systems
    - As included in Bid Package 26.1
Basic Materials and Methods

- Secondary electrical service from the primary transformer to the buildings and electrical service distribution thereafter is included. The Construction Manager assumes that the Owner’s local utility company will install the primary electrical service from the utility company’s infrastructure to the on-site pole mounted transformer.

Photovoltaic Systems

- As included in Bid Package 26.2
- System attachment is to be welded to PVC roof membrane with PVC membrane boot and requires no roof penetrations at the supports. The system is self-ballasted.

Division 27 – Communications

- Clarifications, qualifications and assumptions related to Division 27:
  - Communications Systems as included in Bid Package 26.1

Division 28 – Electronic Safety & Security

- Clarifications, qualifications and assumptions related to Division 28:
  - As included in Bid Package 26.1

Division 31 – Site Work

- Clarifications, qualifications and assumptions related to Division 31:
  - All Contaminated Soils are to be removed by Owner and are excluded. The Owner will only provide clean fill to reach elevation 45.00 at the building pad and elevation 44.00 at the storm water pond, all compaction of the clean fill will be provided by the Site Work Subcontractor and is included. Providing the clean fill will be coordinated and performed to coordinate with Ajax Building Corporation mobilization to the project site.
  - An Allowance of $5,000 is included for the excavation and stockpiling on the exterior all material removed for all interior under slab trenching that is required for the new mechanical and electrical lines under the existing slab in contaminated soils and includes replacement with clean fill. All contaminated soils removal from the site and proper disposal is included and is to be performed by Owner.
  - Excavation of all exterior utility trenches and grading swales is included. All soils in these locations are assumed to be non-hazardous and non-contaminated based on previous correspondence provided by the Owner. Should any of the soils in these locations be deemed contaminated, the removal and replacement with clean fill shall be funded from Owner Contingency.
  - Any spoils from the Helical Piles installation process will be tested by the Owner for contamination. All work relating to handling, spreading and/or disposal of helical piles spoils will be funded from Owner Contingency.
  - Site Work / Earthwork
    - As included in Bid Package 31.1
  - Site Utilities
    - As included in Bid Package 31.1
    - Connection to the existing storm water line will be done similar to COSP standard detail S40-5 (manhole riser for box culvert) in lieu of city standard detail S40-16 as indicated on Sheet C103.
  - Paving
    - As included in Bid Package 31.1
    - Crushed concrete is included as paving base instead of limerock.
  - Sidewalks
    - As included in Bid Package 3.1
Division 32 – Exterior Improvements

- Clarifications, qualifications and assumptions related to Division 32:
  - Fencing & Gates
    - As included in Bid Package 32.3
  - Landscaping and Irrigation
    - As included in Bid Package 32.4

General Notes

- General clarifications, qualifications and assumptions related to the GMP Proposal:
  - Electronic, CAD or BIM “As-Builts” are not included. Ajax Building Corporation will maintain “As-Built” drawings at the jobsite throughout the construction phase and provide copies to the Architect and Owner at Final Completion.
  - O&M training, manuals or video-training is not included for Owner furnished equipment or items provided by the Owner’s vendors.
  - This GMP Proposal is based on the premise and understanding that Ajax Building Corporation will have full control to reallocate any funds and/or budgets within the GPM (excluding allowances, lump sum General Conditions and Contingency unless approved by the Owner) as determined necessary in the execution of the CM Contract.
  - It is assumed that the Architect and Owner will assign a staff member(s) that will be readily available to respond and provide timely assistance in resolving all issues that may arise.

END OF CLARIFICATIONS, QUALIFICATIONS AND ASSUMPTIONS TO THE GMP PROPOSAL
ALTERNATES NARRATIVE

Within this section we have included pricing for various Alternates for consideration by the City of St. Petersburg. At this time, none of these Alternates are included within the GMP Proposal. The pricing for each alternate represents the adjustment required to the GMP Proposal to incorporate the proposed change in scope. A summary listing of the proposed alternates is listed below. A more detailed description and a detailed proposal for each alternate have been provided immediately following this narrative. All quantities and descriptions listed in the narratives and detailed proposals are part of the alternate pricing provided. The pricing provided includes all applicable mark-ups for bonds, insurance, etc.

- Alternate No. 1 – Provide 80 mil thick PVC Single-Ply Roofing Membrane Add $8,426
- Alternate No. 2 – Provide 80 mil thick TPO Single-Ply Roofing Membrane Add $8,987
- Alternate No. 3 – Provide Operable Partition, Soffit/Sound Wall and Partition Stacking Area Enclosure Walls Add $22,035
ALTERNATE NO. 1

Alternate Narrative: Provide 80 mil thick PVC Single-Ply Roofing Membrane

Provide 80 mil thick PVC single-ply roofing membrane in lieu of 60 mil thick PVC single-ply membrane.

Adjustment to the Final GMP: Add $8,426

Note: A copy of the CM Detail Proposal related to this alternate is attached and immediately follows this narrative.

Adjustment to the Contract Time: Add/Deduct 0 Calendar Days
## Estimate

**Description** | **Quantity** | **Unit $** | **Total $**
--- | --- | --- | ---
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### Sec ZA1 ALT NO. 01 - PROVIDE 80 MIL THICK PVC SINGLE-PLY ROOFING MEMBRANE

**Major Item Code 07500.000 ROOFING & SHEET METAL**

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**Total Sec ZA1 ALT NO. 01 - PROVIDE 80 MIL THICK PVC SINGLE-PLY ROOFING MEMBRANE**

$8,426
ALTERNATE NO. 2

Alternate Narrative: Provide 80 mil thick TPO Single-Ply Roofing Membrane

Provide 80 mil thick TPO single-ply roofing membrane in lieu of 60 mil thick PVC single-ply membrane.

Adjustment to the Final GMP: Add $8,987

Note: A copy of the CM Detail Proposal related to this alternate is attached and immediately follows this narrative.

Adjustment to the Contract Time: Add/Deduct 0 Calendar Days
### Estimate File: 17062_SPPTF_GMP_10_12_17.est - Police Training Facility Renovation/Addition

**Petersburg, FL**

**Estimator:** K. Sharpe/A. Alba

**Primary Project Qty:** 18189 SF

**Secondary Project Qty:** 1 FLRS

**Estimate UM:** Imperial

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**Report Includes Taxes & Insurance.**

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**Sort Sequences:**
1. Sec
2. Major Item Code
3. Minor Item Code
4. Not Used

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### Description

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#### Sec ZA2 ALT NO. 02 - PROVIDE 80 MIL THICK TPO SINGLE-PLY ROOFING MEMBRANE

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**Total Sec ZA2 ALT NO. 02 - PROVIDE 80 MIL THICK TPO SINGLE-PLY ROOFING MEMBRANE**

| | | **$8,987** |

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**Page 7**
ALTERNATE NO. 3

Alternate Narrative: Provide Operable Partition, Soffit/Sound Wall and Partition Stacking Area Enclosure Walls

Provide operable partition, framed drywall soffit, sound wall construction to roof deck and partition stacking area enclosure walls. Structural Steel above ceiling is to remain in base bid.

Adjustment to the Final GMP: Add $22,035

Note: A copy of the CM Detail Proposal related to this alternate is attached and immediately follows this narrative.

Adjustment to the Contract Time: Add/Deduct 0 Calendar Days
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<tr>
<td>PARTITION, SOFFIT/SOUND WALL AND PARTITION</td>
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<td>STACKING AREA ENCLOSURE WALLS</td>
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</tbody>
</table>

NOTICE: This Document is considered proprietary information and shall not be distributed beyond the intended recipient without the express written consent of Ajax Building Corporation!!!
SITE UTILIZATION PLAN NARRATIVE

Refer to the attached Site Utilization Plan dated June 27, 2017 as prepared by Ajax Building Corporation and included in Section V-B for the illustration of the below listed items.

Temporary Fencing

- **Material:** Six foot (6') high galvanized chain link fencing will be utilized for the temporary construction fencing.
- **Locations:** Temporary fencing will be installed at the locations indicated on the Site Utilization Plan.
- **Visual Barriers:** Full-height wind screening will be installed as a visual barrier on all chain link fencing and gates. This visual barrier will be maintained for the duration of the project.

Construction Entrances and Temporary Gates

- **Primary Construction Entrance:** The primary construction entrance is located on 13th Avenue North. A 24' wide vehicle gate will be located at this entrance.
- **Secondary Construction Entrance:** Secondary entrance to the project site will be located on 19th Street North. A 24' wide vehicle gates will be located at this entrance. This entrance will serve as secondary and emergency access to the project site.
- All construction entrances intended for vehicular traffic will be stabilized with gravel, limerock, crushed concrete, asphalt millings, or other stabilization materials as determined appropriate by Ajax Building Corporation. Although it is anticipated that a large portion of the stabilization materials will be inherently absorbed by the project site, Ajax Building Corporation will endeavor to remove and dispose of these stabilization materials to a practical limit prior to the installation of site finishes.
- **Note:** The locations for all gates are indicated on the Site Utilization Plan.

Site Security

- **Gate Security:** All temporary gates will be chained and locked during non-work hours throughout the duration of the project.

Debris Removal

- Roll-off containers will be supplied and maintained by Ajax Building Corporation for removing construction debris from the project site.
- All roll-off container pulls will be scheduled by Ajax Building Corporation's Project Superintendent.
- Unless otherwise dictated by the progress/requirements of the project, Ajax Building Corporation will endeavor to perform all roll-off container pulls during business hours.

Tree Protection / Erosion Control / Barricades

- **Tree protection:** All tree protection required by the Contract Documents will be installed prior to the commencement of site work.
- **Erosion Control:** All silt fencing, hay bales and other erosion control measures required by the Contract Documents will be installed prior to the commencement of site work.
- **Tree and Root Pruning:** All tree and root pruning required will be performed in accordance with the Contract Documents.

Crane, Vehicle and Equipment Paths
Crane, vehicle and equipment paths required for equipment and/or vehicle travel, bearing, access, etc. within the project site will be stabilized with gravel, limerock, crushed concrete, asphalt millings, or other stabilization materials as determined appropriate by Ajax Building Corporation. Although it is anticipated that a large portion of the stabilization materials will be inherently absorbed by the project site, Ajax Building Corporation will endeavor to remove and dispose of these stabilization materials to a practical limit prior to the installation of site finishes.

On-Site Material Storage

- **Storage Containers:** Various materials, equipment and fabricated items will be stored in Connex-type trailers, tractor trailers and storage boxes within the fenced area of the project site. All storage containers will be locked during non-work hours.
- **Open Material Storage:** Various materials, equipment and fabricated items that do not lend themselves to be stored in containers will be stored and/or staged on the project site. Such items will be stored on dunnage and protected from the elements as necessary to ensure that their quality and condition are not jeopardized.

Temporary Facilities

- **Jobsite Office Trailers:** The locations for jobsite office trailers are indicated on the Site Utilization Plan. The locations indicated have been proposed in an effort to minimize interference with construction activities and to allow for minimal disturbance of the completed construction when the office trailers are removed at the completion of the project. All jobsite office trailers will be well-maintained units.
- **Schedule:** The project schedule indicates that the mobilization of jobsite office trailers will commence in October 2017 with the start of mobilization activities.
- **Temporary Power:**
  - Temporary electrical service for the jobsite office trailers will be obtained from Duke Energy. The temporary electrical service is being provided by Ajax Building Corporation and will be installed by the Electrical Subcontractor.
  - Temporary electrical service for the construction site will be obtained from Duke Energy. The temporary electrical service is being provided by Ajax Building Corporation and will be installed by Electrical Subcontractor.
- **Temporary Water:**
  - Temporary water service for the jobsite office trailers will be obtained from the City of St. Petersburg. The temporary water service is being provided by Ajax Building Corporation and will be installed by Plumbing Subcontractor.
  - Temporary water service for the construction site will be obtained from the City of St. Petersburg. The temporary water service is being provided by Ajax Building Corporation and will be installed by Plumbing Subcontractor.
- **Temporary Sanitary Sewer:**
  - The temporary sanitary sewer service for the jobsite office trailers will be obtained by 1) tying into an existing sanitary sewer service, or 2) supplying a sanitary holding tank.
  - The temporary sanitary sewer service for the construction site will be obtained by 1) tying into an existing sanitary sewer service, or 2) supplying portable toilet facilities (port-o-lets).
  - In such cases that a holding tank or portable toilet facilities (port-o-lets) are required, those facilities will be serviced two (2) times per week or as otherwise necessary when they are in use.
- **Temporary Telephone and Internet Services:**
Temporary telephone service for the jobsite office trailers will be obtained from WOW. The temporary telephone service is being provided by Ajax Building Corporation and will be installed by the Electrical Subcontractor.

Temporary internet service for the jobsite office trailers will be obtained from WOW. The temporary internet service is being provided by Ajax Building Corporation and will be installed by the Electrical Subcontractor.

Construction Traffic, Parking and Deliveries

- Ajax Office Staff: Ajax office staff will utilize the 13th Avenue North entrance gate and drive for access, parking and project management activities. Parking for Ajax office staff will be in the location(s) indicated on the Site Utilization Plan.
- Construction Employees and Personnel: Construction employees and personnel will utilize the 13th Avenue North entrance gate and drive for access and parking. Parking for construction employees and personnel will be in the location(s) indicated on the Site Utilization Plan.
- Construction Deliveries: General construction related deliveries will utilize the Primary Construction Entrance gate and drive for access to the project site.

Maintenance of Site

- Ajax Building Corporation will maintain all temporary fencing, visual windscreen barriers, tree protection, erosion control measures, construction storage areas, and construction parking areas to ensure safety and an acceptable appearance. It is assumed that the Owner will continue to maintain all other areas outside the construction site or not occupied by Ajax Building Corporation.
- Street sweeping will be performed as necessary.
- The site will be monitored for trash, debris, and general housekeeping. Cleanup and housekeeping will be performed on a regular basis as necessary to ensure safety and an acceptable appearance.

Emergency Contact Information

- Emergency Contacts: The following is a list of emergency contact numbers for Ajax personnel assigned to the project.

<table>
<thead>
<tr>
<th>Contact Person</th>
<th>Job Title</th>
<th>Contact Number</th>
</tr>
</thead>
<tbody>
<tr>
<td>Mike Wilson</td>
<td>Operations Manager</td>
<td>Office 813-792-3908/Mobile 813-545-2583</td>
</tr>
<tr>
<td>Rick Guerra</td>
<td>General Superintendent</td>
<td>Mobile 813-477-5885</td>
</tr>
<tr>
<td>Jess Lastinger</td>
<td>Project Manager</td>
<td>Mobile 813-853-1498</td>
</tr>
<tr>
<td>Jon McConnell</td>
<td>Superintendent</td>
<td>Mobile 813-629-9233</td>
</tr>
</tbody>
</table>
SITE UTILIZATION PLAN
June 27, 2017
Referring to the attached Master Project Schedule dated October 2, 2017 as prepared by Ajax Building Corporation and included in Section VI-B of this proposal for the illustration of the below listed items. The project schedule has been updated to include progress achieved through October 2, 2017.

The project schedule included within this proposal is based on the information represented in the GMP Documents. The overall project schedule reflects an overall duration of eleven (11) months for the construction phase of the project.

The following contractual dates are incorporated into the CM Contract via this GMP Proposal.

- **Substantial Completion**
  - September 11, 2018
- **Final Completion**
  - October 2, 2018

The following additional Milestone Dates are anticipated within the project schedule in order to achieve the contractual dates listed above.

- **Mobilization / Start of Construction**
  - November 10, 2017
- **Top-Out of Range Structure**
  - May 16, 2018
- **Building Dry-In**
  - June 7, 2018
- **Range Equipment Installation**
  - August 17, 2018

In order for construction activities to commence on November 10, 2017, as scheduled, the following contractual activities will need to be completed as indicated.

- **GMP Amendment Negotiations Complete**
  - October 20, 2017
- **CM Contract Amendment Executed**
  - November 2, 2017
- **Targeted Notice to Proceed**
  - November 3, 2017

If the Targeted Notice to Proceed is not achieved, the schedule will need to be adjusted accordingly.

The schedule is based upon the assumption that any design revisions required to address future design review comments and/or permitting review comments will be issued to the Construction Manager within one (1) week of receipt of such comments with a directive to proceed. It is further assumed that such revisions (if any) will be minor in nature and will not result in a material change in the overall scope and/or direction of the project.

Ajax Building Corporation will continue to work closely with the Architect and Owner throughout the Construction Phase of the project to ensure that all critical dates are maintained.
### St. Petersburg Police Training Facility

#### Design/Build Timeline

<table>
<thead>
<tr>
<th>Event</th>
<th>Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Schematic Design</td>
<td>Feb 03-17</td>
</tr>
<tr>
<td>Design Development</td>
<td>Apr 06-17</td>
</tr>
<tr>
<td>Construction Estimate</td>
<td>May 09-17</td>
</tr>
<tr>
<td>Owner Review</td>
<td>Jul 03-17</td>
</tr>
<tr>
<td>Incorporate Red Check &amp; Owner Review</td>
<td>Aug 22-17</td>
</tr>
<tr>
<td>Final Building Permit Review</td>
<td>Aug 23-17</td>
</tr>
<tr>
<td>Prequal Bidders</td>
<td>Oct 02-17</td>
</tr>
<tr>
<td>BID Period</td>
<td>Oct 12-17</td>
</tr>
<tr>
<td>Prebid Meeting</td>
<td>Oct 12-17</td>
</tr>
<tr>
<td>Issue Prebid Addendum</td>
<td>Sep 21-17</td>
</tr>
<tr>
<td>City Commission Review/Agenda</td>
<td>Nov 07-17</td>
</tr>
<tr>
<td>City Commission Approval</td>
<td>Nov 11-17</td>
</tr>
<tr>
<td>Site Work</td>
<td>Dec 01-17</td>
</tr>
<tr>
<td>Prepare Submittals</td>
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</tr>
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<td>Sep 14-18</td>
</tr>
<tr>
<td>Concrete with Tilt Panels</td>
<td>Sep 21-18</td>
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<tr>
<td>Prepare Tilt Submittals</td>
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#### Progress Milestones

- **Prequal Bidders**
- **BID Period**
- **Start GMP Process**
- **Conduct Pre Bid Meetings**
- **Issue Prebid Addendum**
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### Schematic Design

- **Schematic Design**
- **Design Development**
- **Owner Review**
- **Construction Documents**
- **Owner Review of CTS**
- **CM 100% Red Check Review**
- **Incorporate Red Check & Owner Review**
- **Final Building Permit Review**
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- **Fabrication & Delivery Rebar**
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- **Contractor Review/Approval Rebar**
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<td>05 May 18</td>
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**Electrical**
- Electrical Preparation
- Fire Alarm Preparation
- Fire Alarm Fab & Del
- Fire Protection

**Plumbing**
- Plumbing Preparation
- Plumbing Fire Alarm
- Plumbing Mass Fixtures

**HVAC**
- HVAC Preparation
- HVAC Fire Alarm
- HVAC Mass Fixtures

**Fire Protection**
- Fire Alarm Preparation

**General**
- General Preparation
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<th>Task Description</th>
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<th>Finish Date</th>
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<td>Remove slab for MEP &amp; Piping in existing</td>
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<td>Range grade beams - North West &amp; East</td>
<td>Dec-27-17</td>
<td>Jan-08-18</td>
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<tr>
<td>MEP underground rough-in existing</td>
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<td>Jan-17-18</td>
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<tr>
<td>Tilt panel casting beds (approx. 11,000 sq ft)</td>
<td>Jan-26-18</td>
<td>Jan-22-18</td>
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<td>Fill MEP slab cuts &amp; topping slab in existing</td>
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<td>Jan-12-18</td>
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<td>Form reinforce, cast tilt panels</td>
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<td>Mar-07-18</td>
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<tr>
<td>Cure tilt panels</td>
<td>Mar-02-18</td>
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<td>Direct tilt panels - 25 (internally braced)</td>
<td>Mar-16-18</td>
<td>Mar-22-18</td>
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<td>Helical Pile @ Range Column Line C &amp; South Grade Beam</td>
<td>Mar-23-18</td>
<td>Mar-27-18</td>
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<td>Tilt panel joint sealants</td>
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<td>Mar-26-18</td>
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<tr>
<td>Range grade beam - South</td>
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<td>Mar-30-18</td>
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<tr>
<td>Helical Piles West of Column Line E</td>
<td>Mar-24-18</td>
<td>Mar-30-18</td>
</tr>
<tr>
<td>Structural slab on grade west of column line E</td>
<td>Apr-02-18</td>
<td>Apr-13-18</td>
</tr>
<tr>
<td>Direct tilt panels 21 &amp; 22</td>
<td>Apr-09-18</td>
<td>Apr-16-18</td>
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<tr>
<td>Helical Piles South of Column Line E</td>
<td>Apr-11-18</td>
<td>Apr-16-18</td>
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<tr>
<td>Structural slab on grade east of column line E</td>
<td>Apr-12-18</td>
<td>Apr-16-18</td>
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<tr>
<td>M.S. walls &amp; Soffit beams</td>
<td>Apr-16-18</td>
<td>May-02-18</td>
</tr>
<tr>
<td>Structural steel</td>
<td>May-03-18</td>
<td>May-18-18</td>
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<td>Remove tilt panel braces</td>
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<tr>
<td>Concrete roof deck &amp; range</td>
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<td>Exterior metal stud framing &amp; sheathing</td>
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<td>Range structural slab on grade</td>
<td>May-22-18</td>
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<td>Jun-05-18</td>
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<td>Jun-04-18</td>
<td>Jun-07-18</td>
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<tr>
<td>LT System overhead rough-in</td>
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<tr>
<td>Roof membrane &amp; flashings</td>
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<td>Jun-21-18</td>
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<tr>
<td>Frame interior walls</td>
<td>Jun-10-18</td>
<td>Jun-28-18</td>
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<td>Range ventilation system</td>
<td>Jun-22-18</td>
<td>Jul-13-18</td>
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<tr>
<td>MEP wall, rough-in</td>
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<td>Jul-13-18</td>
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<td>Glass &amp; Glazing</td>
<td>Jun-26-18</td>
<td>Jul-21-18</td>
</tr>
<tr>
<td>Hang, tape &amp; finish drywall</td>
<td>Jul-10-18</td>
<td>Jul-27-18</td>
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**SI. PETERSBURG POLICE TRAINING FACILITY**

Start Date: Feb-03-17
Completed Date: Oct-02-18

Apex, Inc.

1111 Market St.
San Francisco, CA 94105

Tel: (415) 123-4567
Fax: (415) 123-4568

Email: info@apexinc.com

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Table: Milestone Schedule
FIRST AMENDMENT
Guaranteed Maximum Price Amendment

THIS FIRST AMENDMENT ("First Amendment") is made and entered into on this _____ day of November, 2017 by and between the City of St. Petersburg, Florida ("City" or "Owner") and Ajax Building Corporation ("Construction Manager" or "Contractor").

WHEREAS, the Owner and Construction Manager entered into a Construction Manager at Risk Agreement with a Guaranteed Maximum Price ("Contract") on May 4th, 2017, for Construction Manager to provide preconstruction and construction phase services for the new Police Training Facility; and

WHEREAS, following execution of the Contract, the Owner authorized Construction Manager to provide the preconstruction phase services in an amount not to exceed $26,516; and

WHEREAS, in accordance with the Contract requirements, Ajax has submitted the Guaranteed Maximum Price ("GMP") Proposal for construction of the new Police Training Facility in an amount not to exceed $5,420,056 to the City for review and acceptance; and

WHEREAS, the Owner and Construction Manager desires to execute this First Amendment to incorporate the GMP Proposal into the Contract and modify other necessary sections.

NOW, THEREFORE, in consideration of the foregoing recitals (which are an integral part of this First Amendment and are incorporated herein by reference) and the promises and covenants contained herein and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, the Owner and Construction Manager hereby agree as follows:

1. §1.1 of the Standard Form of Agreement between Owner and Construction Manager (e.g., Document A133-2009), which is part of the Contract, is hereby amended to read as follows:

§ 1.1 The Contract and Contract Documents

This Agreement and the Contract Documents form the Contract between the Owner and the Construction Manager. The Contract Documents consist of the Conditions of the Contract (General, Supplementary and other Conditions), Drawings, Specifications, the Request for Proposals, Construction Manager’s Proposal, other documents listed or referenced in this Agreement or the Contract Documents, and Modifications issued after execution of this Contract. Upon the Owner’s acceptance of each Guaranteed Maximum Price proposal, the Contract Documents will also include the documents described in Section 2.2.3 and identified in the Guaranteed Maximum Price Amendment and revisions prepared by the Architect and furnished by the Owner as described in Section 2.2.8. The Contract represents the entire and integrated agreement between the parties hereto and supersedes prior negotiations, representations or agreements, either written or oral. In the event of an inconsistency or conflict between or among the documents referenced herein, the following order of precedence shall govern: (i) Modifications exclusive of exhibits (ii) this Agreement, exclusive of its exhibits; (ii) the Conditions of the Contract (General, Supplementary and other Conditions), exclusive of its exhibits; (iii) the Exhibit containing
the Guaranteed Maximum Price proposal submitted by Construction Manager (e.g. Exhibit F); (iv) the other exhibits; and (v) all other Contract Documents. Any inconsistency or conflict between all other Contract Documents shall be initially resolved by the Initial Decision Maker after consulting with the Construction Manager.

2. §2.3.2.10 of the Standard Form of Agreement between Owner and Construction Manager (e.g., Document A133-2009, as amended), which is part of the Contract, is hereby amended to read as follows:

§ 2.3.2.10 Disadvantaged Workers Ordinance and Apprentices Ordinance
The Construction Manager shall comply with City of St. Petersburg Ordinances regarding disadvantaged workers and apprentices in effect as of November 2, 2017. Bids received by Construction Manager prior to establishing the GMP Proposal and that are included in the GMP Proposal dated October 20, 2017, will be considered in establishing good faith. In the event that the Owner amends any ordinances regarding disadvantaged workers and apprentices after November 2, 2017, the Owner and the Construction Manager shall negotiate in good faith to amend the Contract to include an obligation for the Construction Manager to comply with the amendments to the ordinances regarding disadvantaged workers and apprentices in effect after November 2, 2017. City of St. Petersburg Ordinances 164-H and 165-H (codified in Sections 2-296 through 2-298.5 of the St. Petersburg City Code) are set forth in Exhibit B to the Contract. Owner shall provide the Construction Manager with any amendments to the disadvantaged workers and apprentices requirements in effect as of November 2, 2017.

3. The GMP Proposal in an amount not to exceed $5,420,056 dated October 20, 2017, attached hereto and made a part hereof as Exhibit F is hereby approved and accepted.

4. Any and all provisions of the Contract not specifically amended by this First Amendment shall remain in full force and effect.

IN WITNESS WHEREOF, the City and Construction Manager have caused this First Amendment to be executed by their duly authorized representatives on the date first above written.

CITY OF ST. PETERSBURG, FLORIDA

By: ________________________________

Print: ________________________________

Title: ________________________________

Approved as to Form and Content:

City Attorney (Designee)

ATTEST

City Clerk

(SEAL)
RESOLUTION NO. 2017-____

A RESOLUTION ACCEPTING THE GUARANTEED MAXIMUM PRICE ("GMP") PROPOSAL FOR CONSTRUCTION OF THE NEW POLICE TRAINING FACILITY PROJECT IN AN AMOUNT NOT TO EXCEED $5,420,056 SUBMITTED BY AJAX BUILDING CORPORATION ("AJAX") ON OCTOBER 20, 2017; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE THE FIRST AMENDMENT TO THE CONSTRUCTION MANAGER AT RISK AGREEMENT WITH A GMP BETWEEN THE CITY OF ST. PETERSBURG, FLORIDA AND AJAX DATED MAY 4, 2017, ("CONTRACT") TO INCORPORATE THE GMP PROPOSAL INTO THE CONTRACT AND MODIFY OTHER NECESSARY PROVISIONS; APPROVING A TRANSFER IN THE AMOUNT OF $5,600,000 FROM THE TD BANK, N.A. FUND (2018) FROM THE PROCEEDS OF A NON AD VALOREM REVENUE NOTE, SERIES 2017D FOR THE CONSTRUCTION THE NEW POLICE TRAINING FACILITY PROJECT AND OTHER PROJECT EXPENSES TO THE GENERAL CAPITAL IMPROVEMENT FUND (3001); APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF $5,600,000 FROM THE INCREASE IN THE UNappropriated BALANCE OF THE GENERAL CAPITAL IMPROVEMENT FUND (3001) RESULTING FROM THE ABOVE TRANSFER TO THE POLICE TRAINING FACILITY PROJECT (ENGINEERING & CID PROJECT NO. 11234-118; ORACLE PROJECT NO. 15924); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of St. Petersburg, Florida ("City") and Ajax Building Corporation ("Ajax") entered into a Construction Manager at Risk Agreement with a Guaranteed Maximum Price ("Contract") on May 4, 2017 for Ajax to provide preconstruction and construction phase services for the new Police Training Facility Project; and

WHEREAS, following execution of the Contract, the City authorized Ajax to provide the preconstruction phase services in an amount not to exceed $26,516; and

WHEREAS, in accordance with the Contract requirements, Ajax has submitted the Guaranteed Maximum Price ("GMP") Proposal for construction of the new Police Training Facility Project in an amount not to exceed $5,420,056 to the City for review and acceptance; and

WHEREAS, the City desires to execute the First Amendment to the Contract with Ajax to incorporate the GMP Proposal into the Contract and modify other necessary provisions; and

WHEREAS, funding for the GMP Proposal and other project expenses will be available after a transfer in the amount of $5,600,000 from the TD Bank, N.A. Fund (2018) to the General Capital Improvement Fund (3001) and a supplemental appropriation in the amount of $5,600,000 from the increase in the unappropriated balance of the General Capital Improvement Fund (3001) resulting from the above transfer to the Police Training Facility Project (15924).

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Guaranteed Maximum Price ("GMP") Proposal for construction of the new Police Training Facility Project in an amount not to exceed $5,420,056 submitted by Ajax Building Corporation ("Ajax") on October 20, 2017 is hereby accepted.
BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute the First Amendment to the Construction Manager at Risk Agreement with a GMP between the City of St. Petersburg, Florida and Ajax dated May 4, 2017. (“Contract”) to incorporate the GMP Proposal into the Contract and modify other necessary provisions.

BE IT FURTHER RESOLVED that there is hereby approved the following transfer from the TD Bank, N.A. Fund (2018) for FY 2018:

TD Bank, N.A. Fund (2018)
Transfer to: General Capital Improvement Fund (3001) $5,600,000

BE IT FURTHER RESOLVED that there is hereby approved from the increase in the unappropriated balance of the General Capital Improvement Fund (3001), resulting from the above transfer the following supplemental appropriation for FY 2018:

General Capital Improvement Fund (3001)
Police Training Facility Project (15924) $5,600,000

This resolution shall become effective immediately upon its adoption.

Approved by:

City Attorney (Designee)

Approved by:

Brijesh Prayman, P.E., ENV SP
Engineering and Capital Improvements Director

Approved by:

Budget
345991
EXPLANATION:

On August 3, 2017, pursuant to resolution 2017-450, City Council made a supplemental appropriation of $375,000 from funds remaining from the net amount of approximately $6.5 million from settlement of the 2010 Deepwater Horizon oil spill in the Gulf of Mexico.

Of this total amount, $75,000 was approved to support the Solar United Neighbors of Florida program, which is a collaboration between the League of Women Voters of the St. Petersburg Area and the national non-profit Solar United Neighbors (previously known as Community Power Network). This program helps communities learn about solar and use a purchasing co-operative model to achieve discounts by purchasing solar through a competitive bulk-purchasing process.

The remaining $300,000 was approved to support the Solar and Energy Loan Fund (“SELF”), which is a non-profit Community Development Financial Institution that provides unsecured microloans, at below market rate, to allow low-income, low-wealth, and other disadvantaged people to access financing for projects related to energy conservation, renewable energy, wind hazard mitigation, water conservation, disability, and water quality, including private sewer laterals.

As part of resolution 2017-450, City Council also requested that City staff negotiate and prepare agreements for such funding and present those agreements to City Council for consideration and approval. City staff has negotiated these agreements, which are based on the City’s standard grant agreement form, and the attached provides approval to execute those agreements.

As part of resolution 2017-450, City Council also requested that City staff assist SELF in finding office space in St. Petersburg. City staff is working to identify appropriate office space in a City-owned space for that purpose, and the attached resolution related to SELF affirms the City’s commitment to provide SELF with office space for nominal consideration pursuant to a separate lease,
use agreement, or other form of agreement. Once that space is identified, that agreement will come before Council for approval in accordance with resolution 2017-450.

COST/FUNDING/ASSESSMENT INFORMATION:

Funding for the attached resolutions is provided by the supplemental appropriation previously approved in resolution 2017-450.

ATTACHMENTS:

1. Resolution approving an agreement to provide $75,000 in funding to support the Solar United Neighbors of Florida program

2. Resolution approving an agreement to provide $300,000 in funding to support Solar and Energy Loan Fund program

APPROVALS:

Administration:
RESOLUTION NO. 2017-_____

A RESOLUTION APPROVING AN AGREEMENT TO SUPPORT THE SOLAR UNITED NEIGHBORS OF FLORIDA PROGRAM OVER A ONE-YEAR PERIOD BY PROVIDING $75,000 IN FUNDING AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City's Sustainability Core Values are community collaboration and partnerships, creativity and quality outcomes, cost effective economics, environmental stewardship, and leadership in innovation; and

WHEREAS, the City's Sustainability Goals include a 100% clean energy transition, protection and enhancement of natural systems and preserves, sustainable built environment practices, improvement of our local economy, and a Healthy St. Pete; and

WHEREAS, the League of Women Voters of the St. Petersburg Area (the "League"), in partnership with national non-profit Solar United Neighbors (previously known as Community Power Network) (the "Organization"), established the Solar United Neighbors of Florida program (the "Program") to help communities learn about solar and use a purchasing cooperative model to achieve discounts by purchasing solar through a competitive bulk-purchasing process; and

WHEREAS, in July 2016, a pilot for the Program was established in St. Petersburg and, in six months, the pilot had enrolled 230 co-op member households and contracted 55 individual home installations, averaging 7 KW per system; and

WHEREAS, earlier this year, the League and the Organization requested that the City provide $75,000 to help fund a dedicated, full-time staff member to coordinate the Program in St. Petersburg, along with program materials, advertising, and other overhead costs; and

WHEREAS, on August 3, 2017, pursuant to resolution 2017-450, City Council agreed to provide the funding requested by the League and the Organization through a supplemental appropriation from the funds remaining from the net amount of approximately $6.5 million from settlement of the 2010 Deepwater Horizon oil spill in the Gulf of Mexico; and

WHEREAS, pursuant to that same resolution, City Council also requested that City staff prepare an agreement to provide that funding and present it to City Council for consideration and approval; and
WHEREAS, City staff has negotiated such an agreement between the City and the Organization, and City Council now desires to approve that agreement.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of St. Petersburg, Florida, hereby approves an agreement to provide the Organization with $75,000 to support the Program for a one-year period.

This resolution will become effective immediately upon adoption.

Approved as to form and content:

City Attorney (or Designee)  Administration
RESOLUTION NO. 2017-_____

A RESOLUTION APPROVING AN AGREEMENT TO SUPPORT THE SOLAR AND ENERGY LOAN FUND PROGRAM ("SELF") OVER A THREE-YEAR PERIOD BY PROVIDING $300,000 IN FUNDING AND AN OFFICE SPACE IN A CITY-OWNED FACILITY; REQUESTING CITY STAFF CONTINUE TO ASSIST SELF IN IDENTIFYING AN APPROPRIATE CITY-OWNED FACILITY FOR USE AS AN OFFICE AND NEGOTIATE AND PREPARE A SEPARATE AGREEMENT FOR OCCUPANCY AND USE OF THAT FACILITY BY SELF; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City’s Sustainability Core Values are community collaboration and partnerships, creativity and quality outcomes, cost effective economics, environmental stewardship, and leadership in innovation; and

WHEREAS, the City’s Sustainability Goals include a 100% clean energy transition, protection and enhancement of natural systems and preserves, sustainable built environment practices, improvement of our local economy, and a Healthy St. Pete; and

WHEREAS, the Solar and Energy Loan Fund ("SELF") is a non-profit Community Development Financial Institution ("CDFI") that provides unsecured microloans, at below market rate, to allow low-income, low-wealth, and other disadvantaged people to access financing for projects related to energy conservation, renewable energy, wind hazard mitigation, water conservation, disability, and water quality, including private sewer laterals; and

WHEREAS, earlier this year, SELF requested that the City provide $100,000 a year for three years, along with office space, to help establish a local SELF office with a full-time staff member responsible for lending activities in the City, with a goal of achieving an annual average of $1 million in lending; and

WHEREAS, on August 3, 2017, pursuant to resolution 2017-450, City Council agreed to provide the funding requested by SELF through a supplemental appropriation from funds remaining from the net amount of approximately $6.5 million from settlement of the 2010 Deepwater Horizon oil spill in the Gulf of Mexico; and
WHEREAS, pursuant to that same resolution, City Council also requested that City staff prepare an agreement with SELF to provide that funding and work with SELF to identify a facility in St. Petersburg to use as its local office; and

WHEREAS, now that an agreement for the approved funding has been negotiated by City staff and SELF, based on the SELF proposal, (the "Funding Agreement"), City Council desires to approve the Funding Agreement, which, in addition to providing the requested funding, also affirms the City’s commitment to provide SELF with office space in a City-owned facility for nominal consideration pursuant to a separate lease, use agreement, or other form of agreement (the "Use Agreement").

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of St. Petersburg, Florida, hereby approves the Funding Agreement, which provides SELF with funding in an amount not to exceed $300,000 over a three-year period and commits the City to provide SELF with office space in a City-owned facility for nominal consideration pursuant to a separate Use Agreement.

BE IT FURTHER RESOLVED that the City Council hereby requests that City staff (i) continue to assist SELF in identifying a City-owned facility in St. Petersburg that can be used by SELF as its local office; (ii) negotiate and prepare an appropriate Use Agreement for that purpose; and (iii) present that Use Agreement to City Council for consideration and approval.

This resolution will become effective immediately upon adoption.

Approved as to form and content:

City Attorney (or Designee)  Administration
TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: Owner-initiated Historic Landmark Designation of the “200 Block of 10th Avenue Northeast” Historic District, located between Bay Street Northeast and Oak Street Northeast (City File HPC 17-90300004).

An analysis of this request is provided in the attached Staff Report.

REQUEST: The request is to designate the “200 Block of 10th Avenue Northeast” Historic District as a local historic district to be included in the St. Petersburg Register of Historic Places.

RECOMMENDATION:

Administration: Administration recommends approval.

Community Planning and Preservation Commission: On October 10, 2017, the Community Planning and Preservation Commission held a public hearing on this matter, and voted unanimously 7-0 to recommend approval of the landmark designation to City Council.

Recommended City Council Action: 1) CONDUCT the first reading of the attached proposed ordinance; AND 2) SET the second reading and quasi-judicial public hearing for November 20, 2017.

Attachments: Ordinance (including map), Staff Report to the CPPC, Designation Application
ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, DESIGNATING THE “200 BLOCK OF 10TH AVENUE NORTHEAST” HISTORIC DISTRICT, LOCATED BETWEEN BAY STREET AND OAK STREET, AS A LOCAL HISTORIC DISTRICT AND ADDING THE PROPERTY TO THE ST. PETERSBURG REGISTER OF HISTORIC PLACES PURSUANT TO SECTION 16.30.070, CITY CODE; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The City Council finds that the “200 Block of 10th Avenue Northeast” Historic District, located between Bay Street Northeast and Oak Street Northeast, which is recognized for its significance as a highly intact collection of single-family residences dating to St. Petersburg’s 1910s and 1920s “land boom” era, meets at least one of the nine criteria listed in Section 16.30.070.2.5.D, City Code, for designating historic properties. More specifically, the “200 Block of 10 Northeast” Historic District meets the following criteria:

(a) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation;
(c) It is identified with a person who significantly contributed to the development of the City, state, or nation;
(e) Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance;
(f) It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials;
(g) Its character is a geographically definable area possessing a significant concentration, or continuity of sites, buildings, objects or structures united in past events or aesthetically by plan or physical development.

SECTION 2. The City Council finds that the “200 Block of 10th Avenue Northeast” Historic District meets at least one of the seven factors of integrity listed in Section 16.30.070.2.5.D, City Code, for designating historic properties. More specifically, the property meets the following factors of integrity:

(a) Location. The place where the historic property was constructed or the place where the historic event occurred;
(b) Design. The combination of elements that create the form, plan, space, structure, and style of a property;
(c) Setting. The physical environment of a historic property;
(d) Materials. The physical elements that were combined or deposited during a particular period of time and in a particular pattern or configuration to form a historic property;
(e) Workmanship. The physical evidence of the crafts of a particular culture or people during any given period in history or prehistory;
(f) Feeling. The property’s expression of the aesthetic or historic sense of a particular period of time; and
(g) Association. The direct link between an important historic event or person and a historic
property.

SECTION 3. The “200 Block of 10th Avenue Northeast” Historic District, located within the following described boundaries, is hereby designated as a local historic district, and shall be added to the St. Petersburg Register of Historic Places, the list of designated landmarks, landmark sites, and historic and thematic districts which is maintained in the office of the City Clerk:

Designation Boundary
The official boundary of the local landmark designation shall encompass the entire parcels, generally described as Bayview Addition: Block 11, South 50 feet of Lot 1; Block 11, North 77 feet of Lot 1; Block 11, Lots 2, 3, 4, 5, and 6; Block 8, West 50 feet of Lot 7; Block 8, East 10 feet of Lot 7 and West 40 feet of Lot 8; Block 8, East 20 feet of Lot 8 and West 50 feet of Lot 9; Block 8, Lot 10 and East 5 feet of Lot 9 and West 10 feet of Lot 11; Block 8, East 50 feet of Lot 11; Block 8, South 82 feet of Lot 12; and Block 8, North 45 feet of Lot 12, from each lot heretofore described, to the centerline of all adjoining City rights-of-way, and as depicted on Exhibit “A.”

SECTION 4. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective after the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall take effective immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

Approved as to Form and Substance:

[Signature]

City Attorney (or Designee)

Date

Planning and Economic Development Department

Date
CASE NUMBER: HPC 17-90300004

STREET ADDRESSES: 202 10th Avenue Northeast 215 10th Avenue Northeast
216 10th Avenue Northeast 217 10th Avenue Northeast
226 10th Avenue Northeast 235 10th Avenue Northeast
236 10th Avenue Northeast 241 10th Avenue Northeast
242 10th Avenue Northeast 244 10th Avenue Northeast
255 10th Avenue Northeast 1001 Bay Street Northeast
916 Oak Street Northeast 1022 Oak Street Northeast

LANDMARK NAME: North Shore Section - 200 Block of 10th Avenue Northeast

OWNER: Multiple

APPLICANTS: Diane Sheppard and Robin Reed

REQUEST: Listing of the 200 Block of 10th Avenue Northeast Historic District in the St. Petersburg Register of Historic Places
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OVERVIEW

On August 25, 2017, an application for the listing of the 200 Block of 10th Avenue Northeast (proposed district) in the St. Petersburg Register of Historic Places as a local historic district was submitted by Diane Sheppard and Robin Reed, the former being a property owner within the proposed historic district. The submission of this application followed an information session held on August 8, 2017, which was hosted by City Staff (Staff) at the applicants’ request and attended by up to 11 property owners from within the delineated boundary of the proposed historic district.

Following the application’s receipt, Staff prepared a ballot by which homeowners could show support or non-support of the application. On August 18, 2017, ballots were mailed to each of the 22 listed owners of the 14 properties within the delineated boundary; the deadline to receive all ballots by the City is October 18, 2017. By August 28, 2017, a total of 14 ballots, representing all listed owners of eight (8) properties, were received by Staff, thus surpassing the City Code requirement of fifty (50) percent plus one (1) parcel required to consider an application for local district designation complete.

NARRATIVE DESCRIPTION AND BACKGROUND

Due to the similarity of context and locational characteristics, and to ensure a level of consistency in reporting, the following Narrative and Background information, as well as, other selected sections within this Staff report, are taken from the 700 Block of 18th Avenue Northeast Historic District staff report, prepared under 16-90300008 by Staff.

As noted in the Application for Designation (Appendix C), as well as in the contextual narrative for the North Shore National Register Historic District, North Shore was platted by the Snell & Hamlett Real Estate Company. The company was formed by C. Perry Snell and James C. Hamlett, who began purchasing the land that would come to be the North Shore neighborhood in 1909. The North Shore, as a collective of neighborhoods, and also referred to as the Old Northeast, was developed over a period of roughly 35 years, beginning in the 1910s with construction in the area’s southernmost section, which lies just north of St. Petersburg’s downtown central business area. At the time, the distance between the northern portions of the North Shore neighborhood and St. Petersburg’s small, but growing downtown seemed expansive, so, as shown below, the company financed an extension of the City’s streetcar line which ran up Locust Street to promote development.1 Snell sought to promote his subdivisions as beautiful, exclusive, and prestigious through the addition of lush landscaping, neatly-gridded streets, and deed restrictions dictating the orientation and minimum cost of homes to be built therein, animals that could be kept, and perhaps ignominiously, the types or race of residents permitted.

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By the early 1920s, St. Petersburg's population was welcoming a dozen or more new residents each day. Its population more than doubled between 1920 and 1926 to a total of over 30,000.\(^2\) Though construction boomed throughout the city, North Shore had established itself as a high-end residential neighborhood by this time. "It is an admitted fact by everyone who knows that the most valuable residential section in St. Petersburg is the North Shore," local realtor W. McKee Kelley was quoted as saying in 1923. "Every person familiar with St. Petersburg believes that St. Petersburg is going to grow very fast. As it grows, the demand for homes and lots in this choice section will steadily increase."\(^3\)

Homes built in North Shore during this period included both those constructed specifically for individual owners and those constructed by speculative builders. Samuel V. Schooley and Perry M. Murphy were among the boom-era builders that had the greatest impact on the residential stock of St. Petersburg. Operating as the Schooley-Murphy Builders, they constructed hundreds of homes throughout the City.\(^4\) Having both relocated to St. Petersburg from the Midwest with backgrounds in construction, the pair became known for single-family homes built of hollow-clay tile, a structural system which offered both a sense of permanence and stability, and decreased costs of maintenance and fire insurance, when compared to wood frame counterparts.

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\(^4\) *The Evening Independent*, "Do You Really Know? Samuel V. Schooley," February 6, 1924.
Advertisements boasted that the company's intimate knowledge of the building trade resulted in efficiency of labor and the highest quality of materials obtained for the lowest prices. Schooley-Murphy homes, which often exhibited the fashionable Mediterranean Revival or Mission styles fit in well in the high-end North Shore section, and were purchased rapidly by investors, northerners seeking second homes, and full-time residents seeking to relocate to St. Petersburg permanently. Though Schooley-Murphy does not appear to have developed in the proposed district, it is known that well-known local architect, Archie G. Parish, designed the residence at 255 10th Avenue Northeast. Though a fairly unremarkable residence, his relatively small, minimal traditional design that anchors the east end of 10th Avenue pursuant to the proposed district, is now an example of a building that has evolved over time with periodic alterations that have become historic. This includes enclosing the front porch and adding to its depth, an addition to the rear, as well as, carport and wall system that have been modified over time.

According to the National Register of Historic Places Registration Form and documentation for the North Shore Historic District, which includes the entirety of the proposed district,

The largest amount of building [in the North Shore neighborhood] took place during the Florida Land Boom years of the 1920s. More than 1,000 buildings in the neighborhood date to this period. Dominant architectural styles include the Bungalow, Prairie, Frame Vernacular [which includes several of the houses within the proposed district that have been categorized as American Foursquare for the purposes of this report], Colonial Revival, and Mediterranean Revival."
Business log from A. G. Parish showing job No. 3606 for original owners at 255 10th Ave NE. 1936. City archive.

200 Block of 10th Avenue Northeast

The Sanborn Maps below, reveal the development build-out of the proposed historic district from 1923-1951. Additions and changes are evident from the yellow coloring of the 1951 map. The proposed district includes all buildings, structures, roads, alleys, sidewalks, and other landscape features within the delineated boundary, which extends to any centerline of a street and alleys, as applicable to the district. Roads, alleys, sidewalks, and other landscape features are assumed to be contributing to the proposed district overall, but are not counted as historic resources since they are protected by City Code. Within the boundary, there are 14 properties (parcels) containing 25 historic resources with 23 determined to be contributing to the proposed district, and two (2) determined to be non-contributing. A further breakdown reveals that eight (13) primary residential buildings are contributing, while one (1) is non-contributing; eight (8) garage apartments are contributing, one (1) detached garage is contributing and one (1) is non-contributing. There is also one (1) structure that is contributing. Regarding the Prairie style
primary residence that is non-contributing, it is located at 235 10th Avenue Northeast, as shaded in gray in the graphic below, and as a photograph shown in Appendix B, is determined by Staff to be non-contributing due to: 1) the large, out-of-scale addition added to its west elevation which alters the historic dimensions, form, and symmetry of the original building design; 2) the matching rooflines between the historic and the new that do not support differentiation; 3) its frontal enclosed porch; and 4) the terminated driveway along 10th Avenue that departs from historic development patterns. For this particular building, all of these combine to create an obvious adverse impact to the building’s form, profile, and street appearance.

It must be noted that two small sheds, one located at 215 10th Avenue Northeast and the other at 916 Oak Street Northeast are not counted as historic resources and are thusly deemed non-contributing. Also, it is important to note that any reference to a garage apartment contained in this report and overall application is based on visual appearance only and does not guarantee any right of use according to the City Land Development Regulations to which such use would be applicable.

Map of contributing and non-contributing historic resources. Graphic by City Staff, 2017.

An architectural description of each of the 14 properties located within the proposed historic district’s boundaries is included in the Application for Designation (Appendix C). Except for the
property at 202 10th Avenue Northeast, photographs for each property are also found in the Application for Designation. However, a photograph is included for the missing property in Appendix B, herein. The proposed district serves as a representative sampling of how different architectural styles created a pattern of built design diversity as part of the larger North Shore neighborhood system. These resulting varying styles reflected individual tastes of the first owners, as well as, builders who were speculating based on popular consumerism during the period of significance. In contrast, and in spite of many city blocks revealing this diversity of architecture, others were purposefully planned and designed as enclaves for architectural themes such as Granada Terrace with its Mediterranean Revival, and certain street blocks where a full row of similarly designed residences can be found. Some buildings evolved over time as owners reconfigured their habitable space and living needs, and as technology changed to create new opportunities for enclosed spaces. In most cases, aging buildings and structures were repaired and altered as part of ongoing maintenance.

![1923 Sanborn Map.](image1.png) ![1951 Sanborn Map.](image2.png)

Also important to consider is that most residential blocks in the larger North Shore area are commonly composed of both one and two-story buildings juxtaposed in the random manner established by the first designers and owners. Several were designed first as multi-family buildings rather than single-family buildings, which still occurs today even in the proposed district, with many of these revealing additional floors that are now considered contributing resources since they were part of the built environment and perhaps the changing landscape affected by national trends and events. Perhaps the most common dimensional trait in the proposed district and the larger North Shore area is how the buildings, especially their frontal porches and entries relate to the public street and sidewalk as part of traditional urbanism. Though not always represented in the Colonial Revival style, most porches were found to be originally wide and open in order to nurture interaction with neighbors. For the past 30 years or so, many new communities have been reverting back to this type of development standard, often referred to a Neo-Traditionalism.

As shown in the graphic on the next page, out of 14 primary residences in the proposed historic district, eight (8) or 57% of these residences exhibit the Craftsman style, four (4) or 29% exhibit Colonial Revival, one (1) or 7% exhibit Minimal Traditional, and one (1) or 7% exhibit a Prairie
styling. It must be noted, that some residences within the proposed district appear to have been designed using elements from more than a single style, a practice not uncommon then, and even today. For example, a Colonial Revival basis may have been adorned with Craftsman nuances. A Prairie may be more pure in form that separates it from a Colonial Revival description by virtue of its entry feature, windows or columns, or other application.

Although the buildings within the proposed district exemplify numerous styles, they share an overall consistency of scale and form. Collectively, the historic design, materials, and layout of the proposed district culminate in an overall historic feeling. The proposed district retains some if its historic landscape features such as orientation to the street and alleyways, frontal setbacks and yard configurations. Significant, protected street trees are not lushly found. Augusta brickwork establishes the texture of 10th Avenue within the proposed district, and is also found as part of the alleyway construction. Granite curbs line the north and south sides of 10th Avenue, while hex-block is found along most of the sidewalks that encompass the proposed district, except for the section running along the east side of Bay Street Northeast from 10th Avenue north to the alley.
Status as Contributing Properties to National Register-Listed North Shore Historic District

The primary residence of each of the 14 properties contained within the boundaries of the proposed local historic district is National Register listed as a contributing resource to the North Shore Historic District (8P109640), as are the garages and garage apartments on the properties of 1001 Bay Street Northeast, and 202, 215, 216, 217, 226, 235, 242, and 255 10th Avenue Northeast. It must be noted that the National Register report does not identify addresses 202, 216, and 226 as garage apartments. Nor does it include the existing structures currently found in the proposed district. Therefore, the National Register designation lists 23 contributing resources overall for the proposed district, in comparison to the 27 overall, or 23 contributing and four (4) non-contributing for the proposed district.

The North Shore National Register Historic District was listed in 2003 for its significance in the areas of Architecture and Community Planning and Development under Criterion A, “The property is associated with events that have made a significant contribution to the broad patterns of our history,” and Criterion C, “The property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represent a significant and distinguishable entity whose components lack individual distinction.” While a property or district’s listing in the National and St. Petersburg Registers are the result of separate processes and provide distinct recognition and protection measures, their eligibility evaluations follow parallel sets of criteria. In the case of the proposed 200 Block of 10th Avenue Northeast Local Historic District, its status as a relatively small collection of houses within a fairly definable area that can be construed to have definable characteristics within the much larger North Shore National Register Historic District warrants consideration when evaluating its local eligibility.

Since development of the North Shore area began at its southern boundary of 5th Avenue North and spread northward, St. Petersburg as a whole had already experienced an earlier land boom, but continued to expand outward as part of a second major construction boom, when both residences and neighborhood businesses had been locating within the larger North Shore area. The plat for the area, shown below as filed on April 18, 1910, includes the entirety of the proposed district outlined in red. According to the designation report, the parcels within the proposed district were developed with buildings and structures between 1915 and 1936. While higher style houses began to cluster near the North Shore waterfront after the First World War, others were built for and by the less wealthy, many arriving from out-of-state. In fact, many of the homes were originally lived in only part time during the cold Northern winters, though some did purchase them as year-round homes.

At the time of its listing, the North Shore National Register Historic District was found to have a total of 2,975 contributing buildings, including single-family and multi-family residential buildings, detached garages and garage apartments, and a small number of commercial buildings.8

8 Hoffman and Shiver, section 7 – page 1.
Roughly a decade before the North Shore National Register Historic District was designated as such, an architectural survey of North Shore, Roser Park, and a portion of Round Lake was conducted by Historic Property Associates, Inc. In addition to recommending the creation of what is now the North Shore National Register Historic District, the resulting report additionally identified a number of buildings within each of the three neighborhoods it covered that could be eligible for individual nomination to the National Register of Historic Places. A total of 32 resources in the North Shore neighborhood were identified as having sufficient significance to warrant consideration of individual listing in the National Register. None of those 32 properties, are located within the proposed 200 Block of 10th Avenue Northeast District. The results of the 1994 report, along with numerous other surveys that have been conducted throughout the City, were used in the 2016 draft compilation of the City of St. Petersburg’s List of Eligible Properties, which is used as a reference by Staff but has not been formally adopted by the Community Planning & Preservation Commission.

Smaller historic districts as proposed are not uncommon when considering local landmarking, even when considering subsections of those already-established such as the North Shore National Register Historic District. However, additional listing in the St. Petersburg Register of

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Historic Places as a local district affords unique protections to its particular set of contributing resources that might not otherwise be afforded under the National Register standards alone. The National Trust for Historic Preservation recognizes the importance and validity of using rear property lines as district edges that encompass a single street in order to preserve the character of the development that faces each other along it.\textsuperscript{10} In fact, there is already a precedent for a single-block local historic district in St. Petersburg that is also contained within a National Register district. Lang’s Bungalow Court Local Historic District, which lies within the boundaries of the Downtown St. Petersburg National Register Historic District (designated 2004), was granted local historic designation in 2014 in order to preserve its unique architectural and planned character.

Although it is part of a larger district, the proposed 200 Block of 10\textsuperscript{th} Avenue Northeast Historic District demonstrates a sufficient degree of integrity for its architectural forms and styling, and its retention of historic landscape elements – such as brick streets and granite curbs. Therefore, given the cohesive and intact nature of its resources, Staff finds the 200 Block of 10\textsuperscript{th} Avenue Northeast section of the North Shore historic district to be worthy of designation as a local district in addition to its status as a portion of the much larger National Register historic district.

**STAFF FINDINGS**

Staff finds that the 200 Block of 10\textsuperscript{th} Avenue Northeast Historic District, as delineated herein, eligible for inclusion as a local historic district in the St. Petersburg Register of Historic Places. In St. Petersburg, such eligibility is determined based on evaluations of age, context, and integrity under a two-part test as found in Section 16.30.070.2.5(D) of the City Code. Under the first test, historic documentation demonstrates that the residences within the boundaries of the proposed district were constructed between 1915 and 1936, or between 102 and 81 years prior to this designation proposal, surpassing the minimum required age of 50, and representing an older set of properties previously determined as a local historic district within St. Petersburg. The period of significance for the proposed district is, therefore 1915 through 1936, where historical context is rich and important to St. Petersburg, as found in local historic designation Criteria A, C, E, F, and G.

This Staff determination is in contrast to the submitted designation report, which did not include Criterion C, and included Criteria D and H. In these instances, Staff feels that Criterion C should be included since the overall North Shore area is closely associated with C. Perry Snell. Staff does not feel that Criterion D should be included, since there is no clear linkage between an individual builder or architect for the proposed district as a whole. While well-known local architect Archie G. Parish is listed as the primary designer for the Minimal Traditional residence located at 255 10\textsuperscript{th} Avenue Northeast, his contribution represents only one of the 14 individual primary residences, and the least included architectural styling of the proposed district. As a Minimal Traditional design that has been somewhat altered, it does not clearly stand out as exceptional among the other buildings. Parish’s contribution to the contributing status of the resource is certainly favorable to the individual building. Regarding Criterion H, Staff has determined that its

inclusion is also unnecessary, since a single block entity does not establish a definition as a clearly united neighborhood based on its architecture alone, and where Criterion G is preferable in that it is a more clearly definable area.

Under the second test, Staff finds that all of the seven factors of integrity are met for the district as a whole, though integrity for the primary residence at 235 10th Avenue Northeast does not meet the recognized standards for a contributing property due to its heavily altered condition. The determination for non-contributing status is derived from the St. Petersburg Design Guidelines for Historic Properties and the U.S. Secretary of the Interior’s Standards that cite the following as not recommended for individual buildings within historic districts:

1. Designing a new addition so that its size and scale in relationship to the historic building are out of proportion, thus diminishing the historic character;
2. Attaching a new addition so that the character-defining features of the historic building are obscured, damaged, or destroyed;
3. Using the same wall plane, roof line. Cornice height, materials, siding lap or window type to make additions appear to be part of the historic building;
4. Replacing historic multi-paned sash with new thermal sash utilizing false muntins;
5. Removing or radically changing entrances and porches which are important in defining the overall historic character of the building.

The proposed district includes all buildings, structures, roads, alleys, sidewalks, and other landscape features within the delineated boundary, which extends to any centerline of a street and alleys, as applicable to the district. The proposed district includes all buildings, structures, roads, alleys, sidewalks, and other landscape features within the delineated boundary, which extends to any centerline of a street and alleys, as applicable to the district. Roads, alleys, sidewalks, and other landscape features are assumed to be contributing to the proposed district overall, but are not counted as historic resources since they are protected by City Code. Within the boundary, there are 14 properties (parcels) containing 25 historic resources with 23 determined to be contributing to the proposed district, and two (2) determined to be non-contributing. It must be noted that two small sheds, one located at 215 10th Avenue Northeast and the other at 916 Oak Street Northeast are not counted as historic resources and are thusly deemed non-contributing. A further breakdown reveals that eight (13) primary residential buildings are contributing, while one (1) is non-contributing; eight (8) garage apartments are contributing, one (1) detached garage is contributing and one (1) is non-contributing. There is also one (1) structure that is contributing. Regarding the Prairie style primary residence that is non-contributing, it is located at 235 10th Avenue Northeast, as shaded in gray in the graphic below, and shown in Appendix B, is determined by Staff to be non-contributing due to: 1) the large, out-of-scale addition added to its west elevation which alters the historic dimensions, form, and symmetry of the original building design; 2) the matching rooflines between the historic and the new that do not support differentiation; 3) its frontal enclosed porch; and 4) the terminated driveway along 10th Avenue that departs from historic development patterns. For this particular building, all of these combine to create an obvious adverse impact to the building’s form, profile, and street appearance.
Historic Significance and Satisfaction of Eligibility Criteria

The first portion of the two-part test to determine eligibility for the St. Petersburg Register of Historic Places examines a resource’s historic significance with relation to nine (9) criteria. One or more of these criteria must be met in order for a property to qualify for designation as an individual landmark or district to be placed in the St. Petersburg Register. The nine (9) criteria are based off of the National Park Service’s criteria for placement in the National Register of Historic Places, and are designed to assess resources’ importance in a given historic context with objectivity and comprehensiveness. In the case of the proposed 200 Block of 10th Avenue Northeast Historic District, nomination documentation suggests that the property satisfies five (5) of the St. Petersburg Register criteria as follows.

<table>
<thead>
<tr>
<th>Is at least one of the following criteria for eligibility met?</th>
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<td>A</td>
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<tr>
<td>Y</td>
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A) **Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation;**

The proposed 200 Block of 10th Avenue Northeast Historic District is significant under Criterion A in the area of *Community Planning and Development*. It lies within the larger North Shore neighborhood, which was platted by the Snell and Hamlett Real Estate Company beginning in 1909. North Shore was eventually developed by a number of speculative builders and individual property owners, primarily between the 1920s and the 1940s. All 14 properties within the proposed district, however, were developed between 1915 and 1936, with later alterations becoming historically significant in their own right. This date range includes the “land boom” years representing a time of enormous growth for St. Petersburg. The North Shore neighborhood, in particular, was marketed as the growing young city’s premier residential section. The high caliber of the neighborhood remains visible throughout the proposed district, most notable from the neatly-gridded vitrified brick streets with granite curbs, to the carefully-spaced houses. Placed on narrow but deep lots with vehicular access limited to alley-facing garages, the parcels within the proposed district reflect a design intended to promote order in the early years of the personally-owned automobile.

Further, the mixture of architectural styles found within the proposed district is reflective of the imagination and individuality that marked the higher end “land boom” architecture of the mid-1920s, even during times of incredibly rapid construction. Of the 14 primary houses, eight (8) or 57% of the primary buildings exhibit the Craftsman style, four (4) or 29% exhibit Colonial Revival, one (1) or 7% exhibit Minimal Traditional, and one (1) or 7% exhibit a Prairie styling (non-contributing).

C) **It is identified with a person who significantly contributed to the development of the City, state, or nation;**

The Snell and Hamlett subdivision recorded as the Bayview Addition is closely associated with C. Perry Snell, an early residential developer of the City, who began platting large, undeveloped sections of the city in 1909, including the Bayview Addition in 1910. Snell also developed the
Granada Terrace subdivision, which is a local historic landmark district, Snell Isle, and the Snell Arcade, one of St. Petersburg's primary individual local landmark buildings.

E) Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance;
All of the primary residences and some outbuildings have sufficient integrity that reveals higher quality architecture and craftsmanship, typical of the North Shore Historic District in general. The proposed historic district, in its entirety, reads as historic in character based on its architecture and the placement of homes along its street, as well as, their relationships to the rear alleyways that are very characteristic of the St. Petersburg development pattern and traditional developments found throughout the United States during the 1920s and 1930s.

F) It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials;
As referenced above and by the application paperwork, numerous academic styles are found within the proposed district. These include Craftsman, Colonial Revival, Prairie, and Minimal Traditional, each of which experienced great popularity during the period of significance of 1915 through 1936. The clear differentiation between the individual properties within the proposed district, even those constructed by the same builders, further highlights the desire of early buyers to stand out among the crowd in this premier neighborhood.

and

G) Its character is a geographically definable area possessing a significant concentration, or continuity of sites, buildings, objects or structures united in past events or aesthetically by plan or physical development;
The proposed district boundary represents a concise delineation that identifies a definable set of east/west and north/south limits that run from street to street and alleyway to alleyway. Thusly, there is no apparent irregularity or extended reach of boundary lines to include or exclude properties. While it is difficult to identify the single block proposed here as a distinct neighborhood, its conciseness certainly represents a geography that is united in its orientation to the street and/or the rear alley systems. The proposed district contains not only its historic architecture, but also the landscape elements which help to define this boundary and unite its resources. While the proposed district is made up of a section of the larger North Shore National Register Historic District, property owners' continued commitment to the preservation of its historic fabric and appearance, combined with its fine representation of multiple and eclectic themes and styles that are present throughout the neighborhood as a whole, merit the heightened level of protection afforded by listing in the St. Petersburg Register of Historic Places. The proposed district includes all buildings, structures, roads, alleys, sidewalks, and other landscape features within the delineated boundary, which extends to any centerline of a street and alleys, as applicable to the district. Within the boundary, there are 14 properties (parcels) containing 25 historic resources with 23 determined to be contributing to the proposed district, and two (2) determined to be non-contributing. It must be noted that two small sheds, one
located at 215 10th Avenue Northeast and the other at 916 Oak Street Northeast are not counted as historic resources and are thusly deemed non-contributing.

Historic Integrity
Per St. Petersburg’s Code of Ordinances’ Historic and Archaeological Preservation Overlay, Section 16.30.070.2.5, seven factors of integrity shall be considered once an individual resource or district is determined to meet one or more of the criteria for historic significance. However, because of their subjective nature, integrity of feeling and association, without meeting at least one other factor, are insufficient for designation. As shown below, the proposed district, overall meets all seven factors of integrity.

<table>
<thead>
<tr>
<th>Location</th>
<th>Design</th>
<th>Setting</th>
<th>Materials</th>
<th>Workmanship</th>
<th>Feeling*</th>
<th>Association*</th>
</tr>
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<tr>
<td>Y</td>
<td>Y</td>
<td>Y</td>
<td>Y</td>
<td>Y</td>
<td>Y</td>
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</tr>
</tbody>
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*Must be present in addition to at least one other factor.

Location
No buildings have been relocated within the proposed district.

Design
Despite an expected degree of alterations to individual residences, and except for the primary residence located at 235 10th Avenue Northeast, the intended designs of the buildings within the proposed district remain clearly visible.

Setting
The proposed district is located within the North Shore National Register Historic District, a residential area which remains among St. Petersburg’s most historic and celebrated areas.

Materials and Workmanship
Maintenance, alterations, and additions to the properties have introduced some new materials and methods into the proposed district’s overall historic fabric. This is to be expected over time, and, in many cases, is necessary for a group of historic residences to remain useful as needs change. Overall, however, the proposed district’s materials and workmanship have been maintained and are clearly visible, further conveying the resources’ status as significant.

Feeling and Association
The proposed district successfully conveys its historic nature as a community of single-family residences dating to the Florida “land boom” of the 1920s.

Character-Defining Features
The character-defining features of a historic district are those elements that shall be retained in order for its historic significance to continue to be conveyed. In the case of a district containing multiple architectural styles, as is the case with the proposed 200 Block of 10th Avenue Northeast Historic District, care should be taken in order to respect each resource’s individual historic style
as identified in this report, using the methods outlined for specific architectural elements in St. Petersburg’s Design Guidelines for Historic Properties.

In addition to the architectural significance of each property, the proposed 200 Block of 10th Avenue Northeast Historic District gains additional significance from those elements that unite its resources, including:

- Consistent front setbacks;
- Overall consistency of scale with buildings of one- to two-stories in height, and medium-pitched hipped, gabled, or flat roofs;
- Overall consistency and proportion of form, and of fenestration and openings that include generous modes of transparency and voids;
- Vehicular access to properties generally limited to rear, with the absence of a prominent automobile orientation, detached and offset garage buildings, accessible via alleyways (except for 235 10th Avenue Northeast);
- Historic street and alleyways, and in part, its sidewalk materials, including vitrified brick of the streets and alleys, high-profile granite curbing, and hexagonal concrete blocks.

PROPERTY OWNER CONSENT AND IMPACT OF DESIGNATION

The application for the designation of the 200 Block of 10th Avenue Northeast Historic District as a local historic district to be listed in the St. Petersburg Register of Historic Places was submitted by Diane Sheppard and Robin Reed, the former being an owner of one of the 14 parcels contained within the proposed district, and the latter providing technical assistance and being an owner within the larger North Shore National Register Historic District. Following the application’s receipt, Staff prepared a ballot by which homeowners could show support or non-support of the application. Ballots were mailed or hand-delivered to each of the 22 registered owners of the 14 properties within the proposed boundaries. A total of 14 ballots, representing all registered property owners of eight (8) parcels, were received by Staff by the close of business August 28, 2017, thus surpassing the ratio of fifty (50) percent plus one (1) parcel required to consider an application for local district designation complete. Since that date, no additional ballots have been received from the owners of the remaining six (6) parcels within the proposed district. A copy of this ballot and a summary of returns is included in Appendix E.

The benefits of designation include increased heritage tourism through the maintenance of the historic character and significance found in many enclaves of the city, commitment to the City’s goals as a Certified Local Government in Historic Preservation, some relief from the requirements of the Florida Building Code and flood plain regulations, and tax incentives, such as the 10-year local ad valorem tax exemption and federal tax credit for qualified rehabilitation projects.

CONSISTENCY WITH ST. PETERSBURG’S COMPREHENSIVE PLAN, EXISTING LAND USE PLAN, AND FUTURE LAND USE PLAN

The proposed local historic landmark district designation is consistent with the City’s Comprehensive Plan, relating to the protection, use and adaptive reuse of historic buildings. The local landmark designation will not affect the Future Land Use Map (FLUM) or zoning
designations, nor will it significantly constrain any existing or future plans for the development of the City. The proposed landmark designation is consistent with the following objectives:

**Objective LU10:** The historic resources locally designated by the St. Petersburg City Council and Community Planning and Preservation Commission (CPPC) shall be incorporated onto the Land Use Map or map series at the time of original adoption, or through the amendment process, and protected from development and redevelopment activities consistent with the provisions of the Historic Preservation Element and the Historic Preservation Ordinance.

**Policy LU10.1:** Decisions regarding the designation of historic resources shall be based on the criteria and policies outlined in the Historic Preservation Ordinance and the Historic Preservation Element of the Comprehensive Plan.

**Policy HP2.3:** The City shall provide technical assistance to applications for designation of historic structures and districts.

**Policy HP2.6:** Decisions regarding the designation of historic resources shall be based on National Register eligibility criteria and policies outlined in the Historic Preservation Ordinance and the Comprehensive Plan. The City will use the following selection criteria [for City-initiated landmark designations] as a guideline for Staff recommendations to the CPC and City Council:

- National Register or DOE status
- Prominence/importance related to the City
- Prominence/importance related to the neighborhood
- Degree of threat to the landmark
- Condition of the landmark
- Degree of owner support

**RECOMMENDATION**

Staff recommends approval of the application to add the 200 Block of 10th Avenue Northeast Historic District to the St. Petersburg Register of Historic Places, thereby referring the application of City Council for first and second reading and public hearing.

**REFERENCES**


City of St. Petersburg. *Property Cards.* On file, City of St. Petersburg.


*Polk’s City Directories, St. Petersburg Florida.* On file, St. Petersburg Museum of History. 1925-1940.
Appendix A
Maps of Proposed District

Aerial Map

200 Block 10th Avenue NE - North Shore Historic District
Local Historic District Proposed Boundaries
File: HPC-17-90300004
Appendix B
Additional Photographs/Street Graphic (by Staff, 2017)

Brick streets, granite curbs, and hexblock sidewalks within proposed district

Context of Oak Street NE corner properties within proposed district
View of alleyway along south boundary within proposed district

View of alleyway along north boundary within proposed district
Non-contributing property at 235 10th Avenue NE, with later addition shown with red lines

Contributing property at 202 10th Avenue NE
Contributing garage apartment at property 202 10th Avenue NE
Col Rev

-

-up to 14 properties contributing to NRHD
-12 properties with significant 10th Ave presence
-up to 4 properties highly altered (75% 72% as contributing)
-either 8 or 7 YES positive ballots required to initiate

•

Co Rev

Craftsman w/ Col Rev influences

Craftsman

Col Rev

—j


Appendix C
Designation Application Submitted for the St. Petersburg Register of Historic Places
Local Landmark Designation Application

1. **NAME AND LOCATION OF PROPERTY**
   - **historic name**: Snell and Hamlett’s North Shore Addition
   - **other names/site number**: 200 Block of 10th Avenue NE
   - **address**: 200 Block of 10th Avenue NE

2. **PROPERTY OWNER(S) NAME AND ADDRESS**
   - **name**: See attached.
   - **street and number**: 200 Block of 10th Avenue NE
   - **city or town**: St. Petersburg
   - **state**: FL
   - **zip code**: 33701
   - **phone number (h) (w) e-mail**

3. **NOMINATION PREPARED BY**
   - **name/title**: Diane Sheppard and Robin Reed
   - **organization**: Homeowners
   - **street and number**
   - **city or town**
   - **state**
   - **zip code**
   - **phone number (h) (w) e-mail**
   - **date prepared**
   - **signature**

4. **BOUNDARY DESCRIPTION AND JUSTIFICATION**
   Describe boundary line encompassing all man-made and natural resources to be included in designation (general legal description or survey). Attach map delimiting proposed boundary. (Use continuation sheet if necessary)

5. **GEOGRAPHICAL DATA**
   - **acreage of property**: More than 1 acre
   - **property identification number**: See Site Files
200 Block of 10th Avenue NE  
Name of Property  

### 6. FUNCTION OR USE

<table>
<thead>
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<th>Current Functions</th>
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<tr>
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### 7. DESCRIPTION

#### Architectural Classification

*See Appendix A for list*

- Arts and Crafts/Craftsman
- Mission
- Colonial Revival
- Frame Vernacular

#### Materials

- Wood
- Brick
- Stucco

**Narrative Description**

On one or more continuation sheets describe the historic and existing condition of the property use conveying the following information: original location and setting; natural features; pre-historic man-made features; subdivision design; description of surrounding buildings; major alterations and present appearance; interior appearance;

### 8. NUMBER OF RESOURCES WITHIN PROPERTY

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<th>Noncontributing</th>
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<tr>
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<td>Sites: All are contributing structures in the National Register, North Shore Historic District</td>
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<td>Structures: Number of multiple property listings</td>
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<td>Objects: Number of multiple property listings</td>
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<tr>
<td></td>
<td></td>
<td>Total: Number of multiple property listings</td>
</tr>
</tbody>
</table>


200 Block of 10th Avenue NE
Name of Property

9. STATEMENT OF SIGNIFICANCE

Criteria for Significance
(mark one or more boxes for the appropriate criteria)

- Its value is a significant reminder of the cultural or archaeological heritage of the City, state, or nation.
- Its location is the site of a significant local, state, or national event.
- It is identified with a person or persons who significantly contributed to the development of the City, state, or nation.
- It is identified as the work of a master builder, designer, or architect whose work has influenced the development of the City, state, or nation.
- Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.
- It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.
- Its character is a geographically definable area possessing a significant concentration, or continuity or sites, buildings, objects or structures united in past events or aesthetically by plan or physical development.
- Its character is an established and geographically definable neighborhood, united in culture, architectural style or physical plan and development.
- It has contributed, or is likely to contribute, information important to the prehistory or history of the City, state, or nation.

Areas of Significance
(see Attachment B for detailed list of categories)

- Architecture
- Community Planning and Development

Period of Significance
1915-1936

Significant Dates (date constructed & altered)

Significant Person(s)

Cultural Affiliation/Historic Period

Builder

Architect

Archie Parish

Narrative Statement of Significance
(Explain the significance of the property as it relates to the above criteria and information on one or more continuation sheets. Include biographical data on significant person(s), builder and architect, if known. Please use parenthetical notations, footnotes or endnotes for citations of work used.)

10. MAJOR BIBLIOGRAPHICAL REFERENCES

Please list bibliographical references.
**CONTINUATION SHEET – 200 Block of 10th Avenue NE**

**BOUNDARY DESCRIPTION AND JUSTIFICATION**

The boundary of the 200 Block of 10th Avenue NE Historic District encompasses part of Block 8 on the north side of 10th Avenue NE and part of Block 11 on the south side of 10th Avenue NE between Bay Street and Oak Street. Two of the houses face Oak Street, and one house faces Bay Street. The properties are within the Subdivision Plat of Snell & Hamlett’s Bay View Plat, recorded in Pinellas County Plat Book ?, page ?. All properties on the block are listed in the National Register of Historic Places as contributing properties to the North Shore Historic District. The block is remarkably intact; the majority of the houses are Craftsman style architecture.

**PHYSICAL DESCRIPTION**

The district consists of relatively flat terrain composed of well-drained sandy soil. All but three of the houses are single family. The lots on the north side range in frontage from 45' to 75'; those on the south side are all 60' wide. Several properties on the block have detached garages, some with living space above, bringing the total number of structures within the district to 23. Tenth Avenue bisects the district and is paved with brick, which is primarily Augusta Block. The service alleys to the north and south are also paved with brick. Sidewalks are a mixture between continuous concrete pour and hexagonal block pavers that are natural concrete and dark gray concrete in color and laid in a random pattern. Curbing is granite. Mature trees and tropical landscaping complete the block.

**HOUSE DESCRIPTIONS**

**916 Oak Street NE**
This one story wood frame house constructed in 1925 is an example of Craftsman style architecture. It has a rectangular plan and a gable roof with a gable dormer. The exterior wall fabric is board and batten siding. An entrance porch with a gable roof, square column supports, masonry piers and a knee wall extends from the façade. Other notable architectural elements include a south offset chimney, a continuous concrete block foundation, and eave brackets. The gable end contains a lovely Palladian window.

**1022 Oak Street NE**
This two-story wood frame house, built c.1923, is in the Craftsman style. The plan of the building is irregular and consists of a gable roof with a gable extension. The fenestration is composed of double hung sash windows with 1/1 lights. A gable-roofed entrance porch with tapered column supports and masonry piers extends from the façade. Other notable elements include a south end, exterior chimney and a continuous block foundation. Of note is the original heart pine interior flooring, casement windows on either side of the chimney, and decorative eave brackets. The building has been altered by the addition of vinyl siding and the enclosure of the front porch.
1001 Bay Street
Built c.1923, this two story Craftsman style house is wood frame construction. It has a rectangular plan and a gable roof. The exterior fabric is weatherboard. An end porch with a hip roof, truncated column supports and masonry piers runs the length of the façade. A second smaller porch faces the Bay street side of the house. Other notable architectural features include an east offset chimney and a concrete pier foundation. It also has decorative eave brackets and exposed rafter ends. The house has been altered by the enclosure of the front porch. In 1943, an addition was added to the second story of the garage. According to the Property Card, the early duplex was converted to 4 apartments in 1958 by A. R. Fiedler; it is now a single family home.

202 10th Avenue NE
This house is a two story wood frame building in the Colonial Revival style of architecture. It has a rectangular plan and a hip roof with a shed dormer. The exterior wall fabric is asbestos shingle on the second story and aluminum siding on the first story. The fenestration consists of double hung sash windows with 1/1 lights. An end porch with a hip roof, tapered column supports, masonry piers, and a knee wall runs the length of the façade. There is a second door facing the street side of the house located under the porch roof. Additional architectural elements include an east end, exterior chimney and a poured concrete foundation.

In 1924, Virginia Heustis put a three-room addition over the garage and enclosed a second story porch with glass.

215 10th Avenue NE
This two and one-half story wood frame house is another example of Craftsman style architecture. The building has a rectangular plan and a gable roof with gable dormers. The exterior wall fabric is weatherboard. An entrance porch with a hip roof and round column supports extends from the façade. Other architectural elements included an east end, exterior chimney and a continuous concrete block foundation. In 1936, F.E. McKechnie put a one story, one-room addition on the house.

216 10th Avenue NE
This one story, 6 room Craftsman style home of wood frame construction was built in 1920 by R.W. Miller at a cost of $3,000. In 1924, a two story frame garage was constructed with a 4-room apartment above the garage. The main house has a rectangular plan and a gable roof. The exterior wall fabric is asbestos shingle, and fenestration consists of double hung sash windows with 6/1 lights. An entrance porch with a hip roof tapered column supports, and masonry piers extend from the façade. Other architectural features include a center ridge chimney, a continuous brick foundation, and decorative exposed beams and rafter ends. In 1993, the house was converted back to a single family residence.

217 10th Avenue NE
This one and a half story, seven-room wood frame Craftsman style house was built in 1920 at a cost of $4,500. The owner and contractor was E.H. Lewis. It has a rectangular plan and a gable
roof with a gable dormer. The exterior wall fabric is stucco, and the fenestration consists of double hung sash windows with 4/1 lights. An end porch is incorporated under the main roof and features tapered column supports and a knee wall. It has a south offset chimney and a poured concrete foundation. The porch was enclosed at some point in time. In 1933, a bedroom and bath were added to the house, and in 1936 servants' quarters were added above the garage by Erma Gleason.

226 10th Avenue NE
This two story wood frame, Colonial Revival style house is rectangular in shape with a hip roof and hip dormers which face north and south. The exterior walls are finished in asbestos shingle, weatherboard and cedar. The veranda runs along the front of the home with a small extension on the east side of the house. It has square columns, masonry piers, and a knee wall which runs the length of the façade. The property has most of the 9/1, and two beautiful 16/1 wood windows. The house has a continuous poured concrete foundation and decorative exposed rafter ends.

The home was built in 1915 and was owned by 2 sisters, Nellie and Minnie Mickle. Another sister, owned 216 10th Ave NE. Minnie had the original garage built in 1918 for $200. This home stayed in their family until the mid 1950's. It seems these sisters owned a supermarket on the 600 block of Central Avenue. When the house was sold to a Fred Camfield he turned it into apartments. In the early 1990s, the house was converted back to a single family home. Since that time there have been 4 homeowners including the most recent owners who purchased it in 2014.

235 10th Avenue NE
This two story wood frame house was built prior to 1925 when a permit was issued for general repairs. It is in the Prairie style of architecture. The house has a rectangular plan and a hip roof with a hip dormer. The roof material is standing seam metal. The fenestration consists of double hung sash windows with 5/1 lights which replaced jalousie windows (not orifinal) in 1971. An end porch with a hip roof, masonry column supports and a knee wall runs the length of what was originally the entire façade of the house. It has been enclosed. A very large two story addition was recently added to the west side of the original house, almost doubling its size.

236 10th Avenue NE
This two story wood frame building exhibits the Colonial Revival style of architecture. The building has a rectangular plan and a gable roof. The exterior wall fabric is weatherboard, and the fenestration consists of double hung sash windows with 1/1 lights. A portico with a gable roof and Tuscan columns extends from the façade. The foundation is of concrete block. The property card states that the main house was constructed in 1924 by M.L. Babel, at a cost of $12,000. It contained 8 apartments, each with 4 rooms. Myrtle Babel added a one story porch. Within the year, Percy Darby constructed a three story apartment building to the rear with 12 rooms. By 1955, the complex was called the "Court Apartments". It remains a multi-family property.
241 10th Avenue NE
This 2-story wood frame house is an example of Craftsman style architecture. The plan of the building is irregular and consists of a gable roof main unit with a gable dormer and a hip extension. Decorative exposed beams and rafter ends are a distinctive feature. An end porch is incorporated under the main roof and features tapered column supports, masonry piers, a knee wall and the original Cuban floor tile. It has a north offset chimney and a poured concrete foundation. Constructed about 1923 this bungalow reflects a distinctive feature of Florida’s residential neighborhoods during the early twentieth century.

Originally a one and one-half story structure with a garage, a second-floor addition was built in the back of the house and the garage was torn down (1951). In 2015 the house underwent a major renovation that retained the historic Craftsman style both externally and internally. In 2017 a breezeway, garage and pool were added that incorporated the distinctive style components of the roof lines and porch’s tapered columns with masonry piers. The exterior surfaces also continue the historic frame and stucco finishes of the house.

242 10th Avenue NE
This two story wood frame house was built in 1926 by A.E. Lewis, at a cost of $4,500. The plan of the Craftsman style house is irregular and consists of a gable roof with rafter ends, a gable dormer and gable extension. Fenestration consists of double hung sash windows with 6/1 lights. A portico with a gable roof and Tuscan columns extends from the façade. The house has a west end exterior chimney and a concrete pier foundation.

Mrs. Lewis enlarged and enclosed an earlier rear porch with glass, and added a second story to it in 1938.

244 10th Avenue NE
This two story wood frame house was built as an apartment building in 1927, at a cost of $12,000 by Mr. J.N. Stites. It contained four, 5-room apartments. The plan of the Colonial Revival style building is rectangular and consists of a hip roof with hip dormer. An additional feature is a decorative overhang on knee braces. The exterior wall fabric is weatherboard, and the fenestration consists of double hung sash windows with 1/1 lights. There is an exterior west end chimney and a continuous brick foundation. It remains a multi-family property.

255 10th Ave NE
This one story wood frame house and garage is an example of frame Vernacular style of architecture. It has a gable roof with cross-gables and an exterior north offset chimney. According to the property card it was built in 1936 by Mr. C. B. Kinkead and his wife Margaret; the contractor for the project was Hayes, Inc. The house originally had a screened entrance porch which was glass-enclosed in 1946. The house was altered in 1979 by replacement of most of the original windows by metal windows. At that time, vinyl siding was applied to the façade and two sides of the house. The house has a back porch with square columns and Cuban tile. An interesting feature of this house is that, though it has a small backyard, maximum contact from the house with the backyard is created by 4 French doors, opening onto the back porch.
Designed by prominent architect Archie Parish, this house was featured in the book, St. Petersburg Architecturally. The publication was 'presented' as a first volume in 1939 by 10 well-known architects to showcase “recently constructed buildings . . . typical of modern trends and designs for the semi-tropical climate of St. Petersburg, the “Sunshine City,” of Florida.

**SETTING**

Located within the Historic old Northeast neighborhood between Oak Street and Bay Street, the 200 Block of 10th Avenue NE is four blocks east of the busy 4th Street Corridor and five blocks north of 5th Avenue, the southern boundary of the neighborhood.

Zoning is single family with three of the properties being grandfathered to multi-family status. Until 1977, the entire neighborhood was zoned multi-family. Minor changes were made during this time until a major zoning effort for the entire city was undertaken in 2009. Remaining multi-family units were grandfathered, and many of those remain today, especially in the southern parts of the neighborhood.

The 200 Block of 10th Avenue NE has retained integrity of setting, design, materials, and workmanship. Modern alterations to the homes are minimal, and some of these changes have been returned to original configurations or materials.

Retention of hex block sidewalks, brick streets and granite curbs contribute to the integrity of the setting, as well as the tree canopy and landscaping.

**SIGNIFICANCE**

**Architecture**

(1) It has distinguishing characteristics of an architectural style valuable for the sturdy of a period, method or construction of use of indigenous materials.

The 200 Block of 10th Avenue NE displays architectural diversity, particularly within the Craftsman style which is predominant on the block. Each of the residential structures exhibits different features of the style. All but three of the fourteen main residential structures were built in the Craftsman style with the exceptions being two Colonial Revival houses and one Frame Vernacular style house.

The house located at 226 10th Avenue NE, built in 1915, is one of the oldest in the Historic Old Northeast neighborhood. The majority of houses on the block were built in the 1920s when construction in the City was booming, and the Craftsman style of architecture very popular. The house at 255 10th Avenue NE is unique on the block in that it was designed by noted St. Petersburg architect, Archie Parish. It was featured in the book, St. Petersburg Architecturally. The publication was 'presented' as a first volume in 1939 by 10 well-known architects to
showcase "recently constructed buildings . . . typical of modern trends and designs for the semi-tropical climate of St. Petersburg, the "Sunshine City," of Florida.

**Community Planning and Development**

(1) Its character is a geographically definable area possessing a significant concentration or continuity of sites, buildings, objects or structures united in past events or aesthetically by plan or physical development.
(2) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation.
(3) Its character is an established and geographically definable neighborhood, united in culture, architectural style or physical plan and development.

The 200 Block of 10th Avenue Northeast Historic District is an intact example of the typical suburban development expanding from the core of St. Petersburg in the booming 1920s. It displays a rich mix of architectural detail to suit buyers from around the country who were flocking to St. Petersburg. The homes form a definable sub-neighborhood with unifying characteristics within the larger neighborhood. Those unifying characteristics include the brick streets, hex block sidewalks, granite curbs and the leafy tree canopy.

The Old Northeast neighborhood’s diversity is considered by many to be the backbone of its popularity with new residents. An exceptional sense of community has developed not only from the diversity of architectural styles to be found on the leafy brick streets, but also from the different ages, talents, economic status, and heritage of Old Northeast’s residents. The variety of sizes and styles of houses is popular with, and appeals to, a wide variety of people.

This diversity of the housing stock within the prevailing 1920s sensibility found in the 200 Block of 10th Avenue NE is one of its greatest assets. This is clearly readable within the block with the single family homes, and apartments constructed to look more like single family homes, all located along the brick avenue that bisects the Avenue.

**Architect**

It is identified as the work of a master builder, designer, or architect whose work has influenced the development of the City, state, or nation.

Archie Parish was the architect for 255 10th Avenue NE, built in 1936. Born in Minnesota, he moved to St. Petersburg in 1924. His first major commission in the City was the Downtown YMCA. His career spanned several decades during which he designed Christ United Methodist Church and the First Presbyterian Church on Beach Drive. He also worked on the Jordan Park Housing Project and additions to the St. Pete Shuffleboard Complex. Many residential buildings
in St. Petersburg can be attributed to Mr. Parish. He was a fellow of the American Institute of Architects and a president of the Florida State Board of Architects.

**HISTORICAL CONTEXT**

*Development of Historic Old Northeast*

On December 15, 1909, C. Perry Snell and James C. Hamlett formed the real estate company of Snell and Hamlett, and together began to purchase vast tracts of farmland and wilderness north of the downtown area stretching to the tip of Coffee Pot Bayou. These purchases became some of the earliest planned neighborhoods of St. Petersburg. One of the largest purchases was of the “Tinson-Tunno-Flannery Property” stretching from 9th Avenue North to Coffee Pot Bayou. At the request of the property owners, the City annexed this land in 1914. This land was divided into numerous small subdivisions, including the Bay View Subdivision which ran from 9th Avenue to 13th Avenue and from Locust Street west to 4th Street. The plat was filed on April 18, 1910 (Wells 2006, 50, 53, 54, 76).

Snell and Hamlett made many land improvements prior to selling the individual lots for development, including the Coffee Pot seawall, roads, sewers and gas lines. Snell also invested in a trolley line which ran along Locust Street to create easy access to the new subdivisions. Snell and Hamlett promoted the North Shore neighborhood as the premier residential section of St. Petersburg. Deed restrictions were placed on the properties sold requiring all homes face north or south, with the exceptions of corner lots. All homes were to cost a minimum of $5,000. Livestock was not permitted to be kept in the premises. African Americans were not permitted to live in the primary homes, though those employed by home owners could live in the accessory buildings. Individuals who purchased lots built homes of varying architectural styles, including Mediterranean, Craftsman, Prairie, Mission, Tudor, Colonial and vernacular versions of these styles.

Although a number of the houses were constructed in the teens, the majority of the land was developed in the 1920s, 30s, and 40s. Following World War II, predominantly one-story homes were built on the remaining lots. More recently, exceptionally large homes have replaced a number of homes located throughout the neighborhood, causing concern on the part of many residents.

The neighborhood grew until the boundaries included the land from Fifth Avenue North to Thirtieth Avenue North. The eastern boundary stretched from Tampa Bay north to Coffee Pot Bayou. The Fourth Street North Business District defines the western boundary. The waterfront became the site of grand homes facing the bay and a string of parkland stretching south to downtown. Throughout the rest of the neighborhood, more modest homes randomly alternate with larger ones, creating a unique blend of styles and sizes, appealing to a diverse group of homeowners.

The neighborhood’s early 20th century development pattern resulted in narrow, gridded streets
with spacious sidewalks, alleys, and deep narrow lots. The homes were built in a traditional pattern with porches and entryways to the front and garages to the rear. Although most homes are single-family, there are a number of small, high-quality early 20th century and mid-century modern apartment buildings located primarily in the southern part of the neighborhood.

Today, the neighborhood is still characterized by a diversity of architectural styles, waterfront green space, brick streets, granite curbs, hex block sidewalks and front porches. An enveloping street tree canopy reinforces the pedestrian quality of the neighborhood. Preserved waterfront parks form the eastern boundary of the neighborhood. To the west, on Fourth Street, Sunken Gardens has undergone major restoration and the business district is the site of redevelopment into a dining, retail and business corridor leading to downtown. The North Shore National Register District was created in 2003.
HOMEOWNERS AND THEIR ADDRESSES – 200 Block of 10th Avenue NE

GUCKEN, SEAN
216 OAK ST NE
ST PETERSBURG FL 33701-1921

RICHTER, DONNA
1022 OAK ST NE
ST PETERSBURG FL 33701-1923

FORD, PETER and LANI
1001 BAY ST NE
ST PETERSBURG FL 33701-1839

MASSELLI, KRISTIN
202 10TH AVE NE
ST PETERSBURG FL 33701-1911

SHEPPARD, DIANE and ZOE A. WILKINSON
215 10TH AVE NE
ST PETERSBURG FL 33701-1910

ST CYR, DAVID
216 10TH AVE NE
ST PETERSBURG FL 33701-1952

LYLE, ROBYN JOHNSON
217 10TH AVE NE
ST PETERSBURG FL 33701-1910

CARLEY, MICHAEL and ANGELA
226 10TH AVE NE
ST PETERSBURG FL 33701-1911

GREENE, SCOTT M and DOMINIQUE
235 10TH AVE NE
ST PETERSBURG FL 33701-1910

A VOICE FROM A HIGH LLC
236 10TH AVE NE
ST PETERSBURG FL 33701-4620
BLANSHAN, SUE A AND BARBARA SMITH
241 10TH AVE NE
ST PETERSBURG FL 33701-1910

JONES, JAMES JR AND CHRISTY RENEE COLLINS
242 10TH AVE NE
ST PETERSBURG FL 33701-1911

YOUNG, KATHLEEN
244 10TH AVE NE
SAINT PETERSBURG FL 33733-3402

WITBREUK, IRMA AND ALAN HEBDON
255 10TH AVE NE
ST PETERSBURG FL 33701
BIBLIOGRAPHICAL REFERENCES


City of St. Petersburg, property cards


National Park Service, United Stated Department of the Interior, National Register of Historic Places Program.


St. Petersburg Landmark Designation Application

Name of Property

916 Oak Street NE
216 10th Avenue NE
236 10th Avenue NE
MAP: Block 8, lots 7 – 12, and Block 11, Lots 1 – 6
Appendix D
Public Comment

Received as of October 3, 2017

FOR:
None received

OPPOSED:

1) Kenneth Haney, 249 9th Avenue NE, does not like the idea of a local historic district (property not within proposed historic district), via telephone September 20, 2017.

2) Kathleen Young opposes historic district designation. Owns contributing property at 244 10th Avenue NE, via telephone, September 26, 2017.
Appendix E
Ballot Initiating Application to Consider Designation and Summary of Returns

OFFICIAL BALLOT

Must be returned or postmarked on or before October 18, 2017.

I, __________________________________________, owner of the property located at __________________________________________, St. Petersburg, Florida 33701:

☐ SUPPORT
☐ DO NOT SUPPORT

Initiating an application to consider designation as a local historic district. The proposed district boundary includes a portion of 10th Avenue Northeast, bounded by Bay Street NE to the west and Oak Street NE to the east, as shown on reverse. A forged signature is an illegal signature that may be prosecuted accordingly; the City of St. Petersburg reserves the right to verify signature authenticity with the ballot recipient.

__________________________________________
(Signature)

__________________________________________
(Date)

Ballot Instructions:

Please sign and return this ballot on or before October 18, 2017. The ballot may be:

• Delivered in person to the Urban Planning and Historic Preservation Division, 6th Floor of the Municipal Services Center, One Fourth Street North, St. Petersburg, FL 33701;

• Mailed to Official Ballot, 10th Ave. NE LHD c/o Lany Frey, Urban Planning & Historic Preservation Division, PO Box 2842, St. Petersburg, FL 33731-2842.

A demonstration of support from 50% + one (1) of the tax parcels located within the proposed boundary is required for this application to proceed to the Community Planning & Preservation Commission ("CPPC") and City Council. The application will be deemed complete immediately upon receipt of "support" votes representing at least eight (8) of the 14 tax parcels.

The response for each tax parcel will be counted as one (1) vote; in the case of conflicting votes among multiple owners of a single tax parcel, the vote will be counted as nonsupport. Following return of the ballot, your position may not be changed for the purposes of meeting the minimum requirements to initiate the application.

Ballots not received or postmarked on or before October 18, 2017 will be recorded as a nonresponse and counted as a "do not support" vote.

This vote is to initiate the application process only; it does not finalize the decision of whether a historic district will be officially created. If sufficient support is demonstrated and the application forwarded to the CPPC and City Council, you will be given a minimum of ten (10) days notice of a public hearing at which you may provide input regarding the potential district designation.
### Summary of Returns

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Fourteen parcels total. 8 votes of support needed to move forward.

Ballots due October 18, 2017. Sufficient votes to demonstrate support received on August 28th, 2017.
Appendix F
Timeline of Early Ownership and Alterations
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<td>Ca. 1923</td>
<td></td>
<td></td>
<td></td>
<td>Constructed</td>
<td></td>
<td></td>
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<tr>
<td>1001 Bay St NE</td>
<td>1943</td>
<td>GL McClintock</td>
<td>Erect 2nd-story addn to kitchen of garage apt</td>
<td>$200 Property Card</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>1949</td>
<td></td>
<td></td>
<td>Enclose area under stair &amp; landing of garage apt</td>
<td>$60 Property Card</td>
<td></td>
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<tr>
<td></td>
<td>1954</td>
<td></td>
<td>Also added 6&quot; steel stack in 1958</td>
<td>Add metal stack for fuel</td>
<td>$40 Property Card</td>
<td></td>
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<tr>
<td></td>
<td>1958</td>
<td>R Fiedler</td>
<td></td>
<td>Convert duplex to 4 apts-2 up/2 down; convert 2nd floor porch to Florida room, enlarge bath at 2nd floor</td>
<td>$6,500 Property Card</td>
<td></td>
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<tr>
<td></td>
<td>1959</td>
<td></td>
<td></td>
<td>Erect 5x15 screen porch at rear of residence</td>
<td>$200 Property Card</td>
<td></td>
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<tr>
<td></td>
<td>1962</td>
<td></td>
<td></td>
<td>Erect outside stairs &amp; reroof residence</td>
<td>$176+400 Property Card</td>
<td></td>
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<tr>
<td></td>
<td>1964</td>
<td>A Fiedler</td>
<td></td>
<td>Reroof</td>
<td>$500 Property Card</td>
<td></td>
</tr>
<tr>
<td></td>
<td>1970</td>
<td>O Dyvig</td>
<td></td>
<td>Repair step, window screens</td>
<td>$500 Property Card</td>
<td></td>
</tr>
<tr>
<td></td>
<td>1980</td>
<td>J Hirsch</td>
<td></td>
<td>Reroof garage apt w shingles</td>
<td>$1,500 Property Card</td>
<td></td>
</tr>
<tr>
<td></td>
<td>1986</td>
<td>D Gordon</td>
<td></td>
<td>Reroof</td>
<td>$1,000 Property Card</td>
<td></td>
</tr>
<tr>
<td>916 Oak St NE</td>
<td>1925</td>
<td>Owner</td>
<td>Craftsman SFR</td>
<td>1-story wood frame board/batten siding w/ ? rms</td>
<td>$       Property Card</td>
<td></td>
</tr>
<tr>
<td>Address</td>
<td>Year</td>
<td>Owner</td>
<td>Notes</td>
<td>Action</td>
<td>Value</td>
<td>Source</td>
</tr>
<tr>
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<tr>
<td>1022 Oak St NE</td>
<td>1923</td>
<td></td>
<td>Craftsman SFR</td>
<td>2-story wood frame garage bldg., 4 rooms 24 x 36</td>
<td>$</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1940</td>
<td>EF Goldsmith</td>
<td></td>
<td>Add asbestos siding</td>
<td>$540</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1983</td>
<td>K Geary</td>
<td></td>
<td>Reroof with fiberglas shingles</td>
<td>$2,265</td>
<td>Property Card</td>
</tr>
<tr>
<td>202 10th Ave NE</td>
<td>≤1923</td>
<td></td>
<td>Colonial Revival SFR</td>
<td>Construction</td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1924</td>
<td>V. Heustis</td>
<td></td>
<td>Constr 3-room addn over garage; enclose second-story porch w/ glass.</td>
<td></td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1953</td>
<td></td>
<td></td>
<td>Request to operate hospital denied.</td>
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<td>Property Card</td>
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<tr>
<td>215 10th Ave NE</td>
<td>≤1923</td>
<td></td>
<td>Craftsman SFR</td>
<td>Construction</td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1936</td>
<td>JD Barnes</td>
<td></td>
<td>Reroof</td>
<td></td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1936</td>
<td>FE McKechnie</td>
<td></td>
<td>Erect 1-story frame addn</td>
<td>$200</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1956</td>
<td>MD Bright</td>
<td></td>
<td>Screen-in front porch.</td>
<td>$200</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1956</td>
<td></td>
<td></td>
<td>Install steel fire escape</td>
<td></td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1962</td>
<td></td>
<td></td>
<td>Reroof</td>
<td>$200</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1980</td>
<td>HJ Kelley</td>
<td></td>
<td>Install 134' of 6' high wood fence with 2 gates.</td>
<td>$840</td>
<td>Property Card</td>
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<tr>
<td>216 10th Ave NE</td>
<td>1920</td>
<td>Owner RW Miller</td>
<td>Craftsman SFR</td>
<td>1-story wood frame, 26x36, 6-room residence,</td>
<td>$3,000</td>
<td>Property Card</td>
</tr>
<tr>
<td>Address</td>
<td>Year</td>
<td>Owner</td>
<td>Notes</td>
<td>Action</td>
<td>Value</td>
<td>Source</td>
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</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>2-story, 4-room 11x20, wood frame garage</td>
<td></td>
<td>$2,000</td>
<td>Property Card</td>
</tr>
<tr>
<td>1924</td>
<td>1940</td>
<td>Reroof</td>
<td></td>
<td></td>
<td>$150</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1956</td>
<td>Add carport to side of garage</td>
<td></td>
<td></td>
<td>$300</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1957</td>
<td>Interior alts, sinks, bathroom, rewire, duplex</td>
<td></td>
<td></td>
<td>$1,000</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1987</td>
<td>Replace 38 sq shingles</td>
<td></td>
<td></td>
<td>$4,500</td>
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</tr>
<tr>
<td>1920</td>
<td>1932</td>
<td>E Gleason</td>
<td></td>
<td>Reroof</td>
<td>$400</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1933</td>
<td>Bedroom and bath addn</td>
<td></td>
<td></td>
<td>$500</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1936</td>
<td>Add servant’s quarters over garage</td>
<td></td>
<td></td>
<td>$500</td>
<td>Property Card</td>
</tr>
<tr>
<td>217 10th Ave NE</td>
<td>1955</td>
<td>JC Dowling</td>
<td></td>
<td>Reroof</td>
<td>$110</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1984</td>
<td>P Eggeman</td>
<td></td>
<td>Reroof 28 sq shingle</td>
<td>$1,900</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1984</td>
<td>BJ&amp; A Meggeman</td>
<td></td>
<td>Remodel kitchen</td>
<td>$5,000</td>
<td>Property Card</td>
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<tr>
<td>1915</td>
<td>1918</td>
<td>M Mickle</td>
<td>Colonial Revival SFR 2-story wood frame residence, 8 rooms</td>
<td></td>
<td>$</td>
<td></td>
</tr>
<tr>
<td>226 10th Ave NE</td>
<td>1929</td>
<td></td>
<td></td>
<td>Garage at 10x16</td>
<td>$200</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1937</td>
<td>Alterations</td>
<td></td>
<td></td>
<td>$200</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Reroof</td>
<td></td>
<td></td>
<td>$150</td>
<td>Property Card</td>
</tr>
<tr>
<td>Address</td>
<td>Year</td>
<td>Owner</td>
<td>Notes</td>
<td>Action</td>
<td>Value</td>
<td>Source</td>
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</tr>
<tr>
<td>1945</td>
<td></td>
<td>N Mickle</td>
<td></td>
<td>Reroof with roofing</td>
<td>$100</td>
<td>Property Card</td>
</tr>
<tr>
<td>1946</td>
<td></td>
<td></td>
<td></td>
<td>Enlarge bathroom</td>
<td>$200</td>
<td>Property Card</td>
</tr>
<tr>
<td>1959</td>
<td></td>
<td>F Camfield</td>
<td>Denied, the approved to constr 20x20 carport &amp; to extend garage 4 ft</td>
<td>$3,000</td>
<td>Property Card</td>
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</tr>
<tr>
<td>1961</td>
<td></td>
<td></td>
<td></td>
<td>Reroof w/ roll roofing</td>
<td>$150</td>
<td>Property Card</td>
</tr>
<tr>
<td>1962</td>
<td></td>
<td>JE Draper</td>
<td></td>
<td>Repair front porch roof</td>
<td>$100</td>
<td>Property Card</td>
</tr>
<tr>
<td>1962</td>
<td></td>
<td></td>
<td></td>
<td>Erect carport &amp; add jalousie porch to garage apt</td>
<td>$</td>
<td>Property Card</td>
</tr>
<tr>
<td>1963</td>
<td></td>
<td>IE Draper</td>
<td></td>
<td>Reroof main and garage apt</td>
<td>$1,200</td>
<td>Property Card</td>
</tr>
<tr>
<td>1964</td>
<td></td>
<td></td>
<td></td>
<td>Reroof</td>
<td>$200</td>
<td>Property Card</td>
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<tr>
<td>1970</td>
<td></td>
<td></td>
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<td>Reroof garage apt</td>
<td>$585</td>
<td>Property Card</td>
</tr>
<tr>
<td>1982</td>
<td></td>
<td></td>
<td></td>
<td>Shingle over exist roof on garage apt</td>
<td>$750</td>
<td>Property Card</td>
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<tr>
<td>1983</td>
<td></td>
<td>Bond</td>
<td></td>
<td>Remove roofing to deck and replace with 5-ply fiberglass</td>
<td>$700</td>
<td>Property Card</td>
</tr>
<tr>
<td>Address</td>
<td>Year</td>
<td>Owner</td>
<td>Notes</td>
<td>Action</td>
<td>Value</td>
<td>Source</td>
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<tr>
<td>235 10th Ave NE</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td>236 10th Ave NE</td>
<td>1924</td>
<td>ML Babel</td>
<td>Colonial Revival SFR</td>
<td>2-story frame apartment house w 16 rooms and 8 apts at 46x52</td>
<td>$12,000</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1924</td>
<td>PW Darby</td>
<td>Conflicts with above</td>
<td>3-story apt bldg. with 12 rooms</td>
<td>$5,000</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1926</td>
<td>ML Babel</td>
<td></td>
<td>1-story frame porch addn</td>
<td>$300</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1954</td>
<td>G Blair</td>
<td></td>
<td>Hot water heating system</td>
<td>$5,400</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1955</td>
<td>Court Apts</td>
<td></td>
<td>Add steel fire escape</td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1989</td>
<td></td>
<td></td>
<td>14 legal dwelling units (8 in front and 6 in rear)</td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td>241 10th Ave NE</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td>242 10th Ave NE</td>
<td>1926</td>
<td>AE Lewis</td>
<td></td>
<td>2-story wood frame garage apt at 7 rooms/2 apts</td>
<td>$4,500</td>
<td>Property Card</td>
</tr>
<tr>
<td>Address</td>
<td>Year</td>
<td>Owner</td>
<td>Notes</td>
<td>Action</td>
<td>Value</td>
<td>Source</td>
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</tr>
<tr>
<td></td>
<td>1936</td>
<td></td>
<td></td>
<td>Enclose porch with glass</td>
<td>$175</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Enlarge rear porch &amp; 2nd-story bathroom</td>
<td>$300</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Install asbestos siding on upper half</td>
<td>$390</td>
<td>Property Card</td>
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<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Interior alts incl cabinet sink &amp; gas stove</td>
<td>$200</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Also granted to concert garage stalls into apt at 2 rooms w/ bath at cost of $1,500</td>
<td>$1,000</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Add steel fire escape</td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Reroof</td>
<td>$500</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Partial reroof w roll roofing</td>
<td>$1,400</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>Determined 8 dwelling units on site; 4 were abandoned; Det 7 legal dwelling units remain</td>
<td></td>
<td></td>
<td>Property Card</td>
</tr>
<tr>
<td>244 10th Ave NE (254)</td>
<td></td>
<td>JN Stites</td>
<td>2-story wood frame apt bldg.; 20 rooms w/ 4 apts</td>
<td>Install boiler/flue</td>
<td>$12,000</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Reroof residence</td>
<td>$150</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Tile basement, change plumbing.</td>
<td>$1,040</td>
<td>Property Card</td>
</tr>
</tbody>
</table>


<table>
<thead>
<tr>
<th>Address</th>
<th>Year</th>
<th>Owner</th>
<th>Notes</th>
<th>Action</th>
<th>Value</th>
<th>Source</th>
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<tbody>
<tr>
<td>255 10th Ave NE</td>
<td>1936</td>
<td>MP Kinkead</td>
<td>Archie G Parish design Min Trad SFR</td>
<td>1-story frame residence &amp; garage.</td>
<td>$5,000</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1946</td>
<td></td>
<td></td>
<td>Addn to glass-in porch</td>
<td>$200</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1948</td>
<td></td>
<td></td>
<td>Add 3' to existing screen porch</td>
<td>$150</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1956</td>
<td>CB Kinkead</td>
<td></td>
<td>Replace wood carport w/ metal</td>
<td>$300</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1958</td>
<td></td>
<td></td>
<td>Erect 10x14 screen porch on slab.</td>
<td>$775</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1976</td>
<td>L Litzman</td>
<td></td>
<td>Repair fire damage to kitchen.</td>
<td>$6,500</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1945</td>
<td>C Nanz</td>
<td></td>
<td>Reroof half of residence</td>
<td>$100</td>
<td>Property Card</td>
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<tr>
<td></td>
<td>1947</td>
<td>H Harshaw</td>
<td>Conflicts with above</td>
<td>Reroof apt</td>
<td>$1,000</td>
<td>Property Card</td>
</tr>
<tr>
<td></td>
<td>1954</td>
<td>Holt</td>
<td></td>
<td>Install AC</td>
<td>$328</td>
<td>Property Card</td>
</tr>
</tbody>
</table>
SAINT PETERSBURG CITY COUNCIL

Meeting of November 2, 2017

TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: Ordinance approving a vacation of 2nd Street North between 99th Avenue North and Gandy Boulevard (City File No.: 17-33000016)

RECOMMENDATION: The Administration and the Development Review Commission recommend APPROVAL.

RECOMMENDED CITY COUNCIL ACTION:
1) Conduct the first reading of the attached proposed ordinance; and
2) Set the second reading and public hearing for November 20, 2017

The Request: The request is to vacate 2nd Street North between 99th Avenue North and Gandy Boulevard.

Discussion: As set forth in the attached report provided to the Development Review Commission (DRC), Staff finds that vacating the subject right-of-ways would be consistent with the criteria in the City Code, the Comprehensive Plan, and the applicable special area plan.

Agency Review: City Departments and private utility providers did indicate the presence of facilities in the right-of-way to be vacated. A condition of approval has been added to address those concerns.

Public Comments: Three calls were received from recipients of the mailed notice, none indicated a concern with vacating this portion of 2nd Avenue North, though one noted he would have a longer drive home. Calls and emails were received from the President of the Riviera Bay Civic Association. At the public hearing, one citizen spoke in opposition indicating that she uses this portion of 2nd Street to access Gandy. Rich Perfidio of the Riviera Bay Civic Association also spoke and had questions on the application, no opinion was expressed. In advance of this report, no additional comments or concerns were expressed to the author.

DRC Action: On October 4, 2017, the Development Review Commission (DRC) held a public hearing on the subject application. After the public hearing, the DRC voted 7-0 to recommend approval of the proposed right-of-way vacation.

RECOMMENDATION: The Administration recommends APPROVAL of the street right-of-way vacation, subject to the following conditions:
1. Prior to recording of the vacation ordinance, the applicant(s) shall address the location of public and private utilities and services by providing a public utility easement covering the entire area to be vacated, providing a private utility easement, or relocating City and private utilities at the applicant's expense. In either case a written letter of no objection from the utility providers is required stating that the easement is sufficient for their interest, or that the facilities have been relocated.

2. Prior to recording the vacation ordinance, the applicant shall record the plat of Gandy Boulevard Self Storage, approved by City Council on September 7, 2017.

3. The parcel to the east of the right-of-way to be vacated, 10075 Gandy Boulevard North; 19-30-17-00000-120-0200, along with the vacated right-of-way shall be platted. If Gandy Boulevard Self Storage plat is not recorded before it expires, this land shall also be re-platted along with the parcel to the west and the vacated right-of-way.

4. As required City Code Section 16.70.050.1.1 F, approval of right-of-way vacations requiring replat shall lapse unless a final plat based thereon is recorded in the public records within 24 months from the date of such approval or unless an extension of time is granted by the Development Review Commission or, if appealed, City Council prior to the expiration thereof. Each extension shall be for a period of time not to exceed one (1) year. A completed application for Extension of Approval shall be submitted prior to the deadline for the DRC hearing prior to the expiration date.

Attachments: A – Parcel Map, B – Aerial Map, Ordinance with Attachment “A” – Sketch and Description, DRC Staff Report
Attachment B
City of St. Petersburg, Florida
Planning and Economic Development Department
Case No.: 17-330000016
Address: 10000 4th Street North
and 0 Gandy Boulevard

N↑
(nts)
ORDINANCE NO. _____

AN ORDINANCE APPROVING A VACATION OF 2ND STREET NORTH BETWEEN 99TH AVENUE NORTH AND GANDY BOULEVARD; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

Section 1. The following right-of-way is hereby vacated as recommended by the Administration and the Development Review Commission on October 4, 2017 (City File No. 17-33000016):

Legal Description: See Sketch and Description attached as Exhibit “A” – One page, incorporated as if fully stated herein.

Section 2. The above-mentioned right-of-way is not needed for public use or travel.

Section 3. The vacation is subject to and conditional upon the following:

1. Prior to recording of the vacation ordinance, the applicant(s) shall address the location of public and private utilities and services by providing a public utility easement covering the entire area to be vacated, providing a private utility easement, or relocating City and private utilities at the applicant’s expense. In either case a written letter of no objection from the utility providers is required stating that the easement is sufficient for their interest, or that the facilities have been relocated.

2. Prior to recording the vacation ordinance, the applicant shall record the plat of Gandy Boulevard Self Storage, approved by City Council on September 7, 2017.

3. The parcel to the east of the right-of-way to be vacated, 10075 Gandy Boulevard North; 19-30-17-0000-0120-0200, along with the vacated right-of-way shall be platted. If Gandy Boulevard Self Storage plat is not recorded before it expires, this land shall also be re-platted along with the parcel to the west and the vacated right-of-way.

4. As required City Code Section 16.70.050.1.1 F, approval of right-of-way vacations requiring replat shall lapse unless a final plat based thereon is recorded in the public records within 24 months from the date of such approval or unless an extension of time is granted by the Development Review Commission or, if appealed, City Council prior to the expiration thereof. Each extension shall be for a period of time not to exceed one (1) year. A completed application for Extension of Approval shall be submitted prior to the deadline for the DRC hearing prior to the expiration date.
Section 4. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

LEGAL: [Signature]

PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT: [Signature]
LEGAL DESCRIPTION:

A PARCEL OF LAND BEING A PORTION OF 2ND STREET NORTH (NORTH 3RD STREET AS DEPICTED IN PLAT BOOK 7, PAGE 25, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA) LYING SOUTH OF GANDY BRIDGE BOULEVARD (100 FOOT RIGHT-OF-WAY WIDTH), EAST OF BLOCKS 10 AND 11, BRIDGEEVIEW, AS Recorded IN PLAT BOOK 7, PAGE 25, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, IN SECTION 19, TOWNSHIP 30 SOUTH, RANGE 17 EAST, PINELLAS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH EAST CORNER OF LOT 1, OF SAID BLOCK 10, BRIDGEEVIEW, THENCE S00°22'10"E, ALONG THE EAST LINE OF SAID BLOCKS 10 AND 11, AND THE WEST RIGHT-OF-WAY LINE OF SAID 2ND STREET NORTH, A DISTANCE OF 612.38 FEET TO THE SOUTH EAST CORNER OF LOT 18, BLOCK 11 AND THE NORTH RIGHT-OF-WAY LINE OF 99TH AVENUE NORTH; THENCE, CEPTING SAID EAST LINE, N89°37'50"E, A DISTANCE OF 30.00 FEET TO THE EAST RIGHT-OF-WAY LINE OF SAID 2ND STREET NORTH; THENCE, N00°22'10"W, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 632.62 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF GANDY BRIDGE BOULEVARD AND A POINT ON THE ARC OF A NON-TANGENT CURVE; THENCE, 36.19 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 1,382.40 FEET AND CENTRAL ANGLE OF 14°30'00" (CHORD DARING N55°37'21"W), A DISTANCE OF 36.19 FEET TO THE POINT OF BEGINNING.

CONTAINING 18,678 SQUARE FEET OR 0.429 ACRES, MORE OR LESS.
VACATION OF RIGHT-OF-WAY
PUBLIC HEARING

According to Planning & Economic Development Department records, no Commission member resides or has a place of business within 2,000 feet of the subject property. All other possible conflicts should be declared upon the announcement of the item.

REPORT TO THE DEVELOPMENT REVIEW COMMISSION FROM DEVELOPMENT REVIEW SERVICES DIVISION, PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT, for Public Hearing and Executive Action on October 4, 2017, at 2:00 P.M. in Council Chambers, City Hall, 175 Fifth Street North, St. Petersburg, Florida.

CASE NO.: 17-33000016
PLAT SHEET: E-52

REQUEST: Approval of a Vacation of 2nd Street North between 99th Avenue North and Gandy Boulevard.

OWNER: International House Tampa Bay
1540 International Parkway #20
Lake Mary, Florida 32746-5096

Gandy Storage LLC
1213 Lady Street, 3rd Floor
Columbia, South Carolina 29201-3283

AGENT: Jonathan J. Gotwald
George F. Young, Inc.
299 Dr. Martin Luther King Jr. Street North
Saint Petersburg, Florida 33701

ADDRESSES AND PARCEL ID NOS.: None; 18-30-17-11322-010-0010
201 99th Avenue North; 18-30-17-11322-011-0010
10075 Gandy Boulevard North; 19-30-17-00000-120-0200
10035 Gandy Boulevard North; 18-30-17-1322-010-0030
2nd Street North; 18-30-17-11322-010-0090
10000 4th Street North; 19-30-17-59225-000-0010

LEGAL DESCRIPTION: On File
ZONING: Corridor Commercial Suburban (CCS-1) and Neighborhood Suburban Multifamily (NSM-1)

DISCUSSION AND RECOMMENDATION:

Request: The request is to vacate 2nd Street North between 99th Avenue North and Gandy Boulevard.

The area of the right-of-way proposed for vacation is depicted on the attached maps (Attachments A and B) and Sketch and Description (Exhibit “A”). The applicant’s goal is to consolidate the vacated right-of-way with the parcel to the east for redevelopment. The vacated right-of-way would likely be allocated by the Pinellas County Property Appraiser to the parcel to the west; the owner of the eastern parcel proposes to enter into an agreement to purchase this portion of vacated right-of-way from the owner to the west.

Background: The substandard unpaved 30-foot right-of-way proposed for vacation (50-foot would be required for a local street) was platted in the Bridgeview subdivision which is to the west of 2nd Avenue North.

The triangular property to the west of the subject right-of-way (from 99th Avenue North to Gandy) has an approved plat (Gandy Boulevard Self Storage) to create one lot and is zoned Corridor Commercial Suburban (CCS-1). 100th Avenue North between Gandy Boulevard and 2nd Street North, which intersects 2nd Avenue North, was vacated by Ordinance 688-V in 1994 OR Book 8545, Page 1371. One of the conditions of this 1994 vacation was a replat all of the land abutting 100th Avenue North. This condition was not met, and therefore a new Vacation Ordinance 1094-V was approved in 2017 for the remainder of 100th Avenue North, tied to the requirement to replat (Gandy Boulevard Self Storage).

The property to the east of the right-of-way proposed for vacation is un-platted land and therefore there is no platted right-of-way associated with this parcel. The parcel to the east of the right-of-way proposed for vacation is zoned Neighborhood Suburban Multifamily (NSM-1).

Analysis: Staff’s review of a vacation application is guided by:

A. The City’s Land Development Regulations (LDR’s);
B. The City’s Comprehensive Plan; and
C. Any adopted neighborhood or special area plans.

Applicants bear the burden of demonstrating compliance with the applicable criteria for vacation of public right-of-way. In this case, the material submitted by the applicant (Attachment C) does provide background or analysis supporting a conclusion that vacating the subject right-of-way would be consistent with the criteria in the City Code, the Comprehensive Plan, or any applicable special area plan.

A. Land Development Regulations
Section 16.40.140.2.1E of the LDR’s contains the criteria for reviewing proposed vacations. The criteria are provided below in italics, followed by itemized findings by Staff.
1. **Easements for public utilities including stormwater drainage and pedestrian easements may be retained or required to be dedicated as requested by the various departments or utility companies.**

The application was routed to the standard list of City Departments and private utility providers. City Engineering and Water Resources indicated that they have facilities within the right-of-way proposed for vacation. In addition Bright House Networks, TECO/Peoples Gas, WOW!, Duke Energy Florida and Level 3 Communications indicated that they have facilities within this right-of-way. An associated Special Condition of approval has been added to address these concerns.

2. **The vacation shall not cause a substantial detrimental effect upon or substantially impair or deny access to any lot of record as shown from the testimony and evidence at the public hearing.**

As noted in the introduction the property to the east has been consolidated into one lot by a replat. This lot to the west has access from 99th Avenue North and from Gandy Boulevard. The lot to the east may be able to have access from 99th Avenue North and has access from Gandy Boulevard. The vacation of this portion of 2nd Street North would not deny access to any lot of record.

3. **The vacation shall not adversely impact the existing roadway network, such as to create dead-end rights-of-way, substantially alter utilized travel patterns, or undermine the integrity of historic plats of designated historic landmarks or neighborhoods.**

The vacation of this unimproved portion of 2nd Avenue North will not adversely impact the existing roadway network, will not create a dead-end right-of-way, or substantially alter utilized travel patterns. This is not a designated historic neighborhood.

4. **The easement is not needed for the purpose for which the City has a legal interest and, for rights-of-way, there is no present or future need for the right-of-way for public vehicular or pedestrian access, or for public utility corridors.**

The City has indicated the presence of utilities within the 2nd Avenue North right-of-way proposed for vacation as have private utility providers. An associated Special Condition of approval has been added to address this requirement.

5. **The POD, Development Review Commission, and City Council shall also consider any other factors affecting the public health, safety, or welfare.**

No other factors have been raised for consideration.

**B. Comprehensive Plan**

There are no policies in the City's Comprehensive Plan which apply to this request.

**C. Adopted Neighborhood or Special Area Plans**

There are no neighborhood or special area plans which affect vacation of right-of-way in this area of the City.
Comments from Agencies and the Public: Three calls were received from recipients of the mailed notice, none indicated a concern with vacating this portion of 2nd Avenue North, though one noted he would have a longer drive home. Calls and emails were received from the President of the Riviera Bay Civic Association. As of the writing of the report, staff is not aware of the Civic Associations view on the vacation of right-of-way application.

As noted above, City Departments and private utility providers did indicate the presence of facilities in the right-o-way to be vacated.

RECOMMENDATION. Staff recommends APPROVAL of the proposed street right-of-way vacation. If the DRC is inclined to support the vacation, Staff recommends the following special conditions of approval:

1. Prior to recording of the vacation ordinance, the applicant(s) shall address the location of public and private utilities and services by providing a public utility easement covering the entire area to be vacated, providing a private utility easement, or relocating City and private utilities at the applicant's expense. In either case a written letter of no objection from the utility providers is required stating that the easement is sufficient for their interest, or that the facilities have been relocated.

2. Prior to recording the vacation ordinance, the applicant shall record the plat of Gandy Boulevard Self Storage, approved by City Council on September 7, 2017.

3. The parcel to the east of the right-of-way to be vacated, 10075 Gandy Boulevard North; 19-30-17-00000-120-0200, along with the vacated right-of-way shall be platted. If Gandy Boulevard Self Storage plat is not recorded before it expires, this land shall also be re-platted along with the parcel to the west and the vacated right-of-way.

4. As required City Code Section 16.70.050.1.1 F, approval of right-of-way vacations requiring replat shall lapse unless a final plat based thereon is recorded in the public records within 24 months from the date of such approval or unless an extension of time is granted by the Development Review Commission or, if appealed, City Council prior to the expiration thereof. Each extension shall be for a period of time not to exceed one (1) year. A completed application for Extension of Approval shall be submitted prior to the deadline for the DRC hearing prior to the expiration date.

REPORT PREPARED BY:

[Signature]

KATHRYN A. YOUNKIN, AICP, LEED AP BD+C, Deputy Zoning Official
Development Review Services Division
Planning & Economic Development Department
REPORT APPROVED BY:

ELIZABETH ABERNETHY, AICP, Zoning Official (POD)
Planning and Economic Development
Development Review Services Division

August 15, 2017

Narrative: Subdivision Decision: Vacation Request – 2nd Street North

Dear Ms. Abernethy,

GFY is in the process of developing the property directly east of the subject portion of 2nd Street N, parcel ID # 19-30-17-00000-120-0200. Our property shares a common entrance onto Gandy Boulevard to the north and 99th Avenue N to the south. We have met with FDOT for a due diligence review and received their concurrence that the vacation of 2nd Street N. would benefit the traffic patterns onto Gandy Boulevard. There are five parcels with western frontage on the subject portion of 2nd street. Those five parcels have the following parcel ID #s: 18-30-17-11322-010-0000, 0030, 0090; 19-30-17-59225-000-0010; 18-30-17-11322-011-0010. There is a single owner for all five parcels and that owner has signed the application for the vacation.

Additionally, we believe all factors for consideration in the Land Development Regulations section 16.40.140.2.1 have been addressed:
E.1 - There limited amount of utilities within the 2nd Street Right of Way. Those utilities solely serve the owners who have signed the vacation application.
E.2 – All lots with frontage along 2nd Street have signed the vacation application. No other lot is substantially affected or denied access.
E.3 – It is our belief that the vacation of 2nd Street will enhance the existing roadway network. We have met with FDOT to gain their concurrence in regards to Gandy Boulevard.
E.4 – There are no apparent legal interests that the City would have along this portion of 2nd St. The north end of 2nd street ends onto an on-ramp of Gandy Boulevard. The vacation of 2nd will serve to deter vehicles from using this path as a ‘short cut’ to Gandy and interrupting the normal flow of vehicles travelling the on-ramp. Pedestrian access is very limited along this portion of 2nd and the road is not an existing public utility corridor.
E.5 – We respect the Development Review Commission and the City Council’s right to review this application fully for any factors affecting public health, safety and welfare and will comply in any manner possible.

Sincerely,

GEORGE F. YOUNG, INC.

Patrick M. Gessleman, PE, LEED ND
Project Manager
MEMORANDUM
CITY OF ST. PETERSBURG
ENGINEERING DEPARTMENT

TO: Pamela Jones, Development Services
FROM: Nancy Davis, Engineering Plan Review Supervisor
DATE: September 1, 2017
SUBJECT: Right of Way - Vacation
FILE: 17-33000016

LOCATION AND PIN: None; 18-30-17-11322-010-0010
201 99th Avenue North; 18-30-17-11322-011-0010
10075 Gandy Boulevard North; 19-30-17-00000-120-0200
10035 Gandy Boulevard North; 18-30-17-1322-010-0030
2nd Street North; 18-30-17-1322-010-0090
10000 4th Street North; 19-30-17-59225-000-0010

ATLAS: E-52
PROJECT: Right of Way - Vacation
REQUEST: Approval of a Vacation of 2nd Street North between 99th Avenue North and Gandy Boulevard.

COMMENTS: The Engineering Department has no objection to the vacation request provided the following item is included as a condition of approval:

1. City utility maps indicate that the right of way to be vacated contains a City owned 8" public sanitary sewer and a 12" public reclaimed water main. All existing utilities must be field located and adequate public utility easement must be dedicated centered over the existing utilities. The east and west boundary of the required easement should be set based on centering a 20-foot wide easement over each utility.

2. City Utility maps indicate that a 6" private force main parallels the western boundary of 2nd St, north of 99th Ave N. City records indicate that this is a privately owned and maintained facility which services Sienna Bay Gardens Condominium located at 10501 3rd St N (parcel 18/30/17/11342/002/0010). The Engineer of Record for the adjacent Gandy Self Storage site previously indicated that the location of the 6" private force main was picked up at the time of the utility survey and that the force main is located under the west edge of 2nd St N. The applicant's Engineer of Record must field verify the force main location and City Engineer further recommends that a private easement be coordinated between the property owners to document the legal right for maintenance of the force main to continue in this location to the benefit of the force main owner. The applicant shall be responsible to coordinate any impacts to the force main due to construction on this site with the utility owner.

NED/MJR/meh

pc: Kelly Donnelly
Easement Vacation File 2017
Reading File
Correspondence File
AN ORDINANCE VACATING 100TH AVENUE NORTH BETWEEN THE GANDY FRONTAGE ROAD (EASTBOUND GANDY BOULEVARD) AND 2ND STREET NORTH; PROVIDING FOR CONDITIONS; AND PROVIDING FOR AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. 100th Avenue North between the Gandy Frontage Road (eastbound Gandy Boulevard) and 2nd Street North is hereby vacated as recommended by the Environmental Development Commission and the Administration.

SECTION 2. The above-mentioned right-of-way is not needed for public travel.

SECTION 3. This vacation is subject to and conditional upon the following:

1. The vacated right-of-way along with Lots 6-9, Block 10, and Lots 1-7, Block 11, Bridgeview, shall be replatted.

2. The southern 30-foot portion of vacated 100th Avenue North right-of-way shall be retained as a utility easement and any utilities located in the northern 30 feet of right-of-way shall be relocated at the applicant's expense.

SECTION 4. This Ordinance shall become effective immediately upon its adoption.

Passed by St. Petersburg City Council on first reading on the 16th day of December, 1993.

Passed by St. Petersburg City Council on second and final reading on the 5th day of January, 1995.

Chair-Councilmember
Presiding Officer of the City Council

ATTEST:  
City Clerk

Title Published: Times 1-t 12/20/93
(V-577)
SAINT PETERSBURG CITY COUNCIL

Meeting of November 2, 2017

TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: Approval of an ordinance restating the approval of an action of Plaza Comercio in order to correct a scrivener's error; superceding and replacing Ordinance 1057-V; memorializing the proper vacation of an 80 foot wide unimproved right-of-way of Plaza Comercio through a corrected and accurate sketch, said area of vacation situated north of Savona Drive and east of San Merino Boulevard Northeast. (City File No.: 13-33000016)

RECOMMENDATION: The Administration and the Development Review Commission recommend APPROVAL.

RECOMMENDED CITY COUNCIL ACTION:
1) Conduct the first reading of the attached proposed ordinance; and
2) Set the second reading and public hearing for November 20, 2017

The Request: The request is to vacate a portion of Plaza Comercio, an 80 foot wide unimproved right-of-way, situated north of Savona Drive and east of San Merino Boulevard Northeast.

This right-of-way was originally vacated in 2007, however, the approval lapsed after the required replat was not completed within the maximum period of time permitted by the City Code.

In February of 2014 the Development Review Commission recommended approval to City Council and in March of 2014 City Council approved the subject vacation (Ordinance 1057-V). That approval has been extended and the case is still active. The applicant's goal is to consolidate the property for development of townhouses.

The vacation as requested in the 2014 Ordinance (1057-V) had an incorrect Sketch and Description attached to the Ordinance, and actually vacated a small triangular portion of San Merino Boulevard, which was not the intent. This request will supersede the previous Ordinance (1057-V) and has a corrected Sketch and Description.

Discussion: As set forth in the attached report provided to the Development Review Commission (DRC) and the brief for the 2014 City Council approval, Staff finds that vacating the
subject right-of-ways would be consistent with the criteria in the City Code, the Comprehensive Plan, and the applicable special area plan.

**Agency Review:** The application was routed to City departments and outside utility providers. No objections were noted.

**Public Comments:** The applicant provided the required public notices. In advance of this report, no additional comments or concerns were expressed to the author regarding the vacation of right-of-way.

**DRC Action:** On February 5, 2014, the Development Review Commission (DRC) held a public hearing on the subject application. No person spoke in opposition to the request. After the public hearing, the DRC voted to recommend approval of the proposed vacation.

**RECOMMENDATION:** The Administration recommends **APPROVAL** of the street vacation, subject to the following conditions:

1. The applicant shall pay any outstanding assessments on the property prior to the City Clerk recording the vacation ordinance.

2. Prior to the City Clerk recording this ordinance correcting the area of vacation, the applicant shall obtain City Council approval of a final replat for the vacated public right-of-way together with the abutting private property to the north and south.

Attachments: Parcel Map, Aerial Map, Ordinance with Exhibit “A” Sketch and Legal Description, Brief from previous Approval March 20, 2014, DRC Staff Report
ORDINANCE NO. _____

AN ORDINANCE RESTATE THE APPROVAL OF A VACATION OF PLAZA COMERCIO IN ORDER TO CORRECT A SCRIVENER’S ERROR; SUPERCEDING AND REPLACING ORDINANCE 1057-V; MEMORIALIZING THE PROPER VACATION OF AN 80 FOOT WIDE UNIMPROVED RIGHT-OF-WAY OF PLAZA COMERCIO THROUGH A CORRECTED AND ACCURATE SKETCH, SAID AREA OF VACATION SITUATED NORTH OF SAVONA DRIVE AND EAST OF SAN MERINO BOULEVARD NORTHEAST; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on March 20, 2014, the City of St. Petersburg (“City”) City Council approved Ordinance 1057-V, vacating a portion of the eighty (80) foot wide unimproved right-of-way of Plaza Comercio; and

WHEREAS, the City planning and economic development staff has determined that the sketch and description attached to and incorporated in Ordinance 1057-V contained a scrivener’s error; and

WHEREAS, the erroneous sketch and description attached to and incorporated in Ordinance 1057-V could be interpreted to grant excess, improper and unintended portions of public right-of-way to the applicant or a third party; and

WHEREAS, this Amended Ordinance references a correct Sketch and Description; and

WHEREAS, it is therefore the intent of the City to declare the sketch and description attached to Ordinance 1057-V to be considered null and void; and

WHEREAS, it is the further intent of the City to replace Ordinance 1057-V with this Amended Ordinance, this Amended Ordinance superceding Ordinance 1057-V and eliminating all legal force and effect of Ordinance 1057-V with regard to the area to be vacated.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

Section 1. Ordinance 1057-V, adopted by the City Council of St. Petersburg, Florida, on March 20, 2014, is hereby superseded and replaced by this Ordinance, eliminating all legal force and effect of Ordinance 1057-V.

Section 2. The following right-of-way is hereby vacated as recommended by the Administration and the Development Review Commission on February 5, 2014 (City File No. 13-33000016):

Legal Description: See sketch attached as Exhibit “A” – one page, incorporated as if fully stated herein.
Section 3. The above-mentioned right-of-way is not needed for public use or travel.

Section 4. The vacation is subject to and conditional upon the following:

1. The applicant shall pay any outstanding assessments on the property prior to the City Clerk recording the vacation ordinance.

2. Prior to the City Clerk recording this ordinance correcting the area of vacation, the applicant shall obtain City Council approval of a final replat for the vacated public right-of-way together with the abutting private property to the north and south.

Section 5. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.
Exhibit "A"

LEGAL DESCRIPTION AND SKETCH

PORTION OF PLAZA COMERCIO RIGHT-OF-WAY TO BE VACATED

THAT PORTION OF AN 80 FOOT WIDE RIGHT-OF-WAY KNOWN AS PLAZA COMERCIO LYING SOUTH OF AND COINCIDENT WITH THE SOUTHERLY LINE OF LOTS 28, 29, 30 AND 31, BLOCK 3, ACCORDING TO THE PLAT OF SECTION "D" FLORIDA RIVIERA PLAT NO. 5 AS REVISED BY REPLAT OF BLOCKS 7, 3 AND 9, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGE 37 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 31, BLOCK 3 AS A POINT OF BEGINNING; THENCE RUN N.72° 44' 00"E. 285.51 FEET ALONG THE SOUTHERLY LINE OF SAID LOTS 28 THROUGH 31 AND ALSO BEING THE NORTH RIGHT-OF-WAY LINE OF SAID PLAZA COMERCIO TO THE SOUTHEAST CORNER OF SAID LOT 28, BLOCK 3; THENCE RUN S.12°54'11"E. 78.91 FEET TO THE NORTHEAST CORNER OF BLOCK 31 OF SAID PLAT; THENCE RUN S.72°44'00"W. ALONG THE NORTH LINE OF SAID BLOCK 31 AND THE SOUTH RIGHT-OF-WAY LINE OF SAID PLAZA COMERCIO 279.77 FEET; THENCE RUN N.17°04'34"W. A DISTANCE OF 78.68 FEET TO THE AFOREMENTIONED SOUTHWEST CORNER OF 31 AND THE POINT OF BEGINNING.

CONTAINING 0.510 ACRES (22,238 SQUARE FEET), MORE OR LESS.

BASIS OF BEARINGS: THE NORTH RIGHT-OF-WAY LINE OF PLAZA COMERCIO AS BEING N.72°44'00"., PER PLAT.

NOTE: This Legal Description and Sketch IS BASED ON FIELD GEOMETRY

THIS IS NOT A SURVEY

Prepared by:
JOHN C. BRENDLA & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS AND MAPPERS
4015 82nd Avenue North
Pinellas Park, Florida 33781
phone (727) 576-7546 ~ fax (727) 577-9932

Prepared: 1/14/13
REvised: 9/21/17
REvised: 1/23/13
PREPARED: 1/14/13
TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: Ordinance approving a vacation of Plaza Comercio, an 80 foot wide unimproved right-of-way, situated north of Savona Drive and east of San Merino Boulevard Northeast (City File No.: 13-33000016)

RECOMMENDATION: The Administration and the Development Review Commission recommend APPROVAL.

RECOMMENDED CITY COUNCIL ACTION:
1) Conduct the first reading of the attached proposed ordinance; and
2) Set the second reading and public hearing for March 20, 2014.

Background: The applicants are the owners of the vacant land to the north and south of the right-of-way proposed for vacation. The applicants obtain approval for this request in 2007. However, the approval lapsed after the required replat was not completed within the maximum period of time permitted by the City Code. The applicants have resubmitted a new application for a new approval and intend to complete the associated conditions in a timely manner.

Discussion: The area of the right-of-way proposed for vacation is depicted on the attached maps (Attachments "A" and "B") and surveyor's sketch (Attachment "C"). The applicant's goal is to consolidate the properties along with the vacated right-of-way for redevelopment. As set forth in the attached report to the Development Review Commission (DRC), Staff finds that vacating the subject right-of-way would be consistent with the criteria in the City Code, subject to the suggested special conditions.

Agency Review & Public Comments: The application was routed to City departments and outside utility providers. No objections were noted. The applicant provided the required public notices.
DRC Action/Public Comments: On February 5, 2014, the Development Review Commission (DRC) held a public hearing on the subject application. No person spoke in opposition to the request. After the public hearing, the DRC voted to recommend approval of the proposed vacation. In advance of this report, no additional comments or concerns were expressed to the author.

RECOMMENDATION:

The Administration recommends APPROVAL of the street vacation, subject to the following conditions:

1. The applicant shall pay any outstanding assessments on the property prior to the City Clerk recording the vacation ordinance.

2. Prior to the City Clerk recording the vacation ordinance, the applicant shall obtain City Council approval of a final replat for the vacated public right-of-way together with the abutting private property to the north and south.
VACATION OF RIGHT-OF-WAY
PUBLIC HEARING

According to Planning & Economic Development Department records, no Commission member resides or has a place of business within 2,000 feet of the subject property. All other possible conflicts should be declared upon the announcement of the item.

REPORT TO THE DEVELOPMENT REVIEW COMMISSION FROM DEVELOPMENT REVIEW SERVICES DIVISION, PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT, for Public Hearing and Executive Action on February 5, 2013 at 2:00 P.M. in Council Chambers, City Hall, 175 Fifth Street North, St. Petersburg, Florida.

CASE NO.: 13-33000016
PLAT SHEET: C-54

REQUEST: Approval of a vacation of Plaza Comercio, an 80 foot wide unimproved right-of-way, situated north of Savona Drive and east of San Merino Boulevard Northeast.

APPLICANTS: William & Mary Anderson
461 Riviera Bay Drive Northeast
Saint Petersburg, Florida 33702-2705

QS Investments, Inc.
3012 44th Avenue North
Saint Petersburg, Florida 33714-3808

ADDRESS: Northeast of Savona Drive and San Merino Boulevard Northeast
PARCEL ID NO.: 17/30/17/28566/003/0280; 17/30/17/28566/003/0300; 17/30/17/28566/003/0310; 17/30/17/28566/031/0000

LEGAL DESCRIPTION: On File
ZONING: NPUD-1, NSM-1

Request – The applicant seeks to vacate Plaza Comercio, an unimproved 80 foot wide right-of-way lying between San Merino Boulevard Northeast and Snug Harbor Road Northeast. The area of the right-of-way proposed for vacation is depicted on the attached maps (Attachments "A" and "B") and surveyor's sketch (Attachment "C"). The applicant's goal is to consolidate the properties along with the vacated right-of-way for redevelopment.
VACATION OF RIGHT-OF-WAY
PUBLIC HEARING

According to Planning & Economic Development Department records, no Commission member resides or has a place of business within 2,000 feet of the subject property. All other possible conflicts should be declared upon the announcement of the item.

REPORT TO THE DEVELOPMENT REVIEW COMMISSION FROM DEVELOPMENT REVIEW SERVICES DIVISION, PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT, for Public Hearing and Executive Action on February 5, 2013 at 2:00 P.M. in Council Chambers, City Hall, 175 Fifth Street North, St. Petersburg, Florida.

CASE NO.: 13-33000016
PLAT SHEET: C-54

REQUEST:
Approval of a vacation of Plaza Comercio, an 80 foot wide unimproved right-of-way, situated north of Savona Drive and east of San Merino Boulevard Northeast.

APPLICANTS:
William & Mary Anderson
461 Riviera Bay Drive Northeast
Saint Petersburg, Florida 33702-2705

QS Investments, Inc.
3012 44th Avenue North
Saint Petersburg, Florida 33714-3808

ADDRESS:
Northeast of Savona Drive and San Merino Boulevard Northeast

PARCEL ID NO.: 17/30/17/28566/003/0280; 17/30/17/28566/003/0300; 17/30/17/28566/003/0310; 17/30/17/28566/031/0000

LEGAL DESCRIPTION:
On File

ZONING:
NPUD-1, NSM-1

Request – The applicant seeks to vacate Plaza Comercio, an unimproved 80 foot wide right-of-way lying between San Merino Boulevard Northeast and Snug Harbor Road Northeast. The area of the right-of-way proposed for vacation is depicted on the attached maps (Attachments "A" and "B") and surveyor's sketch (Attachment "C"). The applicant's goal is to consolidate the properties along with the vacated right-of-way for redevelopment.
Analysis — Staff's review of a vacation application is guided by the City's Land Development Regulations (LDR's), the City's Comprehensive Plan and any adopted neighborhood or special area plans. In this case, Staff finds that vacating the subject easement can be supported, subject to specific conditions described at the end of this report.

A. Land Development Regulations

Section 16.40.140.2.1E of the LDR's contains the criteria for reviewing proposed vacations. The criteria are provided below in italics, followed by itemized findings by Staff.

1. Easements for public utilities including stormwater drainage and pedestrian easements may be retained or required to be dedicated as requested by the various departments or utility companies.

There are no records of existing utility lines or infrastructure within the area of the proposed vacation. No easements have been requested by City departments or non-City utility providers.

2. The vacation shall not cause a substantial detrimental effect upon or substantially impair or deny access to any lot of record as shown from the testimony and evidence at the public hearing.

The applicant owns all of the land on both sides of the right-of-way. Vacation of this unimproved right-of-way will not have a detrimental effect upon access to any other lot of record. If approved, the vacation will allow for land assembly which will facilitate development of the existing vacant land to the north and south.

3. The vacation shall not adversely impact the existing roadway network, such as to create dead-end rights-of-way, substantially alter utilized travel patterns, or undermine the integrity of historic plats of designated historic landmarks or neighborhoods.

Vacation will not alter or impact the existing network of paved streets or alter current public travel patterns.

4. The easement is not needed for the purpose for which the City has a legal interest and, for rights-of-way, there is no present or future need for the right-of-way for public vehicular or pedestrian access, or for public utility corridors.

The City's legal interest in the subject right-of-way is to accommodate a public street and any associated utilities that may be necessary to serve nearby development. The right-of-way has never been utilized for those purposes and is not planned for such use in the future.

5. The POD, Development Review Commission, and City Council shall also consider any other factors affecting the public health, safety, or welfare.

The far northeastern part of the City, was platted prior to 1950 but was not developed until much later under county regulations and without the benefit of long-term planning. Uses typically found throughout this area include mobile home parks, boat yards, marinas, industrial activities, strip commercial uses, and scattered residential subdivisions. Redevelopment of this area has been handicapped by an irregular street pattern in the area including a number of unimproved rights-of-way, awkward intersections and irregularly-shaped lots. Given the limited land resources available within the City, it is in the public interest improve the development potential
of land if there is no adverse public impact. In this case, the City can, by vacation of an unimproved and unnecessary right-of-way, help the applicant to consolidate lands and the right-of-way to create a more efficient and beneficial development site.

B. Comprehensive Plan
Transportation Element Policy T2.4: The City should preserve the historical grid street pattern, including alleys, and shall not vacate public right-of-way until it is determined that the right-of-way is not required for present or future public use.

This policy language in the Comprehensive Plan requires consideration of both current and future public use when determining whether vacation is appropriate. As noted earlier in this report, the subject right-of-way is not improved, contains no utilities, is not used by the public and is not planned for improvements in the future.

C. Adopted Neighborhood or Special Area Plans
There are no adopted neighborhood or special area plans which address vacation of this particular right-of-way.

Comments from Agencies and the Public
No requests for easements have been received from City departments or non-City utilities. No other public comments have been received as of the date of this report.

RECOMMENDATION:

Staff recommends APPROVAL of the proposed vacation, subject to the following condition.

1. The applicant shall pay any outstanding assessments on the property prior to scheduling of the application for City Council consideration.

2. Prior to the City Clerk recording the vacation ordinance, the applicant shall obtain City Council approval of a final replat for the vacated public right-of-way together with the abutting private property to the north and south.

REPORT PREPARED BY:

PHILIP T. LAZZARA, AICP, Zoning Official (POD)
Development Review Services Division
Planning & Economic Development Department

DATE
01.29.2014
ORDINANCE NO. ___

AN ORDINANCE AMENDING ARTICLE V OF THE ST. PETERSBURG CITY CODE BY ADDING DIVISION 8, ENTITLED “LIVING WAGE REQUIREMENTS FOR MAJOR CONTRACTS,” TO PROVIDE FOR IMPLEMENTATION OF A MINIMUM HOURLY WAGE FOR EMPLOYEES OF CERTAIN CONTRACTORS AND SUBCONTRACTORS; PROVIDING FINDINGS; PROVIDING FOR DEFINITIONS; PROHIBITING RETALIATION AGAINST EMPLOYEES FOR EXERCISING THEIR RIGHTS PURSUANT TO THIS ORDINANCE; PROVIDING REMEDIES FOR AGGRIEVED EMPLOYEES THROUGH THE CITY’S WAGE THEFT ORDINANCE; PROVIDING FOR PENALTIES; PROVIDING FOR MONITORING EFFECTIVENESS OF THIS ORDINANCE FOLLOWING IMPLEMENTATION; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

Section 1. The St. Petersburg City Code is hereby amended by adding a new Article V, Chapter 2, Division 8, Sections 2-298.6 – 2.298.9, to read as follows:

DIVISION 8. – LIVING WAGE REQUIREMENTS FOR MAJOR CONTRACTS

Sec. 2-298.6. Findings and definitions.

(a) Findings.

(1) The City of St. Petersburg awards millions of dollars in contracts for projects each year which results in the creation of a wide variety of employment opportunities. The contracts are paid for by taxpayer dollars which should be used to increase employment opportunities, decrease levels of poverty and reduce the need for taxpayer-funded programs in other areas.
(2) Because the City indirectly hires hundreds of employees through contractors, it has an opportunity to fulfill its responsibility to impact the standard of living for people working in St. Petersburg.

(3) An increase in the minimum wage is unlikely to result from legislative action at the state or federal level.

(4) Providing for an increase in the minimum wage serves a public purpose by providing economic security for persons working in the City, and reducing the number of people who rely on public assistance for essential needs.

(5) The City acknowledges that this division will require increased annual City expenditures and thus may increase the tax burden upon citizens and customers of enterprise funds, however the City believes that any resulting increase in expenditures will be outweighed by the benefits of this division.

(b) Definitions.

(1) The definitions set forth in the procurement code, currently section 2-240, shall apply to this division.

(2) The following definitions shall apply only to this division:

Contractor means the person or entity which serves as the party of the first part to a contract, acting directly or through agents or employees, to perform a major contract. The term contractor shall include:

a. any responsible managing corporate officer who has personal involvement or responsibility in obtaining a contract with the City or in supervising or performing the work prescribed by the contract or

b. any person or entity with more than 50% ownership interest.

The terms employee, tipped employee, and wage shall have the meanings established under the federal Fair Labor Standards Act ("FLSA") and its implementing regulations.


Health care benefits shall, at a minimum, mean health insurance coverage which consists of wellness and preventative care, including maternity, and that provides the services described in Sections 408.9091(4), (6), and (7), Florida Statutes.
State Minimum Wage Laws means the Florida Minimum Wage Act, Fla. Stat. 448.01 et seq., in force on the effective date of this division and as thereafter amended, together with applicable provisions of the Florida Constitution, Fla. Const. art. X. § 24.

Major contract means a contract awarded by the City where the average annual contract amount exceeds One Hundred Thousand Dollars ($100,000.00).

Sec. 2-298.7. - Living wage.

(a) Payment of living wage. Every contractor or subcontractor that employs more than 25 persons and provides services pursuant to a major contract shall pay no less than the following wages to each employee for each hour of work performed for that contractor pursuant to a major contract:

(1) Beginning on January 1, 2018, the greater of:
   a. The minimum hourly wage set by the State Minimum Wage Laws;
   b. The minimum hourly wage set by the Fair Labor Standards Act; or
   c. $12.00 per hour.

(2) Beginning on January 1, 2019, the greater of:
   a. The minimum hourly wage set by the State Minimum Wage Laws;
   b. The minimum hourly wage set by the Fair Labor Standards Act; or
   c. $13.00 per hour.

(3) Beginning on January 1, 2020, the greater of:
   a. The minimum hourly wage set by the State Minimum Wage Laws;
   b. The minimum hourly wage set by the Fair Labor Standards Act; or
   c. $14.00 per hour.

(b) Health care benefits.

(1) For an employer to comply with the living wage requirement by choosing to pay lower wages when health care benefits are provided, the health care benefits shall consist of payment by the employer of at least One Dollar Twenty-Five Cents ($1.25) per hour, as adjusted, towards the provision of health care benefits for employees and their dependents. The health care benefits payment amount may be adjusted annually in accordance with Section 2-298.7(c) below.
(2) The minimum contribution by an employer for health care benefits on a per-hour basis shall be calculated based on a 40-hour work week (2,080 annual hours). Hours worked in excess of forty (40) hours per week shall not require additional payments toward the provision of health care benefits. If the employer contributes less than the required amount for its employee’s health care benefits, such employer may comply with the living wage requirements by paying the employee an additional amount as an hourly wage equal to the difference between the calculated hourly contribution it makes for health care benefits for the employee and the minimum hourly contribution amount required by this division for health care benefits.

(3) If the health care benefits plan provided by an employer requires an initial period of employment before a new employee becomes eligible for the health care benefits (eligibility period), the employer shall pay the living wage required by Section 2-298.7(a) during a new employee’s initial eligibility period. When the new employee is provided health care benefits upon completion of the eligibility period, the employer may qualify to pay the living wage rate applicable for employees that are provided health care benefits. If the employee declines the health care benefits, the employer may qualify to pay the living wage rate applicable to employees that are provided health care benefits if the employer provides to the City written proof of the employee’s declination.

(4) A notarized compliance affidavit shall serve as proof of the provision of health care benefits and must be submitted by the employer to the City to qualify for the living wage rate for employees with health care benefits.

(c) **Indexing.** Beginning on January 1, 2021, and every year thereafter, the living wage rate or health care benefits payment may, by resolution of the City Council, be indexed annually for inflation using the Consumer Price Index for Tampa-St. Petersburg-Clearwater, FL, calculated by the U.S. Department of Labor’s Bureau of Labor Statistics. Notwithstanding the preceding, no annual index shall exceed three percent. The City Council may also, by resolution, elect not to index the minimum wage rate or health care benefits payment in any particular year, if it determines it would not be fiscally sound to implement same (in a particular year). The determination to index (or not index) the living wage rate or health care benefits payment shall be considered annually during the City Council’s review and approval of the City's annual operating budget.

In the event that the City Council has determined, in any particular fiscal year (or years), to not index the living wage rate, and thereafter determines that the benefit to the City of making up all or any part of the prior year's (or years') unindexed percentage would outweigh any adverse fiscal impact upon the City, then the City Council shall also have the right, but not the obligation, to cumulatively index the living wage rate to "make-up" for any deficiencies in the
prior year (or years) where there was (were) no increase(s) (the "catch up" election). The "catch-up" election must be approved by resolution.

(d) **Tipped employees.** For tipped employees meeting eligibility requirements for the tip credit under the FLSA, contractors may credit towards satisfaction of the living wage tips up to the amount of the allowable FLSA tip credit.

(e) **Procurement specifications.** Payment of the living wage as set forth in this division shall be required by the procurement specifications for all major contracts on which bids or proposals shall be solicited on or after the effective date of this division. Such procurement specifications shall also require each firm that utilizes a subcontractor to inform each subcontractor, prior to the time the subcontractor offers its price to such firm, of its obligation to pay a living wage to its employees. All requests for bids, requests for proposals, or requests for letters of interest for major contracts, whether advertised or informally solicited, shall include appropriate information about the requirements of this division.

**Sec. 2-298.8. Retaliation and discrimination prohibited.**

It shall be unlawful for a contractor or any other party to discriminate in any manner or take adverse action against any person in retaliation for exercising rights protected under this division. Rights protected under this division include, but are not limited to, the right to file a complaint or inform any person about any party's alleged noncompliance with this division, and the right to inform any person of his or her potential rights under this division and to assist him or her in asserting such rights.

**Sec. 2-298.9. Enforcement and Construction.**

(a) **Penalties for noncompliance.** If a contractor fails to comply with the requirements of this division, the POD shall impose the following penalties:

   (1) For a first violation . . . retainer will be withheld
   (2) For a second violation . . . one year suspension from bidding on City contracts
   (3) For a third violation . . . three year suspension from bidding on City contracts

(b) **Remedies for aggrieved employees.** Employees aggrieved by a violation of this division may bring a civil action in a court of competent jurisdiction against a contractor or person violating this division and, upon prevailing, shall recover the full amount of any back wages unlawfully withheld, plus the same amount as liquidated damages, and shall be awarded reasonable attorney's fees and costs. In addition, they shall be entitled to such legal or equitable relief as may be appropriate to remedy the violation including, without limitation, reinstatement in employment and/or injunctive relief. Actions to enforce this division shall be subject to a statute
of limitations of two years or, in the case of willful violations, three years. Alternatively, employees aggrieved by a violation of this division may seek redress through the procedures available to victims of wage theft as provided by Chapter 15, Article III of the St. Petersburg City Code.

(c) **Construction.** It is intended that case law, administrative interpretations, and other guiding standards developed under the federal FLSA shall guide the construction of this division or any implementing regulations.

(d) **Collective bargaining.** Nothing in this division shall be construed to require or authorize any contractor to reduce wages set by a collective bargaining agreement or as required under any prevailing wage law.

(e) **Compliance with federal and state regulations.** The provisions of this division shall be construed according to and in conformity with acts of congress and the legislature of the State concerning the bidding and awarding of contracts. When a procurement involves the expenditure of State or federal assistance or contract funds, the POD shall comply with such State or federal law and authorized regulations which are mandatorily applicable and which are not presently reflected in this Code.

(f) **Annual report.** The POD shall annually provide a report to the City Council regarding the payment of a living wage for major contracts. The report must include the total dollar value of awards of major contracts, and the number of hours worked by employees subject to the requirements of this division.

Section 2. The unconstitutionality or invalidity of any word, sentence, or portion of this ordinance shall not affect the validity of the remaining portions.

Section 3. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.
Approved as to form:

________________________

(City Attorney or designee)
TO: The Honorable Darden Rice, Chair, and Members of City Council

FROM: Christopher M. Guella, Human Resources Director

DATE: October 20, 2017

SUBJECT: St. Petersburg Living Wage Ordinance Information

At the Budget, Finance, and Taxation Committee meeting held on October 12, 2017, committee members asked for additional information concerning the calculation of the local living wage and the income thresholds for those receiving federal assistance through programs such as the Supplemental Nutrition Assistance Program (SNAP). Below is a summary of my research.

In order to determine an accurate local living wage, I reviewed recent Pinellas County census information to determine the average household size along with the number of wage earners per household. I have attached printouts of the tables and have included the internet links here.

http://edr.state.fl.us/Content/area-profiles/county/pinellas.pdf

https://www.census.gov/quickfacts/fact/table/pinellascountyflorida/PST045216

In short, review of the data indicates that the average Pinellas County household includes 2.16 persons and that there are approximately 1.5 wage earners per household. When reviewing these figures against the MIT living wage calculator (printout and link included) it appears that the closest match for Pinellas County is the scenario that includes 2 adults and 1 child with one adult employed full-time and the other part-time. The corresponding living wage is $13.50 per hour.

http://livingwage.mit.edu/counties/12103

As above, committee members also inquired into the income limits for individuals and families receiving federal assistance through SNAP. Data from the U.S. Department of Agriculture (USDA) is attached here in hard copy form and with the internet link below. The income thresholds are very dependent on the size of the household and whether or not a member of the household is disabled or at least 60 years old. Using the census data cited above, the gross income
A living wage of $12.00 per hour roughly translates to a gross of $2,080 per month depending on the number of work days in the month. A living wage of $13.00 per hour is approximately $2,253 per month. With the SNAP income limit in our scenario above at $2,213 per month, the higher minimum wage would likely disqualify some contractors from continuing to receive public assistance. As you can see in the USDA materials however, there are too many variables to conclude that will happen in all cases.

I hope this provides you enough information to continue your discussions but if you would like additional information, please contact me at extension 7419.

cc: Gary Cornwell, City Administrator
Louis Moore, Procurement and Supply Management Director
Pinellas County

Florida's 6th most populous county
with 4.7% of Florida's population

### Population

#### Census Population

<table>
<thead>
<tr>
<th>Year</th>
<th>Pinellas County</th>
<th>Florida</th>
</tr>
</thead>
<tbody>
<tr>
<td>1980</td>
<td>228,631</td>
<td>5,983,871</td>
</tr>
<tr>
<td>1990</td>
<td>309,668</td>
<td>6,819,071</td>
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<td>2000</td>
<td>414,968</td>
<td>7,257,629</td>
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<td>2010</td>
<td>503,634</td>
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### Housing Counts

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<tr>
<th>Year</th>
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<tbody>
<tr>
<td>2000</td>
<td>3,486,470</td>
<td>4,411,793</td>
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<td>2010</td>
<td>3,450,678</td>
<td>4,108,130</td>
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</tbody>
</table>

### Persons per square mile

- 2000: 2,994
- 2010: 3,347
- 2016: 3,340

### Average Family Size, 2010 Census

- 3.2

### Average Household Size, 2010 Census

- 2.7

### Median Age

- 2010: 42.7
- 2016: 42.4

### Language spoken at home other than English

#### Persons aged 5 and over

<table>
<thead>
<tr>
<th>Race &amp; Ethnicity</th>
<th>Pinellas County</th>
<th>Florida</th>
</tr>
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<tbody>
<tr>
<td>English</td>
<td>84.4%</td>
<td>90.7%</td>
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<tr>
<td>Spanish</td>
<td>0.6%</td>
<td>0.9%</td>
</tr>
<tr>
<td>Other</td>
<td>15.0%</td>
<td>8.4%</td>
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#### Place of birth

<table>
<thead>
<tr>
<th>Residence 1 Year Ago</th>
<th>Pinellas County</th>
<th>Florida</th>
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<tbody>
<tr>
<td>Same county in Florida</td>
<td>92.5%</td>
<td>96.4%</td>
</tr>
<tr>
<td>Different county in Florida</td>
<td>7.5%</td>
<td>3.6%</td>
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</tbody>
</table>

### Language spoken at home other than English

#### Persons aged 5 and over

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</tr>
<tr>
<td>Different county in Florida</td>
<td>7.5%</td>
<td>3.6%</td>
</tr>
</tbody>
</table>

### Population Characteristics

- Persons aged 5 and over: 92.5%
- Persons aged 18 and over: 75.0%
- Civilians population 18 and over: 84.4%
- Renter-occupied: 39.3%
- Owner-occupied: 60.7%
- Vacant: 4.2%

### Employment by Industry

<table>
<thead>
<tr>
<th>Industry</th>
<th>2010 Preliminary</th>
<th>2015 Preliminary</th>
<th>Percent of All Establishments</th>
</tr>
</thead>
<tbody>
<tr>
<td>All industries</td>
<td>878,088</td>
<td>878,088</td>
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</tr>
<tr>
<td>Natural Resources &amp; Mining</td>
<td>5</td>
<td>32,405</td>
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</tr>
<tr>
<td>Construction</td>
<td>36</td>
<td>39,945</td>
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<tr>
<td>Manufacturing</td>
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<td>139,496</td>
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<tr>
<td>Trade, Transportation &amp; Utilities</td>
<td>382</td>
<td>161,941</td>
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<td>Information</td>
<td>41</td>
<td>20,227</td>
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<tr>
<td>Financial Activities</td>
<td>36</td>
<td>12,985</td>
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<tr>
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<td>Other Services</td>
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<td>Government</td>
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<td>6,137</td>
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*Note: Industries may not add to 100 due to rounding and undetermined.
### Employment by Industry

<table>
<thead>
<tr>
<th>Industry</th>
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<th>Florida</th>
<th>2016 preliminary</th>
<th>Pinellas County</th>
<th>Florida</th>
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<td>Leisure and Hospitality</td>
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<td>531,427</td>
<td>532,022</td>
<td></td>
<td>531,427</td>
<td>532,022</td>
</tr>
<tr>
<td>Government</td>
<td>533,998</td>
<td></td>
<td></td>
<td>533,998</td>
<td></td>
</tr>
</tbody>
</table>

### Mean travel time to work (minutes)

- Mean travel time to work: 23.9 +/- 0.2 minutes
- Mean travel time to work: 28.4 +/- 0.1 minutes

### Labor Force

<table>
<thead>
<tr>
<th>Year</th>
<th>Personal Income ($)</th>
<th>Unemployment Rate</th>
</tr>
</thead>
<tbody>
<tr>
<td>1990</td>
<td>16,161,000</td>
<td>8.0%</td>
</tr>
<tr>
<td>2000</td>
<td>30,144,104</td>
<td>5.3%</td>
</tr>
<tr>
<td>2010</td>
<td>50,411,684</td>
<td>4.8%</td>
</tr>
<tr>
<td>2011</td>
<td>59,055,826</td>
<td>2.0%</td>
</tr>
<tr>
<td>2012</td>
<td>61,037,650</td>
<td>9.7%</td>
</tr>
<tr>
<td>2013</td>
<td>62,175,688</td>
<td>5.6%</td>
</tr>
<tr>
<td>2014</td>
<td>65,375,300</td>
<td>5.0%</td>
</tr>
<tr>
<td>2015</td>
<td>65,940,000</td>
<td>5.6%</td>
</tr>
<tr>
<td>2016</td>
<td>65,940,000</td>
<td>5.5%</td>
</tr>
</tbody>
</table>

### Income and Financial Health

- Median Income: $45,819 +/- 2,000
- Median Household Income: $47,057 +/- 2,000
- Median Family Income: $50,136 +/- 2,000

### Education

- Elementary: 16
- Middle: 18
- Senior High: 26
- Combination: 22
- Total (state total includes special districts): 146

### Quality of Life

- Crime rate, 2016: 3,827
- Admissions to prison FY 2015-16: 1,582
- Admissions to prison per 100,000 population FY 2015-16: 103.1
- Workers Aged 16 and Over: 1,258
- Workers outside county of residence: 12.6% +/- 0.4%
- Mean travel time to work: 23.9 +/- 0.2 minutes

### Notes

- All data are estimates, subject to sampling variability. Non-Hispanic white, non-Hispanic black, Hispanic, Asian, Pacific Islander, American Indian or Alaska Native, and those of two or more races are shown separately. Other races are combined, and percentages may not add to 100% due to rounding.

- All races are combined, and percentages may not add to 100% due to rounding.

- Crime rates are based on a 90% confidence level.
## Reported County Government Revenues and Expenditures

<table>
<thead>
<tr>
<th>Revenue 2014-15</th>
<th>Pinellas County</th>
<th>Florida*</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total - All Revenue Account Codes (S000s)</td>
<td>$1,404,968.3</td>
<td>$26,173,950.7</td>
</tr>
<tr>
<td>Per Capita $</td>
<td>$1,406.74</td>
<td>$2,071.84</td>
</tr>
<tr>
<td>% of Total</td>
<td>100.0%</td>
<td>100.0%</td>
</tr>
<tr>
<td>Taxes (S000s)</td>
<td>$507,205.4</td>
<td>$12,048,064.2</td>
</tr>
<tr>
<td>Per Capita $</td>
<td>$500.22</td>
<td>$637.14</td>
</tr>
<tr>
<td>% of Total</td>
<td>40.4%</td>
<td>30.8%</td>
</tr>
<tr>
<td>Permits, Fee, and Special Assessments (S000s)</td>
<td>$26,988.3</td>
<td>$1,020,411.7</td>
</tr>
<tr>
<td>Per Capita $</td>
<td>$253.47</td>
<td>$94.79</td>
</tr>
<tr>
<td>% of Total</td>
<td>2.1%</td>
<td>4.1%</td>
</tr>
</tbody>
</table>

Expenditures 2014-15

| Expenditures Total - All Expenditure Account Codes, Pinellas County Florida* (S000s) | $1,321,467.72 | $37,648,543.60 |
| Per Capita $ | $1,398.42 | $1,080.67 |
| % of Total | 64.1% | 65.1% |

### General Government Services (S000s)

- **Total:** $206,473.77
- **Per Capita:** $285.17
- **% of Total:** 16.2%

### Public Safety (S000s)

- **Total:** $494,938.87
- **Per Capita:** $623.76
- **% of Total:** 35.2%

### Physical Environment (S000s)

- **Total:** $272,304.09
- **Per Capita:** $390.97
- **% of Total:** 20.4%

### State Infrastructure

<table>
<thead>
<tr>
<th>State Highway</th>
<th>Pinellas County</th>
<th>Florida</th>
</tr>
</thead>
<tbody>
<tr>
<td>Centerline Miles</td>
<td>2,153</td>
<td>12,109.9</td>
</tr>
<tr>
<td>Lane Miles</td>
<td>1,070.9</td>
<td>43,819.1</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>State Bridges</th>
<th>Pinellas County</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number</td>
<td>181</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>State Facilities</th>
<th>Building/Facilities (min. 300 Square Feet)</th>
<th>Pinellas County</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number</td>
<td>104</td>
<td></td>
</tr>
<tr>
<td>Square Footage</td>
<td>725,917</td>
<td></td>
</tr>
<tr>
<td>State Owned Lands</td>
<td>6,763</td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>State Lands</th>
<th>Conserved Lands</th>
<th>Pinellas County</th>
</tr>
</thead>
<tbody>
<tr>
<td>Parcels</td>
<td>135</td>
<td></td>
</tr>
<tr>
<td>Acreage</td>
<td>8,484.4</td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>State Lands</th>
<th>Non-Conserved Lands</th>
<th>Pinellas County</th>
</tr>
</thead>
<tbody>
<tr>
<td>Parcels</td>
<td>316</td>
<td></td>
</tr>
<tr>
<td>Acreage</td>
<td>5,880</td>
<td></td>
</tr>
</tbody>
</table>

### Economic Environment (S000s)

- **Total:** $272,304.09
- **Per Capita:** $390.97
- **% of Total:** 20.4%

### Health, Education, and Welfare (S000s)

<table>
<thead>
<tr>
<th>Health</th>
<th>Pinellas County</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number</td>
<td>104</td>
</tr>
<tr>
<td>Square Footage</td>
<td>725,917</td>
</tr>
</tbody>
</table>

### Culture / Recreation (S000s)

| Per Capita | $64.32 |
| % of Total | 4.3% |

### Other Sources (S000s)

| Per Capita | $83.73 |
| % of Total | 5.9% |

### Miscellaneous Revenues (S000s)

| Per Capita | $11.29 |
| % of Total | 0.5% |

### Other Uses and Non-Operating (S000s)

| Per Capita | $7.50 |
| % of Total | 0.5% |

### Court-Related Expenditures (S000s)

| Per Capita | $67.38 |
| % of Total | 1.6% |

### Intergovernmental Revenues (S000s)

| Per Capita | $83.73 |
| % of Total | 5.9% |

### State and Local Taxation

<table>
<thead>
<tr>
<th>2016 Ad Valorem Millage Rates</th>
<th>Pinellas County County-Wide</th>
<th>Pinellas County Not-County-Wide*</th>
</tr>
</thead>
<tbody>
<tr>
<td>Local</td>
<td>6.2765</td>
<td>1.7681</td>
</tr>
<tr>
<td>School</td>
<td>7.3180</td>
<td>3.7975</td>
</tr>
<tr>
<td>Municipal</td>
<td>1.3070</td>
<td>0.9584</td>
</tr>
</tbody>
</table>

*Not included in Not-County-Wide "County" category

Prepared by: Florida Legislature
Office of Economic and Demographic Research
110 W. Madison Street, Suite 175
Tallahassee, FL 32395-0588
(850) 497-1402 http://econdata.state.fl.us
### QuickFacts
selected: Pinellas County, Florida

QuickFacts provides statistics for all states and counties, and for cities and towns with a population of 5,000 or more.

<table>
<thead>
<tr>
<th>Table</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>PARENT TOPICS</strong></td>
</tr>
<tr>
<td><strong>ALL TOPICS</strong></td>
</tr>
<tr>
<td><strong>Pinellas County, Florida</strong></td>
</tr>
</tbody>
</table>

#### PEOPLE

**Population**
- Population estimates, July 1, 2016, (V2016)
- Population estimates base, April 1, 2010, (V2016)
- Population, percent change - April 1, 2010 (estimates base) to July 1, 2016, (V2016)
- Population, Census, April 1, 2010

**Age and Sex**
- Persons under 5 years, percent, July 1, 2016, (V2016)
- Persons under 5 years, percent, April 1, 2010
- Persons under 18 years, percent, July 1, 2016, (V2016)
- Persons under 18 years, percent, April 1, 2010
- Persons 65 years and over, percent, July 1, 2016, (V2016)
- Persons 65 years and over, percent, April 1, 2010
- Female persons, percent, July 1, 2016, (V2016)
- Female persons, percent, April 1, 2010

**Race and Hispanic Origin**
- White alone, percent, July 1, 2016, (V2016) (a)
- Black or African American alone, percent, July 1, 2016, (V2016) (a)
- American Indian and Alaska Native alone, percent, July 1, 2016, (V2016) (a)
- Asian alone, percent, July 1, 2016, (V2016) (a)
- Native Hawaiian and Other Pacific Islander alone, percent, July 1, 2016, (V2016) (a)
- Two or More Races, percent, July 1, 2016, (V2016)
- Hispanic or Latino, percent, July 1, 2016, (V2016) (b)
- White alone, not Hispanic or Latino, percent, July 1, 2016, (V2016)

**Population Characteristics**
- Veterans, 2011-2015
- Foreign born persons, percent, 2011-2015

**Housing**
- Housing units, July 1, 2016, (V2016)
- Housing units, April 1, 2010
- Owner-occupied housing unit rate, 2011-2015
- Median value of owner-occupied housing units, 2011-2015
- Median selected monthly owner costs - with a mortgage, 2011-2015
- Median selected monthly owner costs - without a mortgage, 2011-2015
- Median gross rent, 2011-2015
- Building permits, 2016

**Families & Living Arrangements**
- Households, 2011-2015
- Persons per household, 2011-2015
- Living in same house 1 year ago, percent of persons age 1 year+, 2011-2015
- Language other than English spoken at home, percent of persons age 5 years+, 2011-2015

**Education**
- High school graduate or higher, percent of persons age 25 years+, 2011-2015
- Bachelor's degree or higher, percent of persons age 25 years+, 2011-2015

**Health**
- With a disability, under age 65 years, percent, 2011-2015
- Persons without health insurance, under age 65 years, percent

---

https://www.census.gov/quickfacts/fact/table/pinellascountyflorida/PST045216

10/17/2017
### Economy

<table>
<thead>
<tr>
<th>Measure</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>In civilian labor force, total, percent of population age 16 years+, 2011-2015</td>
<td>58.5%</td>
</tr>
<tr>
<td>In civilian labor force, female, percent of population age 16 years+, 2011-2015</td>
<td>54.9%</td>
</tr>
<tr>
<td>Total accommodation and food services sales, 2012 ($1,000) (c)</td>
<td>2,193,073</td>
</tr>
<tr>
<td>Total health care and social assistance receipt/revenue, 2012 ($1,000) (c)</td>
<td>7,744,448</td>
</tr>
<tr>
<td>Total manufacturers shipments, 2012 ($1,000) (c)</td>
<td>8,411,528</td>
</tr>
<tr>
<td>Total merchant wholesaler sales, 2012 ($1,000) (c)</td>
<td>14,578,175</td>
</tr>
<tr>
<td>Total retail sales, 2012 ($1,000) (c)</td>
<td>14,578,175</td>
</tr>
<tr>
<td>Total retail sales per capita, 2012 (c)</td>
<td>515,523</td>
</tr>
</tbody>
</table>

### Transportation

<table>
<thead>
<tr>
<th>Measure</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Mean travel time to work (minutes), workers age 16 years+, 2011-2015</td>
<td>23.9</td>
</tr>
</tbody>
</table>

### Income & Poverty

<table>
<thead>
<tr>
<th>Measure</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Median household income (in 2015 dollars), 2011-2015</td>
<td>545,619</td>
</tr>
<tr>
<td>Per capita income in past 12 months (in 2015 dollars), 2011-2015</td>
<td>530,170</td>
</tr>
<tr>
<td>Persons in poverty, percent</td>
<td>13.6%</td>
</tr>
</tbody>
</table>

### Businesses

<table>
<thead>
<tr>
<th>Measure</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total employer establishments, 2015</td>
<td>27,498</td>
</tr>
<tr>
<td>Total employment, 2015</td>
<td>373,627</td>
</tr>
<tr>
<td>Total annual payroll, 2015 ($1,000)</td>
<td>16,046,408</td>
</tr>
<tr>
<td>Total employment, percent change, 2014-2015</td>
<td>2.9%</td>
</tr>
<tr>
<td>Total nonemployer establishments, 2015</td>
<td>62,176</td>
</tr>
<tr>
<td>All firms, 2012</td>
<td>80,877</td>
</tr>
<tr>
<td>Man-owned firms, 2012</td>
<td>45,184</td>
</tr>
<tr>
<td>Women-owned firms, 2012</td>
<td>33,968</td>
</tr>
<tr>
<td>Minority-owned firms, 2012</td>
<td>17,994</td>
</tr>
<tr>
<td>Nonminority-owned firms, 2012</td>
<td>68,744</td>
</tr>
<tr>
<td>Veteran-owned firms, 2012</td>
<td>9,620</td>
</tr>
<tr>
<td>Nonveteran-owned firms, 2012</td>
<td>78,175</td>
</tr>
</tbody>
</table>

### Geography

<table>
<thead>
<tr>
<th>Measure</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Population per square mile, 2010</td>
<td>3,047.5</td>
</tr>
<tr>
<td>Land area in square miles, 2010</td>
<td>273.80</td>
</tr>
</tbody>
</table>

### FIPS Code

12103
Value Notes

This geographic level of poverty and health estimates is not comparable to other geographic levels of these estimates.

Some estimates presented here come from sample data, and thus have sampling errors that may render some apparent differences between geographies statistically indistinguishable. Click the Q left of each row in TABLE view to learn about sampling error.

The vintage year (e.g., V2016) refers to the final year of the series (2010 thru 2016). Different vintage years of estimates are not comparable.

Fact Notes

(a) Includes persons reporting only one race
(b) Hispanics may be of any race, so also are included in applicable race categories
(c) Economic Census - Puerto Rico data are not comparable to U.S. Economic Census data

Value Flags

- Either no or too few sample observations were available to compute an estimate, or a ratio of medians cannot be calculated because one or both of the median estimates falls in an open ended distribution.
- Suppressed to avoid disclosure of confidential information.
- Fewer than 25 firms
- Footnote on this item in place of data
- Not available
- Suppressed; does not meet publication standards
- Not applicable
- Value greater than zero but less than half unit of measure shown

Supplemental Nutrition Assistance Program (SNAP)

Eligibility

To see if you might be eligible for Supplemental Nutrition Assistance Program (SNAP) benefits, visit our pre-screening tool.

For households in the 48 Contiguous States and the District of Columbia October 1, 2017, through September 30, 2018. To get SNAP benefits, households must meet certain tests, including resource and income tests:

- Resources
- Income
- Deductions
- Employment Requirements
- Special Rules for Elderly or Disabled
- Immigrant Eligibility

Resources

Households may have $2,250 in countable resources, such as a bank account, or $3,500 in countable resources if at least one person is age 60 or older, or is disabled. However, certain resources are NOT counted, such as a home and lot, the resources of people who receive Supplemental Security Income (SSI), the resources of people who receive Temporary Assistance for Needy Families (TANF), and most retirement (pension) plans. The procedures for handling vehicles are determined at the state level. States have the option of substituting the vehicle rules used in their TANF assistance programs for SNAP vehicle rules when it results in a lower attribution of household assets. A number of States exclude the entire value of the household’s primary vehicle as an asset. In States that count the value of vehicles, the fair market value of each licensed vehicle that is not excluded is evaluated. Currently 32 State agencies exclude the value of all vehicles entirely. 21 State agencies totally exclude the value of at least one vehicle per household. The 2 remaining states exempt an amount higher than the SNAP’s standard auto exemption (currently set at $4,650) from the fair market value to determine the countable resource value of a vehicle. For more information concerning State specific vehicle policy, check with the State agency that administers the SNAP program.

Income

Households have to meet income tests unless all members are receiving TANF, SSI, or in some places general assistance. Most households must meet both the gross and net income tests, but a household with an elderly person or a person who is receiving certain types of disability payments only has to meet the net income test. Households, except those noted, that have income over the amounts listed below cannot get SNAP benefits.


<table>
<thead>
<tr>
<th>Household Size</th>
<th>Gross monthly income (130 percent of poverty)</th>
<th>Net monthly income (100 percent of poverty)</th>
</tr>
</thead>
</table>

Gross income means a household’s total, non-excluded income, before any deductions have been made. Net income means gross income minus allowable deductions.

* SNAP gross and net income limits are higher in Alaska and Hawaii.

Deductions are allowed as follows:

- A 20 percent deduction from earned income;
- A standard deduction of $160 for households sizes of 1 to 3 people and $170 for a household size of 4 (higher for some larger households and the standard deduction is higher in Alaska, Hawaii and Guam);
- A dependent care deduction when needed for work, training, or education;
- Medical expenses for elderly or disabled members that are more than $35 for the month if they are not paid by insurance or someone else;
- Legally owed child support payments;
- Some States allow homeless households a set amount ($143) for shelter costs; and
- Excess shelter costs that are more than half of the household’s income after the other deductions. Allowable costs include the cost of fuel to heat and cook with, electricity, water, the basic fee for one telephone, rent or mortgage payments and taxes on the home. (Some States allow a set amount for utility costs instead of actual costs.) The amount of the shelter deduction cannot be more than $535 unless one person in the household is elderly or disabled. (The limit is higher in Alaska, Hawaii and Guam.)

**Gross Income Computation**

**Example**

Determine household size....

4 people with no elderly or disabled members.

Add gross monthly income...

$1,500 earned income + $550 social security = $2,050 gross income.

If gross monthly income is less than the limit for household size, determine net income.

$2,050 is less than the $2,665 allowed for a 4-person household, so determine net income.
Subtract Deductions to Determine Net Income and Apply the Net Income Test

- Subtract 20% earned income deduction
  
  \[ \text{\$2,050 gross income} \]
  
  \[ \text{\$1,500 earned income } \times 20\% = \text{\$300.} \]
  
  \[ \text{\$2,050 - \$300 = \$1,750} \]
  
- Subtract standard deduction
  
  \[ \text{\$1,750 - \$170 standard deduction for a household size of 4 = \$1,580} \]
  
- Subtract dependent care deduction
  
  \[ \text{\$1,580 - \$361 dependent care = \$1,219} \]
  
- Subtract child support deduction
  
  \[ \text{o} \]
  
- Subtract medical costs over \$35 for elderly and disabled
  
  \[ \text{o} \]
  
- Excess shelter deduction
  
  \[ \text{Determine half of adjusted income} \]
  
  \[ \text{\$1,219 adjusted income/2 = \$609.50} \]
  
- Determine if shelter costs are more than half of adjusted income
  
  \[ \text{\$700 total shelter - \$609 (half of income) = \$90 excess shelter cost} \]
  
- Subtract excess amount, but not more than the limit, from adjusted income
  
  \[ \text{\$1,219 - \$90.50 = \$1,128.50 Net monthly income} \]
  
- Apply the net income test
  
  \[ \text{Since the net monthly income is less than \$2,050 allowed for a household of 4, the household has met the income test.} \]

Benefits


The amount of benefits the household gets is called an allotment. The net monthly income of the household is multiplied by 0.3, and the result is subtracted from the maximum allotment for the household size to find the household’s allotment. This is because SNAP households are expected to spend about 30 percent of their resources on food.

(October 1, 2017, through September 30, 2018)

<table>
<thead>
<tr>
<th>People in Household</th>
<th>Maximum Monthly Allotment</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>$ 192</td>
</tr>
<tr>
<td>2</td>
<td>$ 352</td>
</tr>
<tr>
<td>3</td>
<td>$ 504</td>
</tr>
<tr>
<td>4</td>
<td>$ 640</td>
</tr>
<tr>
<td>5</td>
<td>$ 760</td>
</tr>
<tr>
<td>6</td>
<td>$ 913</td>
</tr>
<tr>
<td>7</td>
<td>$ 1,009</td>
</tr>
<tr>
<td>8</td>
<td>$ 1,153</td>
</tr>
</tbody>
</table>

Each additional person

https://www.fns.usda.gov/snap/eligibility

10/17/2017
Benefit Computation

<table>
<thead>
<tr>
<th>Description</th>
<th>Example</th>
</tr>
</thead>
<tbody>
<tr>
<td>Multiply net income by 30%...</td>
<td>$1,128.50 net monthly income x 0.3 = 338.55 (round up to $339)</td>
</tr>
<tr>
<td>Subtract 30% of net income from the maximum allotment for the household size...</td>
<td>$640 maximum allotment for 4 - $339 (30% of net income) = $301, SNAP Allotment for a full month</td>
</tr>
</tbody>
</table>

Benefits will be provided from the day the household applies.

SNAP benefits are available to all eligible households regardless of race, sex, religious creed, national origin, or political beliefs.

Employment Requirements

In general, people must meet work requirements in order to be eligible for SNAP. These work requirements include registering for work, not voluntarily quitting a job or reducing hours, taking a job if offered, and participating in employment and training programs assigned by the State. Failure to comply with these requirements can result in disqualification from the Program.

In addition, able-bodied adults without dependents are required to work or participate in a work program for at least 20 hours per week in order to receive SNAP benefits for more than 3 months in a 36-month period.

Some special groups may not be subject to these requirements including: children, seniors, pregnant women, and people who are exempt for physical or mental health reasons.

Special Rules for the Elderly or Disabled

Most SNAP rules apply to all households, but there are a few special rules for households that contain an elderly or disabled member.

Who is Elderly?

A person is elderly if he or she is 60 years of age or older.

Who is Disabled?

Generally, a person is considered to be disabled for SNAP purposes if he or she:

- Receives Federal disability or blindness payments under the Social Security Act, including Supplemental Security Income (SSI) or Social Security disability or blindness payments; or
- Receives State disability or blindness payments based on SSI rules; or
- Receives a disability retirement benefit from a governmental agency because of a disability considered permanent under the Social Security Act; or
- Receives an annuity under the Railroad Retirement Act and is eligible for Medicare or is considered to be disabled based on the SSI rules; or
- Is a veteran who is totally disabled, permanently housebound, or in need of regular aid and attendance; or
- Is a surviving spouse or child of a veteran who is receiving VA benefits and is considered to be permanently disabled.

How do I Get SNAP benefits?

https://www.fns.usda.gov/snap/eligibility
A member of your household can apply for SNAP benefits at the local State or county office or by visiting the State agency’s website and completing an online application. The State agency information should be listed in the government section of the local telephone book. This is generally the quickest way to find the local office. If that doesn’t work, try calling the SNAP hotline for your State. Most of them are toll free numbers.

If you are unable to go to the local office or do not have access to an internet-ready computer, you may have another person, called an authorized representative, apply and be interviewed on your behalf. You must designate the authorized representative in writing.

Normally a household must file an application form, have a face-to-face interview, and provide proof (verification) of certain information, such as income and expenses. The office interview may be waived if the household is unable to appoint an authorized representative and no household member is able to go to the office because of age or disability. If the office interview is waived, the local office will interview you by telephone or do a home visit. A home visit must be scheduled beforehand with the household.

What is a Household?

Everyone who lives together and purchases and prepares meals together is grouped together as one household. However, if a person is 60 years of age or older and he or she is unable to purchase and prepare meals separately because of a permanent disability, the person and the person’s spouse may be a separate household if the others they live with do not have very much income. (More than 165 percent of the poverty level.)

Some people who live together, such as husbands and wives and most children under age 22, are included in the same household, even if they purchase and prepare meals separately.

Normally people are not eligible for SNAP benefits if an institution gives them their meals. However, there is one exception for elderly persons and one for disabled persons:

- Residents of federally subsidized housing for the elderly may be eligible for SNAP benefits, even though they receive their meals at the facility.
- Disabled persons who live in certain nonprofit group living arrangements (small group homes with no more than 16 residents) may be eligible for SNAP benefits, even though the group home prepares their meals for them.

What Resources Can I Have (and Still Get SNAP Benefits)?

Households may have $2,250 in countable resources, such as a bank account, or $3,500 in countable resources if at least one person is age 60 or older, or is disabled. However, certain resources are NOT counted, such as a home and lot, most retirement (pension) plans, the resources of people who receive Supplemental Security Income (SSI), the resources of people who receive Temporary Assistance to Needy Families (TANF) (formerly AFDC), and, up to $4,650 of the fair market value of one car per adult household member (and one car per teen-aged household member if the teenager is using it to go to work, look for work, or prepare for work). If a vehicle is needed to transport a physically disabled household member, its value is not counted. The resources of people who get SSI and Temporary Assistance for Needy Families (TANF) are not counted at all. An important exception to this is that in the State of California SSI recipients are not eligible for SNAP benefits, because they receive a State supplement to their SSI benefits in lieu of SNAP benefits.

What Are the Income Limits?
Most households have to meet both a monthly gross income test and a monthly net income test to be eligible for SNAP benefits. However, households in which all members are receiving SSI or TANF are considered to be eligible based on income. Other households with one or more elderly or disabled members only have to meet the net income test. Net income is gross income minus certain deductions.

What Deductions Are Allowed?

The allowable deductions are: a standard deduction for all households; a 20% earned income deduction; a deduction for dependent care costs when necessary for work, training, or education; a deduction for legally owed child support payments; a deduction for medical costs for elderly and disabled people; and an excess shelter cost deduction.

- **Medical deduction.** For elderly members and disabled members, allowable medical costs that are more than $35 a month may be deducted unless an insurance company or someone who is not a household member pays for them. Only the amount over $35 each month may be deducted. Allowable costs include most medical and dental expenses, such as doctor bills, prescription drugs and other over-the-counter medication when approved by a doctor, dentures, inpatient and outpatient hospital expenses, and nursing care. They also include other medically related expenses, such as certain transportation costs, attendant care, and health insurance premiums. The costs of special diets are not allowable medical costs. Proof of medical expenses and insurance payments is required before a deduction for these expenses may be allowed.

- **Shelter deduction.** The shelter deduction is for shelter costs that are more than half of the household’s income after other deductions. Allowable shelter costs include the costs of rent or mortgage, taxes, interest, and utilities such as gas, electricity, and water. For most households, there is a limit on the amount of the deduction that can be allowed, but for a household with an elderly or disabled member all shelter costs over half of the household’s income may be deducted.

Receiving SNAP benefits

States issue SNAP benefits through local State or county offices to households that are eligible to receive them. Clients who are eligible for SNAP benefits receive benefits through an Electronic Benefit Transfer (EBT) card. Benefits are automatically loaded into the household’s account each month. The local office gives the eligible household the SNAP EBT card so the household can buy groceries at authorized food stores. The card works like a bank debit card. The cost of the eligible food items is deducted from the household’s account automatically. Benefits are automatically loaded into the household’s account each month on the designated date as provided in the SNAP benefit issuance schedule at [http://www.fns.usda.gov/snap/snap-monthly-benefit-issuance-schedule](http://www.fns.usda.gov/snap/snap-monthly-benefit-issuance-schedule).

Nondiscrimination

The U.S. Department of Agriculture (USDA) prohibits discrimination in all its programs and activities on the basis of race, color, national origin, gender, religion, age, disability, political beliefs, sexual orientation, or marital and family status. (Not all prohibited bases apply to all programs.) Persons with disabilities who require alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA’s TARGET Center at (202) 720-2600 (voice and TDD).

To file a complaint of discrimination, write USDA, Director, Office of Civil Rights, Room 326-W, Whitten Building, 14th and Independence Avenue, SW, Washington, D.C. 20250-9410 or call (202) 720-5964 (voice and TDD). USDA is an equal opportunity provider and employer.

https://www.fns.usda.gov/snap/eligibility
Further Information

Contact your local office for further information or to file an application for SNAP benefits. For more information on the treatment of income, and a sample calculation of eligibility and benefits, see Eligibility and Benefits.

Immigrant Eligibility Requirements

The 2002 Farm Bill restores SNAP eligibility to most legal immigrants that:

- Have lived in the country for 5 years; or
- Are receiving disability-related assistance or benefits; or
- Children under 18

Certain non-citizens such as those admitted for humanitarian reasons and those admitted for permanent residence may also eligible for the program. Eligible household members can get SNAP benefits even if there are other members of the household that are not eligible.

(See Policy on Immigrants for information on qualified alien categories and eligibility) (See also SNAP Guidance on Non-Citizen Eligibility)

Non-citizens that are in the U.S. temporarily, such as students, are not eligible.

Last Published: 10/02/2017
or Pinellas County, Florida

Support their family, if they are the sole provider and are working full-time (2080 hours per year). All values are the same for all individuals, regardless of how many dependents they may have. The poverty rate is typically different for the sake of comparison.

.. (\resources\Living-Wage-User-Guide-and-Technical-Notes-2016.pdf)

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Separately, here. (\resources\MIT-Part-Time-Documentation.pdf)

Their values vary by family size, composition, and the current location.

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Typical Annual Salary

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and the Massachusetts Institute of Technology (http://web.mit.edu/) led by Open Data Nation (http://www.opendatanation.com/).
## Living Wage Ordinance

Economic impact of increasing the living wage on city contracts

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Pursuant to the discussion at yesterday’s agenda review, I found relevant information regarding the return on investment the City might realize as a result of implementing the living wage. Much of the research discussing the positives and negatives of living wage policies were assumptions and opinions without empirical evidence to support them. However, I did find some studies that appear to be more credible. The only caveat is that some of the research is from countries outside of the U.S. I have attached hard copies of the studies but below are short summaries of the more relevant information.

- A study conducted by a municipality in Ontario Canada showed the municipality could expect a 24% return on its living wage investment with a payback period of 9.7 months. It also highlighted that additional social value is created when a larger portion of subsidies or public support can be reallocated to others in more need. Other non-monetary benefits included stronger feelings of personal security and more confidence in one’s future leading to better overall health.

- Another study showed that raising the U.S. federal minimum wage to $10.10 could reduce spending on the Supplemental Nutrition Assistance Program (SNAP) by 6%. While that is a national figure, it stands to reason that a local living wage policy could reduce the need for SNAP subsidies here.

- According to a 2016 study by the Executive Office of the President’s Council of Economic Advisors, higher wages for low-income individuals reduces crime by providing more sustainable employment. Raising the minimum wage to $12.00 per hour by 2020 would result in a 3% to 5% reduction in crime. Other non-monetary benefits include a reduction of the pay gap and an increased ability to afford housing.
• However, according to a 2013 study by Boston College economists, increasing the minimum wage leads to reduced employment which leads to an increase in thefts, drug sales, and violent crime.

• Also on the negative side, a 2014 study by Johns Hopkins University showed that the 21 European Union (EU) countries that have a minimum wage had an average unemployment rate of 11.8%, while the seven EU countries with no minimum wage had a lower unemployment rate at 7.9%.

Given the short turnaround time, the memorandum and attachments are by no means exhaustive on the subject. However I believe they provide credible material for you to continue your discussions and to support your collective decision. As always, let me know if you would like further information.

cc: Gary Cornwell, City Administrator
    Louis Moore, Procurement and Supply Management Director
Social Return On Investment (SROI)
A Living Wage Policy for the Regional Municipality of Waterloo

Fast Facts

SROI Overview: Increasing the hourly wages of approximately 200 employees of contractors who provide services to the Regional Municipality of Waterloo (Region) would require an investment of up to $829,500.

By the Numbers:
• $53,481 is the average employment income for an individual working full-time, full-year in Waterloo region;
• $28,333 has been determined to be a Living Wage rate for an individual working full-time, full-year in Waterloo region3;
• 3,025 full-time, part-time, temporary and contract staff are employed by the Region4;
• Individuals living in low income spend at least 89% of their income locally5;
• 73% of Canadians with the highest incomes report their health as excellent, while only 47% of Canadians with the lowest incomes report the same6.

Contact Details:
Nicole Francoeur
Social Planning Associate
Social Planning, Policy and Program Administration
Tel: (519) 747-1728
nicole@region.waterloo.on.ca

Case Study Overview
A social return on investment (SROI) analysis illustrates the value of investing to strengthen society, with a view to measuring the true value of an investment. Social value is created through changes to the circumstances of individuals, families, a community or the environment, and assesses the value of all material changes in relation to stakeholders.

This study was commissioned to further inform the proposed Living Wage policy that is under consideration by the Regional Municipality of Waterloo. It has been based on local, national and international social policy research and the monetization of social value indicators through the application of a Social Return on Investment (SROI) methodology.

Background: A Living Wage Policy for the Regional Municipality of Waterloo
The rationale for a Living Wage policy is that wages should be sufficient to provide a ‘livable income’ and an equitable standard of living. Further, a Living Wage should support interaction, healthy recreation and connectedness to the community.

Theory of Change
Employees who are free from poverty because they are earning less than a Living Wage have an opportunity to increase their earnings, to use that increase to live healthier, live in more community, increase their contribution to the local economy.

A request was made by Opportunities Waterloo Region, asking that the Regional Municipality of Waterloo (Region) consider establishing a Living Wage rate for its employees and for employees of contractors who provide services to the Region. In response, the Region has been engaged in a Living Wage Impact Assessment to assess, consult and potentially plan for policy implementation.

The Living Wage rate is $13.62. The calculation is based upon a Market Basket Measure approach.

Social Value Created
In addition to greater economic self-sufficiency, Thompson and Chapman (2006) state that earning a Living Wage creates other forms of benefits, including:
• reduced individual stress; greater sense of responsibility, higher sense of self-worth;
• decline in absenteeism, improved health; reduced need to draw upon publicly provided social programs;
• increased savings, credit and investment assets;
• reduced need for a second job to supplement income;
SROI Case Study: A Living Wage Policy for the Regional Municipality of Waterloo

Region of Waterloo

- enhanced sense of inclusion, belonging; and
- increased time for family, recreation and participation in society.

The increased wages will also benefit the local economy, as research has shown that an individual living in low income is likely to spend the majority of their increased wages within the local environment.

Earning less than a Living Wage

Employees earning less than a Living Wage often need to take a second job in order to make ends meet, even if their primary employment is full-time.

Research shows that 68% of people applying for the Provincial Rent Bank Program in Waterloo region are employed and 35% of applicants are single. A further 49% seek to address rental payments in arrears. Housing is considered affordable when 30% or less of monthly income is spent on rent and utilities.

When arrears mount, an individual is at increased risk of losing their home. If this occurs, the individual may well be required to make use of emergency shelters. While 73% of individuals who make use of formal emergency shelters in Waterloo region are experiencing one-time homelessness, local research has shown that their average length of stay is 24 days. Their employment would also be at risk during this period, as a result of their need to re-secure adequate housing.

Increasingly, research studies are connecting low wages, precarious work and health status of people in low income. Low-wage earners are at a markedly greater risk of health problems, such as chronic diseases and mental health issues, than people who earn a higher income.

When experiencing the above, an employee's ability to produce quality work is likely to decrease. Ongoing stressful experiences are shown to increase the risk of depression.

Depression has been shown to reduce productivity at work and to result in periods of sick leave. When an individual is unable to work, to be productive in their personal life or to participate meaningfully in their community, a negative cycle is reinforced and prolonged.

In contrast, a number of research studies highlight the positive impact of higher wages. These include being able to quit a second job, choosing to attend school part-time or being enabled to save the down payment required to purchase a home. The benefits of higher wages also extend to the community, as a result of:

- increased social participation;
- increased customer purchasing power;
- reduced cost to health care and social services; and
- increased local investment as the community is seen as a more vibrant place to live, shop and work.

Calculating the SROI of a Living Wage Policy for the Regional Municipality of Waterloo

Monetizing the Social Value of a Living Wage

Social value can be created in a number of ways. These include increasing household income such that significant improvements can be made in the overall health and quality of life of the individual(s) involved.

Research has shown that people living in, or at-risk of poverty, often become entrenched in a cycle of dissavings. This means that the individual is spending more each month than what is being earned. Individuals in this pattern often fall behind on their rent and utilities payments, placing themselves at-risk of losing their home.

If a person loses their home and is forced to seek refuge in an emergency shelter, the per diem cost of their use of that shelter is $42.50.

Every time a person at-risk of losing their home is stabilized, the social value created through their stabilization is equivalent to the expenditure that they would otherwise have triggered as a result of their need for shelter. Therefore, the social value created is the value of preventing an individual from requiring emergency shelter, which in turn enables someone else to access a scarce and valuable resource. This would be equivalent to $1020 for every individual housing situation that is stabilized.

The exact number of employees within the group of approximately 200 workers referred to within this study,
who are also experiencing housing instability, is not known. However, their income level and profile is consistent with a high percentage of the individuals who are applying for the Rent Geared to Income Supplement and/or the Housing Allowance Program.

For this reason, it is highly likely that some of these hourly employees will be experiencing housing instability. Therefore, the value of preventing one person from losing their home and avoiding their requirement for temporary shelter has been included in the SROI calculation.

An additional source of social value created by the implementation of a Living Wage policy is the multiplier effect that results from increasing the wages of an individual living in low income. Studies in the UK, US and Canada illustrate that the benefit of increasing the wages of low-income people extends beyond the individual household. Not only are individuals able to increase their ability to purchase basic necessities such as food and clothing, their increased purchasing power has a measurable benefit within the local economy.

Canadian research highlights that low-income individuals spend an average of 89.7% of their net (i.e. post-tax) income locally\(^2\). This research is supported by findings that illustrate low-income households spend a proportionally higher amount of their net income, i.e. 70%, on necessities such as transportation, food and housing in comparison to the amount spent similarly by higher income households\(^2\). The new economics foundation in the UK, routinely estimates the local multiplier generated from investing in local regeneration at 66-77%, based upon the LM\(^3\) calculation\(^2\), using pre-tax income as the starting point for the calculation.

As illustrated in Table One below, the potential to create social value by the Regional Municipality of Waterloo, through a decision to pursue a Living Wage policy can be calculated by considering the value of increasing the annual income of approximately 200 hourly workers affected. This includes the reality that a portion of that group will pay more in GST and pay the full amount for a transit pass, i.e. their reduced eligibility for these two subsidies has been factored into this social value equation from the perspective of the individual.

From the Region’s perspective, it has been assumed that 61 of the janitorial staff had previously been accessing a subsidized transit pass, and that their increase wages will enable the Region to reallocate those passes to other low income individuals. The value of the economic multiplier has also been included in this calculation, in support of the research highlighting that people living in low income will

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<td>1 Increased individual income (net)</td>
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<td>2 Increased GST paid on purchases</td>
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<td>3 Increased cost of transit</td>
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<td>4 Avoidance of need for transit pass</td>
<td>$36,816</td>
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<td>5 Avoidance of shelter use (24 days)</td>
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<td>Provincial/Regional per diem $42.50 (80/20 cost share, one person only)</td>
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<td>6 Local economic multiplier (89%)</td>
<td>$469,451</td>
<td>supported by CDN research</td>
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**SROI Summary:**

- **A** Social value created annually: $1,026,461
- **B** Total investment: $829,500
- **C** SROI Ratio: 1 : 1.24
- **D** Payback Period: 9.7 months
Finally, the profile of the 200 hourly workers contracted to provide services to the Regional Municipality of Waterloo is very similar to people applying for the Provincial Rent Bank Program for support in addressing rental payments in arrears. This indicates the likelihood that an individual will be living in a situation of unstable housing and may be at-risk of losing their home. This SROI calculation includes the value of preventing one person from losing their home, therefore avoiding their need for emergency shelter.

Should the Regional Municipality of Waterloo decide to pursue a Living Wage policy for these 200 hourly workers, the annual investment required will be approximately $829,500. When considering the above factors, the social value created by a decision to invest in a Living Wage policy will be $1,087,000 per year. This is a social return on investment of $1.24 for every dollar invested. When the value of increased provincial tax, federal tax and reallocated Housing Allowance Program in taken into account, the annual social value created increases to $1.80 per dollar invested.

**Conclusion**

This study has been commissioned to further inform the proposed Living Wage policy that is under consideration by the Regional Municipality of Waterloo. It has been based on local, national and international social policy research and the monetization of social value indicators through the application of a Social Return on Investment (SROI) methodology.

The findings demonstrate that every one dollar invested in a Living Wage policy by the Region, has the potential to create $1.24 in monetizable social value for the Regional Municipality of Waterloo, offering a payback period of 9.7 months.

This social value is created through a combination of an increase in each individual’s income and the multiplier effect expected from increasing a low-income individual’s wages.

The case study highlights that social value is created when an individual’s portion of subsidy or public support can be reallocated to someone else, when their need for support has been addressed through other means. When the value of additional provincial and federal tax and subsidies is considered, the SROI associated with a Living Wage policy is increased to $1.80 per dollar invested.

The social value to be generated from increasing the hourly wages of approximately 200 employees of contractors who provide services to the Regional Municipality of Waterloo would go beyond the indicators monetized in this SROI. There is an opportunity for decreased stress, improved health and increased time for meaningful participation in the community, among other many other benefits.

Considering that the harder to measure benefits will strengthen enhance the monetizable benefits outlined within these pages, this case study offers further insight into the potential value to be generated via a Living Wage policy for the Regional Municipality of Waterloo.

**What is Social Return on Investment?**

SROI illustrates the value of change to individuals, families, communities and the environment, by expressing the value of that change in monetary terms where possible. There are five broad categories of change that might be included:

- cost reallocation by changing the need for services or subsidy;
- change in individual or household income;
- changes in the amount of taxes paid;
- change in the cost of a service or service provision;
- changes in well-being that are difficult to monetize, but equally important (e.g. feelings of personal security, confidence, sense of confidence, faith in the future, etc).
SROI Case Study: A Living Wage Policy for the Regional Municipality of Waterloo

Avoidance of need for transit pass
$36,816

Increased provincial taxes paid
$43,462

Increased federal taxes paid
$108,935

Increased employer portion of EI
$17,543

Increased employer portion of CPP
$35,560

Reduced GST credit
$2,872

Decreased need for housing allowance @ $300/month
$237,600

Avoidance of shelter use (24 days)
$1,020

Reallocated Working Income Tax Benefit
$9,396

Local economic multiplier (89%)
$469,451

Table Two: Full SROI of a Living Wage Policy for the Regional Municipality of Waterloo

<table>
<thead>
<tr>
<th>SROI Indicator</th>
<th>Value/YR</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 Increased individual (net) income</td>
<td>$519,173</td>
<td>entire group</td>
</tr>
<tr>
<td>2 Increased employee portion of EI</td>
<td>$12,428</td>
<td>entire group</td>
</tr>
<tr>
<td>3 Increased employee portion of CPP</td>
<td>$35,560</td>
<td>entire group</td>
</tr>
<tr>
<td>4 Increased GST paid on purchases</td>
<td>-$2,872</td>
<td>entire group</td>
</tr>
<tr>
<td>5 Increased cost of transit</td>
<td>-$36,816</td>
<td>118 hourly workers (Janitorial, Landscaping &amp; Cafeteria staff)</td>
</tr>
<tr>
<td>6 Avoidance of need for transit pass</td>
<td>$36,816</td>
<td>only 61 janitorial staff</td>
</tr>
<tr>
<td>7 Increased provincial taxes paid</td>
<td>$43,462</td>
<td>entire group</td>
</tr>
<tr>
<td>8 Increased federal taxes paid</td>
<td>$108,935</td>
<td>entire group</td>
</tr>
<tr>
<td>9 Increased employer portion of EI</td>
<td>$17,543</td>
<td>entire group</td>
</tr>
<tr>
<td>10 Increased employer portion of CPP</td>
<td>$35,560</td>
<td>entire group</td>
</tr>
<tr>
<td>11 Reduced GST credit</td>
<td>$2,872</td>
<td>entire group</td>
</tr>
<tr>
<td>12 Decreased need for housing allowance @ $300/month</td>
<td>$237,600</td>
<td>66 employees would no longer require housing allowance</td>
</tr>
<tr>
<td>13 Avoidance of shelter use (24 days)</td>
<td>$1,020</td>
<td>Provincial/Regional per diem $42.50, one person</td>
</tr>
<tr>
<td>14 Reallocated Working Income Tax Benefit</td>
<td>$9,396</td>
<td>118 part-time Janitorial, Cafeteria staff would no longer be eligible</td>
</tr>
<tr>
<td>15 Local economic multiplier (89%)</td>
<td>$469,451</td>
<td>supported by CDN research</td>
</tr>
</tbody>
</table>

A Social value $1,490,128
B Total investment $205,872
C SROI Ratio 1:1.80
D Payback Period 6.7 months

A social return on investment (SROI) analysis illustrates the value of investing to strengthen society, with a view to measuring the true value of an investment. Social value is created through changes to the circumstances of individuals, families, a community or the environment, and assesses the value of all material changes in relation to stakeholders.

In the case of a Living Wage policy, the majority of the social value created will remain within the Region, while a portion of it will be shared with the Province of Ontario and the Federal Government. For example, the increase in annual wages for the 200 hourly workers referred to in this case study will result in an increase in the taxes being paid at the provincial and federal levels. As illustrated below, the combined value of this new tax revenue is $152,872.

A further source of social value created for the Province of Ontario results from the reality that 66 of the hourly workers would no longer draw upon the Housing Allowance Program each month. This represents social value being created through cost reallocation of $237,600.

There is also a small amount of social value created at the federal level, approximately $2,900, as a result of the increase in GST to be paid by the group of 200 workers, should their hourly wage be increased to the level of a Living Wage.

This amount is acknowledges twice in the SROI calculation below. It is listed as an increase in the amount of GST paid by the 200 hourly workers, which decreases their overall net income.

It is also included as a line item of additional revenue for the federal government. When the SROI calculation is considered as a whole, both are included and effectively cancel each other out.

When considering all sources of social value created by the potential of an investment in a Living Wage policy for approximately 200 hourly workers of contractors who provide services to the Regional Municipality of Waterloo, the social return on investment ratio increases from 1.24 to 1.80 for every dollar invested. The harder to measure, less tangible benefits will further enhance the monetizable benefits outlined in this case study.
SROI Case Study: A Living Wage Policy for the Regional Municipality of Waterloo

References


17. Wilson, 2009; Laurie, 2008; Lightman and Wilson, 2008; Raphael, 2007.


This document is available in accessible formats upon request.
Should the Federal Minimum Wage Be Increased?
The federal minimum wage was introduced in 1938 during the Great Depression under President Franklin Delano Roosevelt. It was initially set at $0.25 per hour and has been increased by Congress 22 times, most recently in 2009 when it went from $6.55 to $7.25 an hour. 29 states plus the District of Columbia (DC) have a minimum wage higher than the federal minimum wage. 2,561,000 workers (or 3.3% of the hourly paid working population) earn the federal minimum wage or below.

Proponents of a higher minimum wage state that the current federal minimum wage of $7.25 per hour is too low for anyone to live on; that a higher minimum wage will help create jobs and grow the economy; that the declining value of the minimum wage is one of the primary causes of wage inequality between low- and middle-income workers; and that a majority of Americans, including a slim majority of self-described conservatives, support increasing the minimum wage.

Opponents say that many businesses cannot afford to pay their workers more, and will be forced to close, lay off workers, or reduce hiring; that increases have been shown to make it more difficult for low-skilled workers with little or no work experience to find jobs or become upwardly mobile; and that raising the minimum wage at the federal level does not take into account regional cost-of-living variations where raising the minimum wage could hurt low-income communities in particular. Read more background...

Top Pro & Con Arguments

**Pro 1.** Raising the minimum wage would increase economic activity and spur job growth. The Economic Policy Institute stated that a minimum wage increase from the current rate of $7.25 an hour to $10.10 would inject $22.1 billion net into the economy and create about 85,000 new jobs over a three-year phase-in period.[1] Economists from the Federal Reserve Bank of Chicago predicted that a $1.75 rise in the federal minimum wage would increase aggregate household spending by $48 billion the following year, [2] thus boosting GDP and leading to job growth. A 1994 study by economists Alan Krueger, PhD, and David Card, PhD, compared employment in the fast food industry after New Jersey raised its minimum wage by 80 cents, while Pennsylvania did not. Krueger and Card observed that job

**Con 1.** Increasing the minimum wage would force businesses to lay off employees and raise unemployment levels. The Congressional Budget Office projected that a minimum wage increase from $7.25 to $10.10 would result in a loss of 500,000 jobs. [5] In a survey of 1,213 businesses and human resources professionals, 38% of employers who currently pay minimum wage said they would lay off some employees if the minimum wage was raised to $10.10. 54% said they would decrease hiring levels. [44] San Francisco's Office of Economic Analysis said that an increase to $15 would reduce the city's employment by about "15,270 private sector jobs." [45] In 2014, Steve H. Hanke, PhD, Professor of Applied Economics at Johns Hopkins University, surveyed the 21 European Union (EU)
growth in the fast food industry was similar in both states, and found "no indication that the rise in the minimum wage reduced employment." [3] Their findings were corroborated by economists Hristos Doucouliagos, PhD, and T.D. Stanley, PhD, in a review of 64 minimum wage studies. The authors found "little or no evidence of a negative association between minimum wages and employment." [4]

**Pro 2.** Increasing the minimum wage would reduce poverty. A person working full time at the federal minimum wage of $7.25 per hour earns $15,080 in a year, which is 20% higher than the 2015 federal poverty level of $12,331 for a one-person household under 65 years of age but 8% below the 2015 federal poverty level of $16,337 for a single-parent family with a child under 18 years of age. [7] [8] According to a 2014 Congressional Budget Office report, increasing the minimum wage to $9 would lift 300,000 people out of poverty, and an increase to $10.10 would lift 900,000 people out of poverty. [5] A 2013 study by University of Massachusetts at Amherst economist Arindrajit Dube, PhD, estimated that increasing the minimum wage to $10.10 is "projected to reduce the number of non-elderly living in poverty by around 4.6 million, or by 6.8 million when longer term effects are accounted for." [6]

**Con 2.** Raising the minimum wage would increase poverty. A study from the Federal Reserve Bank of Cleveland found that although low-income workers see wage increases when the minimum wage is raised, "their hours and employment decline, and the combined effect of these changes is a decline in earned income... minimum wages increase the proportion of families that are poor or near-poor." [47] As explained by George Reisman, PhD, Professor Emeritus of Economics at Pepperdine University, "The higher wages are, the higher costs of production are. The higher costs of production are, the higher prices are. The higher prices are, the smaller the quantities of goods and services demanded and the number of workers employed in producing them." [48] Thomas Grennes, MA, Professor Emeritus at North Carolina State University, and Andris Strazds, MSc, Lecturer at the Stockholm School of Economics in Riga (Latvia), stated: "the net effect of higher minimum wages would be unfavorable for impoverished households, even if there are no job losses. To the extent that some poor households also lose jobs, their net losses would be greater." [49]

**Pro 3.** A higher minimum wage would reduce government welfare spending. If low-income workers earned more money, their dependence on, and eligibility for, countries that have a minimum wage and found they had an average unemployment rate of 11.8%, about a third higher than the 7.9% average unemployment rate in the seven EU countries that have no minimum wage. [46]

**Con 3.** A minimum wage increase would hurt businesses and force companies to close. 60% of small-business owners say that
government benefits would decrease. The Center for American Progress reported in 2014 that raising the federal minimum wage by 6% to $10.10 would reduce spending on the Supplemental Nutrition Assistance Program (SNAP, formerly known as food stamps) by 6% or $4.6 billion. [9] The Economic Policy Institute determined that by increasing the minimum wage to $10.10, more than 1.7 million Americans would no longer be dependent on government assistance programs. They report the increase would shave $7.6 billion off annual government spending on income-support programs. [10]

**Pro 4.** The minimum wage has not kept up with inflation. Because the federal minimum wage is not indexed for inflation, its purchasing power (the number of goods that can be bought with a unit of currency) has dropped considerably since its peak in 1968. The minimum wage in 1968 was $1.60, which is equivalent to $11.16 in Jan. 2016 dollars and which is 53.9% higher than today's $7.25 federal minimum wage. [7] [11] Between July 2015 and the last increase in the minimum wage in 2009, the federal minimum wage lost 8.1% of its purchasing power to inflation. [7] [12] According to Liana Fox, PhD, Senior Analyst at the Economic Policy Institute, "inflation indexing guarantees low-wage workers a wage that keeps pace with the rising costs of goods and services." [13] Raising the minimum wage and indexing it to inflation would ensure that low-wage workers could adopt a standard of living commensurate with the current economy. [14] [15] [16]

**Con 4.** Raising the minimum wage would increase the price of consumer goods. A 2013 article by the Federal Reserve Bank of Chicago stated that if the minimum wage is increased, fast-food restaurants would pass on almost 100% of their increased labor costs to consumers and that other firms may do the same. [2] A 2015 Purdue University study found that raising the wage of fast food restaurant employees to $15 or $22 per hour would result in a price increase of 4.3% and 25% respectively, or a reduction in product size between 12% and 70%: "a hamburger would be much smaller," the researchers stated. [53] NBC News found that the price of a cup of coffee went up by 10 to 20% in Oakland, California, after a 36% minimum wage hike in the city to $12.25. The report also found a 6.7% rise in coffee prices in Chicago after the minimum wage rose to $10. [54] The Alberta Hotel and Lodging Association (Canada) found that a "sudden and significant increase to the minimum wage" would result in "[i]ncreased prices for food & beverage, guest rooms and meeting facilities." [55]
economic growth have outpaced increases in the minimum wage. While the estimates of how much the minimum wage should be increased vary, many economists agree that if it had kept pace with rising productivity and incomes, it would be higher than the current $7.25 an hour. According to a study by the Center for Economic and Policy Research (CEPR), the federal minimum wage would have been $21.72 per hour in 2012, instead of $7.25, if the minimum wage had kept pace with increases in productivity since 1968. [17] The Institute for Policy Studies estimated in 2012 that personal income has grown by 100.6% since 1968, while the minimum wage has stagnated: "If our standard for minimum wages had kept pace with overall income growth in the American economy, it would now be $21.16 per hour." [14] The Economist stated in 2015 that "America as a whole is an outlier among advanced economies... one would expect America, where GDP per person is $53,000, to pay a minimum wage around $12 an hour. That would mean a raise of about 65% for Americans earning the minimum pay rate." [18]

**Pro 6.** Increasing the minimum wage would reduce income inequality. Among the 34 Organisation for Economic Cooperation and Development (OECD) member countries, the United States has one of the highest levels of income inequality, with only Chile, Mexico, and Turkey having higher levels of income inequality. [19] In 2012 the richest 1% of the US population earned 22.83% of the nation's total pre-tax income resulting in the widest gap between the rich and the poor since the 1920s. [20] A 2015 study found that the decrease in the inflation-adjusted value of the minimum wage since the 1980s has been a contributor to America's high levels of

...shut out of the workforce if the minimum wage is increased. Minimum wage workers are disproportionately young. According to the Pew Research Center, 16- to 24-year-olds make up 50.4% of minimum wage earners, [56] despite representing only 13.7% of the workforce as a whole. [57] 24% of minimum wage workers are teenagers. [56] Matthew Rousu, PhD, Associate Professor of Economics at Susquehanna University, wrote in a 2014 article that the federal minimum wage "has a devastating impact on teenagers" because firms will not pay many young workers with no skills or experience minimum wage, let alone a higher wage. [58] Casey B. Mulligan, PhD, economics professor at the University of Chicago, stated that the teenage employment index fell sharply after the minimum wage increase of July 2009 (a fall of about 8% in three months, while the previous drop of 8% took over a year): "This suggests that the 2009 minimum-wage increase did significantly reduce teenage employment." [59] According to a study by Thomas A. Mroz, PhD, and Timothy H. Savage, PhD, for the Employment Policies Institute, "those experiencing unemployment at an early age have years of lower earnings and an increased likelihood of unemployment ahead of them." [60]

**Con 6.** Raising the minimum wage would disadvantage low-skilled workers. From an employer's perspective, people with the lowest skill levels cannot justify higher wages. [61] A study by Jeffrey Clemens, PhD, and Michael J. Wither, PhD, found that minimum wage increases result in reduced average monthly incomes for low-skilled workers ($100 less during the first year following a minimum wage increase and $50 over the next two years) due to a reduction in employment. [62] James Dorn, PhD, Senior
inequality. [21] Isabel Sawhill, PhD, Senior Fellow in Economic Studies at the Brookings Institution, stated in 2014 that raising the minimum wage would reduce income inequality, and Jason Furman, PhD, Chairman of President Obama's Council of Economic Advisers, stated in 2014 that the weakening value of the minimum wage "is one of the important [reasons]... for inequality at the bottom." [22]

**Pro 7.** A minimum wage increase would help to reduce race and gender inequality. Despite representing 47% of US workers, women make up 63% of minimum wage workers. [23] [128] African Americans represent 12% of the US workforce, and make up 17.7% of minimum wage earners. [25] [26] 16% of the labor force is Hispanic, and they represent 21.5% of workers making the minimum wage. [25] [26] In a time when the median income for women is 78% of the national median income, and African Americans and Hispanics make 67% and 79% of the median income respectively, increasing the minimum wage is necessary to create a more equitable income distribution for disadvantaged groups. [27]

**Pro 8.** Increasing the minimum wage would have a ripple effect, raising the incomes of people who make slightly above the minimum wage. Melissa S. Kearney, PhD, and Benjamin Harris, PhD, of the Brookings Institution found that increasing the minimum wage would result in higher wages not only for the 3.7 million people earning minimum wage, but also for up to 35 million workers who make up to 150% of the federal minimum wage. [28] Researchers at the White House Council of Economic Advisors Fellow at the Cato Institute, stated that a 10% increase in the minimum wage "leads to a 1 to 3 percent decrease in employment of low-skilled workers" in the short term, and "to a larger decrease in the long run." [63] George Reisman, PhD, Professor Emeritus of Economics at Pepperdine University, stated that if the minimum wage is increased to $10.10, "and the jobs that presently pay $7.25 had to pay $10.10, then workers who previously would not have considered those jobs because of their ability to earn $8, $9, or $10 per hour will now consider them... The effect is to expose the workers whose skills do not exceed a level corresponding to $7.25 per hour to the competition of better educated, more-skilled workers presently able to earn wage rates ranging from just above $7.25 to just below $10.10." [48]

**Con 7.** Increasing the minimum wage reduces the likelihood of upward mobility. Don Boudreaux, PhD, Adjunct Scholar at the Cato Institute, explained, "the minimum wage cuts off the first rung of the employment ladder, and it's that first lowest paying rung that provides the skills and experience workers need to reach the next rung and to continue climbing their way to a better life." [166] Seth Zimmerman, PhD, Assistant Professor of Economics at the University of Chicago, stated: "minimum wage laws can lead to labor market rigidities that make it more difficult for people to move up the economic ladder. These rigidities can decrease relative mobility and... can decrease absolute upward mobility as well." [65] John W. O'Neill, PhD, Director of the School of Hospitality Management at Pennsylvania State University, stated that an increase in the minimum wage to $10.10 or higher would "decrease opportunities for upward mobility in the hospitality industry..."
(CEA) found that an increase to $10.10 an hour would raise wages for 28 million Americans—about nine million of those due to the ripple effect. [29] [where] entry-level, hourly roles are traditional 'routes to the top', and where workers learn the skills needed to gain a promotion. [66]

**Pro 9.** Increasing the minimum wage would increase worker productivity and reduce employee turnover. Increases in wages are associated with increased productivity, according to many economists, including Janet Yellen, PhD, Chair of the Federal Reserve. [30] Alan Manning, DPhil, Professor of Economics at the London School of Economics, stated in 2014: "As the minimum wage rises and work becomes more attractive, labor turnover rates and absenteeism tend to decline." [31] A 2014 University of California at Berkeley study found "striking evidence that... turnover rates for teens and restaurant workers fall substantially following a minimum wage increase," declining by about 2% for a 10% increase in the minimum wage. [32] A 2014 survey found that 53% of small business owners believed that "with a higher minimum wage, businesses would benefit from lower employee turnover and increased productivity and customer satisfaction." [33]

**Con 8.** If the minimum wage is increased, companies may use more robots and automated processes to replace service employees. If companies cannot afford to pay a higher minimum wage for low-skilled service employees, they will use automation to avoid hiring people in those positions altogether. Oxford University researchers Carl Benedikt Frey, PhD, and Michael A. Osborne, DPhil, stated in a 2013 study that "robots are already performing many simple service tasks such as vacuuming, mopping, lawn mowing, and gutter cleaning" and that "commercial service robots are now able to perform more complex tasks in food preparation, health care, commercial cleaning, and elderly care." [67] As attorney Andrew Woodman, JD, predicted in his blog for the Huffington Post, a minimum wage increase "could ultimately be the undoing of low-income service-industry jobs in the United States." [68] The Washington Post observed that as minimum wage campaigns gain traction around the country, "Many [restaurant] chains are already at work looking for ingenious ways to take humans out of the picture, threatening workers in an industry that employs 2.4 million wait staffers, nearly 3 million cooks and food preparers and many of the nation’s 3.3 million cashiers." [69]

**Pro 10.** The current minimum wage is not high enough to allow people to afford housing. According to a 2015 report from the National Low Income Housing Coalition, a worker must earn at least $15.50 an hour (over twice the federal minimum wage) to be able to afford to rent a "modest" one-bedroom apartment, and $19.35 for a two-bedroom unit (more than 2.5 times the minimum wage). The report stated: "In no state can an individual working a typical 40-hour work week at the federal minimum wage afford to rent a modest one-bedroom apartment or a two-bedroom unit, and the problem is worse in the poorest areas of the United States. In 2015 Mississippi had the lowest cost of living at
wage afford a one- or two-bedroom apartment for his or her family." In California in 2015, even a person earning the then state minimum wage of $9 per hour would need to work 92 hours a week to afford to rent a one-bedroom apartment. [34] In Rawlins County, Kansas, where rental costs are some of the most affordable in the country, a living wage including housing costs for one person with no dependents is estimated by the Massachusetts Institute of Technology to be $9.35, 25.3% higher than the federal minimum wage and the state minimum wage of Kansas. [35]

**Pro 11.** The current minimum wage is not high enough to allow people to afford everyday essentials. According to a 2013 poll by Oxfam America, 66% of US workers earning less than $10 an hour report that they "just meet" or "don't even have enough to meet" their basic living expenses, and 50% say that they are frequently worried about affording basic necessities such as food. [36] A 2015 report by the Alliance for a Just Society, found that "the federal minimum wage of $7.25 per hour represents less than half of a living wage for a single adult" and a worker supporting only himself would have to work 93 hours a week at the federal minimum wage in order to make ends meet "or skip necessities like meals or medicine." [37]

**Con 10.** Raising the minimum wage would increase housing costs. In cities such as Los Angeles with a limited housing supply, raising the minimum wage but not increasing housing stock would lead to an increase in rental prices as "700,000 minimum wage workers will have more money to compete for the same low inventory of rental units," according to researchers from the University of California in Los Angeles. [72] One Los Angeles-based blogger estimated a raise in rental prices by $173/month if the minimum wage was increased to $15/hour. [64] Lucas Hall, founder of Landlordology.com, stated: "Raising the minimum wage causes a temporary spike in spending power... Landlords raise rents as tenants are willing and able to pay more." [73]

**Pro 12.** Raising the minimum wage would lead to a healthier population and prevent premature deaths. A 2014 Human Impact Partners study by Rajiv Bhatia, MD, found that raising the Californian minimum wage to $13 an hour by 2017 would "significantly benefit health and well-being." [38] The

**Con 11.** The free market should determine minimum wages, not the federal government. A survey by the Small Business Network found that 82% of small businesses agreed that "the government should not be setting wage rates." [74] According to Per Bylund,
study found that those earning a higher minimum wage would have enough to eat, be more likely to exercise, less likely to smoke, suffer from fewer emotional and psychological problems, and even prevent 389 premature deaths a year. [38] A 2014 study by the Bay Area Regional Health Inequities Initiative (BARHII) found that minimum wage workers are more likely to report poor health, suffer from chronic diseases, and be unable to afford balanced meals. [39] The study concluded that "policies that reduce poverty and raise the wages of low-income people can be expected to significantly improve overall health and reduce health inequities." [39] Edward Ehlinger, MD, State Health Commissioner for Minnesota, stated that raising the Minnesotan minimum wage from $6.15 an hour to $9.50 by mid-2016 was probably "the biggest public health achievement... in the four years I've been health commissioner... If you look at the conditions that impact health, income is right at the top of the list... Anything we can do to help enhance economic stability will have a huge public health benefit. This is a major public health issue." [40]

**Pro 13.** Raising the minimum wage would increase school attendance and decrease high school drop-out rates. A 2014 study found that raising the Californian minimum wage to $13 an hour would increase the incomes of 7.5 million families, meaning fewer would live in poverty. Teens who live in poverty are twice as likely to miss three or more days of school per month compared to those who do not; thus raising the minimum wage and lifting families out of poverty would mean children would miss fewer school days. The study found that "recent experimental studies show that increasing income can improve

PhD, Research Professor at Baylor University, the federal minimum wage "disrupts the balance of the market and prohibits the creation of new jobs." Bylund stated that the free market should determine wages based on the value of work produced so employers can hire the needed number of workers at wage levels that make sense for their businesses. [75] According to Mark J. Perry, PhD, of the American Enterprise Institute, government-mandated minimum wages "are always arbitrary and almost never based on any sound economic/cost-benefit analysis... [I]n contrast market-determined wages reflect supply and demand conditions that are specific to local market conditions and vary widely by geographic region and by industry." Perry said market-determined wages result in more employment opportunities for unskilled workers, increased profits for companies, and lower prices for the consumer. [76]

**Con 12.** Raising the minimum wage would decrease employee benefits and increase tax payments. According to James Sherk, MA, Senior Policy Analyst at the Heritage Foundation, a single mother working full time and earning the federal minimum wage of $7.25 an hour would be over $260 a month worse off if the minimum wage were raised to $10.10: "While her market income rises by $494, she loses $71 in EITC [earned income tax credit] refunds, pays $37 more in payroll taxes and $45 more in state income taxes. She also loses $88 in food stamp benefits and $528 in child-care subsidies." [77] A 2014 study of 400 US Chief Financial Officers (CFOs) by Campbell Harvey, PhD, J. Paul Sticht Professor of International Business at Duke University, found that 40% of CFOs would reduce employee benefits if the minimum wage were raised to $10 an
school performance." [38] Increasing the minimum wage would allow teens to work fewer hours for the same amount of pay giving them more time to study and reducing the likelihood that they would drop out of high school. A 2014 study by Alex Smith, PhD, Assistant Professor of Economics at the United States Military Academy at West Point, found that "an increase in the minimum wage from $7.25 to $10.10 (39%)... would lead to a 2-4 percentage point decrease in the likelihood that a low-SES [socio-economic status] teen will drop out." [41]

**Pro 14.** Raising the minimum wage would help reduce the federal deficit. According to Aaron Pacitti, PhD, Associate Professor of Economics at Siena College, raising the minimum wage would help reduce the federal budget deficit "by lowering spending on public assistance programs and increasing tax revenue. Since firms are allowed to pay poverty-level wages to 3.6 million people -- 5 percent of the workforce -- these workers must rely on Federal income support programs. This means that taxpayers have been subsidizing businesses, whose profits have risen to record levels over the past 30 years." [42] According to James K. Galbraith, PhD, Professor of Government at the University of Texas in Austin, "[b]ecause payroll- and income-tax revenues would rise [as a result of an increase in the minimum wage], the federal deficit would come down." [43]

**Con 13.** Raising the minimum wage would decrease high school enrollment rates and increase drop-out rates. Mark J. Perry, PhD, of the American Enterprise Institute states that "the attraction to higher wages from minimum wage legislation reduces high school completion rates for some students with limited skills, who are then disadvantaged with lower wages and career opportunities over the long-run if they never finish high school." [80] A 2009 study published in the American Journal of Economics and Sociology found that in Maryland, "a 25-cent increase in the real minimum wage... was associated with a 0.55 percent increase in the dropout rate for Hispanic" students. [81] A 2005 study published by Cornell University found that "a longterm 10% increase in the earnings of low-skilled workers could decrease high school enrollment rates by as much as 5-7%." [82] According to a 2003 study by economists David Neumark, PhD, and William Wascher, PhD, in states where teens can leave school before 18, a 10% increase in the minimum wage caused teenage school enrollment to drop by 2%. [83]

**Pro 15.** Raising the minimum wage would reduce crime. According to an Apr. 2016 study by the Executive Office of the President's Council of Economic Advisors, hour. [78] Some staff at the Seattle-area nonprofit organization, Full Life Care, asked for a reduction in hours after the minimum wage was raised, citing concerns that the increase will mean they lose their housing subsidies yet they are still unable to afford market-rate rents. [79]
"higher wages for low-income individuals reduce crime by providing viable and sustainable employment... raising the minimum wage to $12 by 2020 would result in a 3 to 5 percent crime decrease (250,000 to 540,000 crimes) and a societal benefit of $8 to $17 billion dollars." [179] A 2013 study found that living wage ordinances "lead to modest reductions in expected robbery, burglary, larceny, and MVT [motor vehicle theft] rates." [180] Researchers who studied crime rates and the minimum wage in New York City over a 25-year period found that "[i]ncreases in the real minimum wage are found to significantly reduce robberies and murders... a 10 percent increase in the real minimum wage results in a 6.3 to 6.9 percent decrease in murders" and a 3.4 to 3.7 percent decrease in robberies. [181]

in 2015 with 44% of companies saying they did so to reduce or control costs. [84] A 2014 study of 400 US Chief Financial Officers (CFOs) by Campbell Harvey, PhD, J. Paul Sticht Professor of International Business at Duke University, found that 70% of CFOs would increase contracting, outsourcing, or moving actual production outside the United States if the minimum wage were raised to $10 an hour. [78]

Con 15. Raising the minimum wage would not reduce crime. According to a 2013 study by Boston College economists, increasing the minimum wage leads to reduced employment which leads to an increase in thefts, drug sales, and violent crime. [182] Their results indicate that "crime will increase by 1.9 percentage points among 14-30 year-olds as the minimum wage increases." [182] Researchers found that between 1977 and 2012 increases in the minimum wage resulted in "no significant change" in the rates of violent crime or property crime. [183]

---

Did You Know?

1. America's minimum wage law was signed in 1938. The minimum wage was set at 25 cents, which is equivalent to $4.11 in Jan. 2016 dollars. [7]

2. 50% of minimum wage workers are employed in food preparation and serving related occupations. [177]
3. 29 states and Washington, DC have set minimum wages above the federal minimum of $7.25 an hour. As of July 1, 2016, the highest is Washington, DC, at $11.50 an hour, followed by California and Massachusetts at $10 an hour. [85]

4. 45% of minimum wage workers are aged 16-24, 55% are older than 25. [125] [126]

5. The first state minimum wage laws, introduced between 1912 and the early 1930s, only covered women and minors. The first to cover men was introduced in 1937 in Oklahoma. [99]
SAINT PETERSBURG CITY COUNCIL

Meeting of November 2, 2017

TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: Ordinance approving a vacation of an eight (8) foot by seventy-one (71) foot portion of Elm Street Northeast located immediately adjacent to the east of Lot 1, Snell & Hamlett’s North Shore Addition Revised Replat Block 68, extending north from the east/west alley in the block. (City File No.: 17-33000015)

RECOMMENDATION: The Administration and the Development Review Commission recommend APPROVAL.

RECOMMENDED CITY COUNCIL ACTION:
1) Conduct the first reading of the attached proposed ordinance; and
2) Set the second reading and public hearing for November 20, 2017

The Request: The request is to vacate an eight (8) foot by seventy-one (71) foot portion of Elm Street Northeast located immediately adjacent to the east of Lot 1, Snell & Hamlett’s North Shore Addition Revised Replat Block 68, extending north from the east/west alley in the block.

Background: In 1987 the Board of Adjustment granted a variance to allow a pool at zero (0'-0") setback, with the stipulation that a minor easement would be required. In 1987 the owner of the property was granted a minor easement to allow the construction of a concrete deck and to allow an existing wooden deck to remain in this portion of the right-of-way. In January of 1988 permits were issued for a swimming pool with a concrete deck.

Discussion: As set forth in the attached report provided to the Development Review Commission (DRC), Staff finds that vacating the subject right-of-ways would be consistent with the criteria in the City Code, the Comprehensive Plan, and the applicable special area plan.

Agency Review: This application was routed to the standard list of City departments and private utility providers and no one indicated the presence of facilities in this portion of the right-of-way.

Public Comments: No calls were received from the public in response to the mailed notice for the Development Review Commission meeting. A letter of support was received from the Historic Old Northeast Neighborhood Association. On the day of the DRC hearing, two emails of support were received. At the hearing Robin Reed, representing the Historic Old Northeast
Neighborhood Association, spoke in support of the vacation. An additional public notice will be provided prior to the City Council Public Hearing. In advance of this report, no additional comments or concerns were expressed to the author.

DRC Action: On October 4, 2017, the Development Review Commission (DRC) held a public hearing on the subject application. After the public hearing, the DRC voted 5-2 to recommend approval of the proposed vacation.

RECOMMENDATION:

The Administration recommends APPROVAL of the partial street right-of-way vacation, subject to the following conditions:

1. Any existing or future construction and all vegetation shall comply with Section 16.40.160 – Visibility at Intersections: Sight Triangles. Any existing or future fence or wall construction shall comply with Section 16.40.040 - Fences, Walls & Hedges.

2. As required City Code Section 16.70.050.1.1 F, approval of right-of-way vacations shall lapse and become void unless the vacation ordinance is recorded by the City Clerk in the public records within 24 months from the date of such approval or unless an extension of time is granted by the commission designated in the Decisions and Appeals Table or, if appealed, by the City Council prior to the expiration thereof. Each extension shall be for a period of time not to exceed one year. A completed application for Extension of Approval shall be submitted by the deadline for the DRC hearing prior to the expiration date. The vacation ordinance shall be recorded after any conditions precedent have been compiled with.

Attachments: A – Parcel Map, B – Aerial Map, Ordinance with Attachment “A” – Sketch and Description, DRC Staff Report
AN ORDINANCE APPROVING A VACATION OF AN EIGHT (8) FOOT BY SEVENTY-ONE (71) FOOT PORTION OF ELM STREET NORTHEAST LOCATED IMMEDIATELY ADJACENT TO THE EAST OF LOT 1, SNELL & HAMLETT'S NORTH SHORE ADDITION REVISED REPLAT BLOCK 68, EXTENDING NORTH FROM THE EAST/WEST ALLEY IN THE BLOCK; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on October 16, 1987, the City of St. Petersburg ("City") Board of Adjustment approved a zero lot line variance ("Variance") to build a swimming pool at a single-family residential property located at 756 18th Avenue NE ("Property"); and

WHEREAS, the Board of Adjustment further stipulated that a minor easement license ("License") to construct in the City right-of-way ("ROW") was required in order to allow an existing wooden deck to remain and to construct a new concrete deck; and

WHEREAS, on December 10, 1987, the City Council granted the License for the existing and proposed decks in the ROW adjacent to the Property to Paul Tash ("Tash"), the former owner of the Property; and

WHEREAS, on January 13, 1988 the City Building Department issued the necessary permit(s) for a swimming pool with a concrete deck on the Property to Tash pursuant to the Variance and the License; and

WHEREAS, the current owner of the Property is now seeking a vacation of ROW to allow for the existing construction to remain and for the construction of a new masonry wall to replace an existing fence; and

WHEREAS, this is a unique situation of previously permitted construction within the ROW, which neither interferes with the public's use of the right-of-way, including for travel and other pedestrian purposes, nor with the City's surface and subsurface infrastructure within the ROW; and

WHEREAS, City Administration has identified vacation of the portion of ROW described under Section 1 below as an equitable solution to this unique situation; and

WHEREAS, the proposed ROW vacation is the minimum necessary to resolve this unique situation; and

WHEREAS, the ROW vacation restores the intention of previous City approvals and private construction activity that past and current property owners have relied upon without causing significant detriment to the integrity of the ROW or the development pattern of the neighborhood.

THE CITY OF ST. PETERSBURG, FLORIDA DOES ORDAIN:
Section 1. The following right-of-way is hereby vacated as recommended by the Administration and the Development Review Commission on October 4, 2017 (City File No. 17-33000015):

Legal Description: See attached Exhibit “A” – 1 page, incorporated as if fully stated herein.

Section 2. The above-mentioned right-of-way is not needed for public use or travel.

Section 3. The vacation is subject to and conditional upon the following:

1. Any existing or future construction and all vegetation shall comply with Section 16.40.160 – Visibility at Intersections: Sight Triangles. Any existing or future fence or wall construction shall comply with Section 16.40.040 - Fences, Walls & Hedges.

2. As required City Code Section 16.70.050.1.1 F, approval of right-of-way vacations shall lapse and become void unless the vacation ordinance is recorded by the City Clerk in the public records within 24 months from the date of such approval or unless an extension of time is granted by the commission designated in the Decisions and Appeals Table or, if appealed, by the City Council prior to the expiration thereof. Each extension shall be for a period of time not to exceed one year. A completed application for Extension of Approval shall be submitted by the deadline for the DRC hearing prior to the expiration date. The vacation ordinance shall be recorded after any conditions precedent have been compiled with.

Section 4. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

LEGAL:

[Signature]

PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT:

[Signature]
DESCRIPTION AND SKETCH
8 FOOT PORTION OF RIGHT-OF-WAY VACATION

DESCRIPTION:
The south 71 feet of that 8 foot portion of Elm Street northeast right-of-way (60 feet wide per plat Book 4, page 39) lying coincident and adjacent to the east boundary line of Lot 1, Block 68, revised plat of Blocks 37, 38, 65, 66, 67 & 68 and water lots "A" to "V" inclusive in Snell & Hamlett's North Shore Addition, as recorded in plat Book 4, page 39 of the public records of Pinellas County, Florida.

Containing 568 square feet or 0.013 acres more or less.

Exhibit "A"

ABBREVIATIONS:

- C = CENTERLINE
- AC. = ACRES
- O.R. = OFFICIAL RECORDS
- SQ. FT. = SQUARE FEET

FOR: MAY GRECSEK AND MATTHEW GRECSEK

PREPARED: 8/08/17
REvieD: 8/10/17

THIS IS NOT A SURVEY

NOTE: Legal Description and Sketch not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.

Prepared by:
JOHN C. BRENDLA & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS AND MAPPERS
4015 82nd Avenue North
Pinellas Park, Florida 33781
phone (727) 576-7546 ~ fax (727) 577-9932

Prepared: 8/08/17
Prepared by: JOHN C. BRENDLA & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS AND MAPPERS
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Pinellas Park, Florida 33781
phone (727) 576-7546 ~ fax (727) 577-9932

This is not a survey
According to Planning & Economic Development Department records, Commissioner Vickstrom resides or has a place of business within 2,000 feet of the subject property. All other possible conflicts should be declared upon the announcement of the item.

REPORT TO THE DEVELOPMENT REVIEW COMMISSION FROM DEVELOPMENT REVIEW SERVICES DIVISION, PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT, for Public Hearing and Executive Action on October 4, 2017, at 2:00 P.M. in Council Chambers, City Hall, 175 Fifth Street North, St. Petersburg, Florida.

CASE NO.: 17-33000015
REQUEST: Approval of a Vacation of an eight (8) foot by seventy-one (71) foot portion of Elm Street Northeast located immediately adjacent to the east of Lot 1, Snell & Hamlett's North Shore Addition Revised Replat Block 68, extending north from the east west alley in the block.

OWNER: Matthew & May Grecsek
756 18ᵗʰ Avenue Northeast
Saint Petersburg, Florida 33704-4608

ADDRESS: 756 18ᵗʰ Avenue Northeast
PARCEL ID NO.: 17-31-17-83221-068-0010
LEGAL DESCRIPTION: On File
ZONING: Neighborhood Traditional-3 (NT-3)

DISCUSSION AND RECOMMENDATION:

Request. The request is to vacate an eight (8) foot by seventy-one (71) foot portion of Elm Street Northeast located immediately adjacent to the east of Lot 1, Snell & Hamlett's North Shore Addition Revised Replat Block 68, extending north from the east west alley in the block.
The area of the right-of-way proposed for vacation is depicted on the attached maps (Attachments "A" and "B") and Sketch and description (Exhibit "A"). The applicant's goal is to build a concrete wall around their existing pool.

In 1987 a Resolution was approved granting a minor easement to allow the construction of a concrete deck and to allow an existing wooden deck to remain within the City Right-of-Way (see Attachment C). In 2017 the applicant applied to build a wall in the right-of-way, which would not have been allowed under the minor easement provisions of the resolution.

Analysis. Staff's review of a vacation application is guided by:
A. The City's Land Development Regulations (LDR's);
B. The City's Comprehensive Plan; and
C. Any adopted neighborhood or special area plans.

Applicants bear the burden of demonstrating compliance with the applicable criteria for vacation of public right-of-way. In this case, the material submitted by the applicant (Attachment D) does provide background or analysis supporting a conclusion that vacating the subject right-of-way would be consistent with the criteria in the City Code, the Comprehensive Plan, or any applicable special area plan.

A. Land Development Regulations

Section 16.40.140.2.1E of the LDR's contains the criteria for reviewing proposed vacations. The criteria are provided below in italics, followed by itemized findings by Staff.

1. Easements for public utilities including stormwater drainage and pedestrian easements may be retained or required to be dedicated as requested by the various departments or utility companies.

This application was routed to the standard list of City Departments and private utility providers. There are no noted utilities in the portion of the right-of-way proposed for vacation.

2. The vacation shall not cause a substantial detrimental effect upon or substantially impair or deny access to any lot of record as shown from the testimony and evidence at the public hearing.

The vacation will not have any affect upon access to any lot of record.

3. The vacation shall not adversely impact the existing roadway network, such as to create dead-end rights-of-way, substantially alter utilized travel patterns, or undermine the integrity of historic plats of designated historic landmarks or neighborhoods.

The vacation will not dead-end rights-of-way, substantially alter utilized travel patterns, or undermine the integrity of historic plats of designated historic landmarks or neighborhoods.

4. The easement is not needed for the purpose for which the City has a legal interest and, for rights-of-way, there is no present or future need for the right-of-way for public vehicular or pedestrian access, or for public utility corridors.
There is no need for this portion of the right-of-way for public vehicular access. The remaining right-of-way is sufficient to allow the 4-foot sidewalk width required by Section 16.40.140.4.2. - Sidewalks. There are no utilities within the portion of the right-of-way proposed for vacation.

5. The POD, Development Review Commission, and City Council shall also consider any other factors affecting the public health, safety, or welfare.

No other factors have been raised for consideration.

B. Comprehensive Plan

There are no policies in the City's Comprehensive Plan which apply to this request.

C. Adopted Neighborhood or Special Area Plans

There are no neighborhood or special area plans which affect vacation of right-of-way in this area of the City.

Comments from Agencies and the Public  No calls were received from the public in response to the mailed notice. A letter of support was received from the Historic Old Northeast Neighborhood Association. This application was routed to the standard list of City departments and private utility providers and no one indicated the presence of facilities in this portion of the right-of-way.

RECOMMENDATION. Staff recommends APPROVAL of the proposed street right-of-way vacation. If the DRC is inclined to support the vacation, Staff recommends the following special conditions of approval:

1. Any existing or future construction and all vegetation shall comply with Section 16.40.160 – Visibility at Intersections: Sight Triangles. Any existing or future fence or wall construction shall comply with Section 16.40.040 - Fences, Walls & Hedges.

2. As required City Code Section 16.70.050.1.1 F, approval of right-of-way vacations shall lapse and become void unless the vacation ordinance is recorded by the City Clerk in the public records within 24 months from the date of such approval or unless an extension of time is granted by the commission designated in the Decisions and Appeals Table or, if appealed, by the City Council prior to the expiration thereof. Each extension shall be for a period of time not to exceed one year. A completed application for Extension of Approval shall be submitted by the deadline for the DRC hearing prior to the expiration date. The vacation ordinance shall be recorded after any conditions precedent have been compiled with.
REPORT PREPARED BY:

KATHRYN A. YOUNKIN, AICP, LEED AP BD+C, Deputy Zoning Official
Development Review Services Division
Planning & Economic Development Department

DATE: 9/23/17

REPORT APPROVED BY:

ELIZABETH ABERNETHY, AICP, Zoning Official (POD)
Planning and Economic Development
Development Review Services Division

DATE: 9/25/17

Attachment B
City of St. Petersburg, Florida
Planning and Economic Development Department
Case No.: 17-330000015
Address: 756 18th Avenue Northeast

(nts)
BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that a minor easement is granted to the construction of a concrete deck and to allow an existing wooden deck to remain within City right-of-way at 756 - 18 Avenue NE and providing an effective date.

The applicant will be responsible for any injury or damage caused by this structure and the maintenance of same. The applicant will remove said structure within thirty (30) days if so requested by the City of St. Petersburg.

BE IT FURTHER RESOLVED that any repair to this structure that may be required due to City maintenance of existing utilities will be the responsibility of the applicant.

BE IT FURTHER RESOLVED that all other applicable permits and approvals are the applicant's responsibility.

BE IT FURTHER RESOLVED that it is a condition of this easement that it may be terminated by the City at any time.

This resolution shall become effective immediately upon its adoption.

Adopted at a regular session of the City Council held on the 10th day of December, 1987.

Mayor-Councilman
Chairman of the City Council

Attachment C - Minor Easement and Backup Pg 1 of 5
A RESOLUTION GRANTING A MINOR EASEMENT TO ALLOW THE CONSTRUCTION OF A CONCRETE DECK AND TO ALLOW AN EXISTING WOODEN DECK TO REMAIN WITHIN CITY RIGHT-OF-WAY AT 756 - 18 AVENUE NE AND PROVIDING AN EFFECTIVE DATE.

Adopted at a regular session of the City Council held on the 10th day of December, 1987.

Given under my hand and the official seal of the City of St. Petersburg, Florida, this 19th day of July, 1989.

Clerk of the City Council
City of St. Petersburg, Florida
SAINT PETERSBURG CITY COUNCIL

Meeting of December 10, 1987

TO: MAYOR AND COUNCIL

SUBJECT: Resolution granting a minor easement to allow for the construction of a concrete deck and to allow an existing wooden deck to remain within City right-of-way at 756 - 18th Avenue Northeast.

EXPLANATION: Paul C. Tash of 756 - 18th Avenue Northeast has requested a minor easement to allow for the construction of a concrete deck and to allow an existing wooden deck to remain within City right-of-way for the life of the structure at the referenced address.

The proposed concrete deck will extend 4 feet into the right-of-way of Elm Street Northeast for a distance of approximately 43 feet. The existing wood deck extends 4 feet into the right-of-way of Elm Street Northeast for a distance of approximately 8.5 feet.

The applicant will be responsible for any injury or damage caused by this structure and the maintenance of same. The applicant will remove said structure within thirty (30) days if so requested by the City of St. Petersburg.

Any repair to this structure that may be required due to City maintenance of existing utilities will be the responsibility of the applicant.

All other applicable permits and approvals are the applicant's responsibility.

Administration recommends approval of this minor easement.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

_________________________ City Manager

ATTACHMENT (s): 1

COUNCIL ACTION: __________________________

FOLLOW-UP __________________________ Agenda No. C11

EN2
NOTES:
1. POOL IS WITHIN EXISTING 6-FOOT WOODEN PRIVACY FENCE.
2. THERE IS NO SCREEN ENCLOSURE.
Attachment D – Applicant’s Narrative

17-33000015
Meeting Date: October 4, 2017

Address/Location: 756 18th Ave NE, Saint Petersburg, FL 33704

Type of Application: Subdivision Decision Application – Vacation of Right of Way

Staff Planner: Elizabeth Abernethy, Kathryn Younkin, Dave Goodwin

Staff Contact Info: Elizabeth: 727-892-5344; Kathryn: 727-892-5958; Dave: 727-893-7868

Historic Old Northeast Neighborhood Association

Neighborhood Association President Name(s) & Contact Info

Peter Motzenbecker: petermolz@aol.com / 727-269-5521

Issues/Concerns: Homeowners are preparing for a public hearing to approve the City’s vacation ordinance for eight (8) feet strip of land inside a pre-existing privacy fence in place for 40 years, and adjacent to a swimming pool and deck in place for 30+ years.

In January 2017, homeowners applied for a permit to change aging vinyl fence to a wall in keeping with other walls surrounding the property – and with respect to the block’s Historic Designation. Despite Board of Appropriations approval and permits granted for pool and deck in 1986-87, the City asserted that a record of easement could not be found deeming homeowners pool and deck illegally located in a public right of way. Note: The City provided a copy of the missing easement on August 9, 2017. St. Petersburg Minor Encroachments, Article VII, Sec. 25-272 stipulates that a vacation (not an easement) is legally necessary for permanent structures to be built on public right of way.

The proposed ordinance will correct the inequitable impairments discovered through the permitting process including, but not limited to the:

- legality of past permits
- questionable border re-allocation that deducted 8 feet land from original property
- tax assessments and property valuation relied upon by at least six (6) homeowners over 30+ years
- property taxes paid on improvements on the parcel by at least six (6) homeowners over 30+ years

After “extensive review and consideration” by City officials and “in consideration of the extraordinary circumstances” the City has agreed to support our application for Vacation of Right of Way. Homeowner proposed vacation of 8” parcel from alley to 18th Ave NE in conformance to “narrow rectangular lots” on Ordinance #286-H, Sec. 16.20-010. However, City guidance is to adhere to prior easement requirement limited to about 2/3 of original request.
SUBDIVISION DECISION
Application
Application No. 17-33000015

Application Type:
- Lot Line Adjustment
- Lot Split
- Lot Refacing
- Street Name Change
- Street Closing
- Vacating – Street Right-of-Way
- Vacating – Alley Right-of-Way
- Vacating – Walkway Right-of-Way
- Vacating – Easement
- Vacating – Air Rights

NAME of APPLICANT (Property Owner):
May Grecsek and Matthew Grecsek
Street Address: 756 18th Ave NE
City, State, Zip: Saint Petersburg, FL 33704
Telephone No: 415-577-2928
Email Address: mvecharle@yahoo.com

NAME of AGENT or REPRESENTATIVE:
City, State, Zip: N/A
Telephone No: Email Address:

PROPERTY INFORMATION:
Street Address or General Location: 756 18th Ave NE, Saint Petersburg, FL 33704
Parcel ID(s): 17-31-17-83221-068-0010

DESCRIPTION OF REQUEST:
Vacation ordinance for eight (8) feet strip of land located inside of privacy fence, pre-existing from at least 1986, East side of property Elm St. adjacent to pool and deck.

PRE-APPLICATION DATE: Aug 7, 2017 PLANNER: Abernethy, Younkin, Goodwin

FEE SCHEDULE

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<tr>
<td>Lot Refacing Administrative Review</td>
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<tr>
<td>Lot Refacing Commission Review</td>
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<td>Variance with any of the above</td>
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<tr>
<td>Vacating Streets &amp; Alleys</td>
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<tr>
<td>Street Closing</td>
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Cash, credit, and checks made payable to the "City of St. Petersburg".

AUTHORIZED
City Staff and the designated Commission may visit the subject property during review of the requested variance. Any Code violations on the property that are noted during the inspections will be referred to the City's Codes Compliance Assistance Department.

The applicant, by filing this application, agrees he or she will comply with the decision(s) regarding this application and conform to all conditions of approval. The applicant's signature attests that all information contained within this application has been completed, and that the applicant understands that processing this application may involve substantial time and expense. Filing an application does not guarantee approval, and denial or withdrawal of an application does not result in remittance of the application fee.

NOTE: IT IS INCUMBENT UPON THE APPLICANT TO SUBMIT CORRECT INFORMATION. ANY MISLEADING, DECEPTIVE, INCOMPLETE, OR INCORRECT INFORMATION MAY INVALIDATE YOUR APPROVAL.

Signature of Owner/Agent: __________________________ Date: __________________________

*Affidavit to Authorize Agent required, if signed by Agent.

Typed name of Signatory: __________________________

Page 3 of 6
I am (we are) the owner(s) and record title holder(s) of the property noted herein

Property Owner's Name:___________________________________________________

This property constitutes the property for which the following request is made

Property Address:_______________________________________________________________________________

Parcel ID Number:_______________________________________________________________________________

Request:_______________________________________________________________________________________

The undersigned has(have) appointed and does(do) appoint the following agent(s) to execute any application(s) or other documentation necessary to effectuate such application(s)

Agent's Name(s):_______________________________________________________________________________

This affidavit has been executed to induce the City of St. Petersburg, Florida, to consider and act on the above described property.

I (we), the undersigned authority, hereby certify that the foregoing is true and correct.

Signature (owner):_________________________________________ Printed Name

Sworn to and subscribed on this date

Identification or personally known:________________________________________________________________

Notary Signature: (Print)____________________________________ Date:________________________

Commission Expiration (Stamp or date):______________________________
Applicants are strongly encouraged to obtain signatures in support of the proposal(s) from owners of property adjacent to or otherwise affected by a particular request.

### NEIGHBORHOOD WORKSHEET

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<tr>
<th>Street Address</th>
<th>Description of Request</th>
<th>Case No.:</th>
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<td>1811 18th Ave NE</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
</tr>
<tr>
<td><strong>Street Address:</strong></td>
<td><strong>Description of Request:</strong></td>
<td><strong>Case No.:</strong></td>
</tr>
<tr>
<td>1. Affected Property Address: 801 Li 18th Ave NE</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
</tr>
<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
<td></td>
</tr>
<tr>
<td>Shana Winters</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2. Affected Property Address: 1600 NE 81st Ave N</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
</tr>
<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
<td></td>
</tr>
<tr>
<td>Ken W. Reid</td>
<td></td>
<td></td>
</tr>
<tr>
<td>3. Affected Property Address: 13W 15th Ave NW</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
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<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
<td></td>
</tr>
<tr>
<td>David Skow</td>
<td></td>
<td></td>
</tr>
<tr>
<td>4. Affected Property Address: 7400 18th Ave N</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
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<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
<td></td>
</tr>
<tr>
<td>Elizabeth Stidmore</td>
<td></td>
<td></td>
</tr>
<tr>
<td>5. Affected Property Address: 1900 Beach Dr NE</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
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<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
<td></td>
</tr>
<tr>
<td>E. W. McClenathan</td>
<td></td>
<td></td>
</tr>
<tr>
<td>6. Affected Property Address: 1325 18th Ave N</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
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<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
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<td></td>
<td></td>
<td></td>
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<tr>
<td>7. Affected Property Address: 145 18th Ave NW</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
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<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
<td></td>
</tr>
<tr>
<td>Mary Ann Boston</td>
<td></td>
<td></td>
</tr>
<tr>
<td>8. Affected Property Address: 745 18th Ave NE</td>
<td>Support the approval of the City's vacation ordinance for the 8 ft strip of land to the east side of our yard facing Elm St and located within a fence that has been up for 30+ years. This approval is necessary so that our pool and deck are not deemed illegal. It also enables us to replace the aging vinyl fence with brick fence to match the brick fence on the N, S, and W side of house and is in keeping with historic designation.</td>
<td></td>
</tr>
<tr>
<td>Owner Name (print):</td>
<td>Owner Signature:</td>
<td></td>
</tr>
<tr>
<td>Ward Boston</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
In accordance with LDR Section 16.70.040.1.F.2. "It is the policy of the City to encourage applicants to meet with residents of the surrounding neighborhoods prior to filing an application for a permit requiring review and public hearing. The applicant, at his option, may elect to include neighborhood mediation as a preparatory step in the development process. Participation in the public participation process prior to required public hearings will be considered by the decision-making official when considering the need, or request, for a continuance of an application. It is not the intent of this section to require neighborhood meetings, but to encourage meetings prior to the submission of applications for approval and documentation of efforts which have been made to address any potential concerns prior to the formal application process."

### Applicant Report

<table>
<thead>
<tr>
<th><strong>Street Address:</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Details of techniques the applicant used to involve the public</td>
</tr>
<tr>
<td>(a) Dates and locations of all meetings where citizens were invited to discuss the applicant's proposal</td>
</tr>
</tbody>
</table>

Jan 2017 to present: Ongoing conversations with neighbors adjacent to property and neighbors on our Historically Designated Block; 08/07/17: Telephone conversation with Robin Reed, Chairman HONNA Planning & Preservation Committee; 08/10/17: Email of DRC application pkg to Robin Reed and Peter Motzenbecker per guidance of Ms. Reed

<table>
<thead>
<tr>
<th>(b) Content, dates mailed, and number of mailings, including letters, meeting notices, newsletters, and other publications</th>
</tr>
</thead>
<tbody>
<tr>
<td>Mailings planned to homeowners residing within 300 feet of property. Content to be prepared in partnership with City. Mail notification deadline for October 4, 2017 hearing is September 11, 2017.</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>(c) Where residents, property owners, and interested parties receiving notices, newsletters, or other written materials are located</th>
</tr>
</thead>
<tbody>
<tr>
<td>2. Summary of concerns, issues, and problems expressed during the process</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>3. Signature or affidavit of compliance - President or vice-president of any neighborhood associations</th>
</tr>
</thead>
<tbody>
<tr>
<td>Check one: ( ) Proposal supported</td>
</tr>
<tr>
<td>( ) Do not support the Proposal</td>
</tr>
<tr>
<td>( ) Unable to comment on the Proposal at this time</td>
</tr>
<tr>
<td>( ) Other comment(s):</td>
</tr>
</tbody>
</table>

Association Name

President or Vice-President Signature

If the president or vice-president of the neighborhood association are unavailable or refuse to sign such certification, a statement as to the efforts to contact them and (in the event of unavailability or unwillingness to sign) why they were unable or unwilling to sign the certification.

City of St. Petersburg – One 4th Street North – St. Petersburg, FL 33731-2842 – (727) 893-7471

www.stpete.org/cor

Page 5 of 6
SECTION 17, TOWNSHIP 31 SOUTH, RANGE 17 EAST

DESCRIPTION AND SKETCH
8 FOOT PORTION OF RIGHT-OF-WAY VACATION

DESCRIPTION:
The south 71 feet of that 8 foot portion of Elm Street Northeast Right-of-Way (60 feet wide per Plat Book 4, page 39) lying coincident and adjacent to the east boundary line of Lot 1, Block 68, Revised Plat of Blocks 37, 38, 65, 66, 67 & 68 and water lots "A" to "V" inclusive in Snell & Hamlett's North Shore Addition, as recorded in Plat Book 4, page 39 of the Public Records of Pinellas County, Florida.

CONTAINING 568 SQUARE FEET OR 0.013 ACRES MORE OR LESS.

18TH AVENUE N.E.

8' LEFT OUT
(PER O.R. BOOK 38628,
PAGE 0064)

8' RIGHT-OF-WAY VACATION

PLANTED WEST
RIGHT-OF-WAY
LINE OF ELM
STREET N.E.

ABBREVIATIONS:
C = CENTERLINE
AC = ACRES
O.R = OFFICIAL RECORDS
SF = SQUARE FEET

Lot 2

Lot 1

Lot 11

Lot 12

FOR: MAY GRECEK AND MATTHEW GRECEK

REVISED: 8/10/17

Prepared by:
JOHN C. BRENDLA & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS AND MAPPERS
4015 82nd Avenue North
Pinellas Park, Florida 33781
phone (727) 576-7556 ~ fax (727) 577-3932

This is NOT A SURVEY

NOTE: Legal Description and Sketch not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.
PHOTOGRAPHS OF SUBJECT PROPERTY

Vacation ordinance applicable to this 8 ft.-wide land located inside of pre-existing privacy fence for 30+ years, adjacent to swimming pool and deck.
PHOTOGRAPHS OF SUBJECT PROPERTY

Permanent structures inside sixty-eight (68) foot width of property along Elm St.

City has confirmed no utilities along this side of Elm St.
NARRATIVE
City has copy of this narrative which was used as reference
for meetings with homeowner in May 2017

Overview

Matthew and May Grecsek, homeowners of 756 18th Ave NE ("Homeowner(s)") request the City of St Petersburg (the "City") vacate any claim on the eight (8) foot parcel of land along the eastern boundary of Block 68, Lot 1 parallel to Elm Street as defined in Snell and Hamletts North Shore Add Rev Replat, Block 68, Lot 1 ("Disputed Parcel"), for either of the following reasons:

Scenario A: The Disputed Parcel already belongs to Homeowner and the City should vacate any claim to it.
Scenario B: The Disputed Parcel somehow belongs to the City, but due to the circumstances, conflicting Ordinance, ambiguity, and other irregularities, the City should vacate any claim to it.

Recent Background:

1. In February 1987, the Mr. Paul Tash ("1986 Homeowner") applied for a City permit to construct permanent structures on the Disputed Parcel with the good faith belief that it was his property. The City concurred and granted a Permit to construct a permanent deck on the Disputed Parcel with applicable setbacks for residential property (no City claim of ownership of Disputed Parcel).
2. In September 1987, the 1986 Homeowner prepared a survey for the proposed construction of a swimming pool and was informed that the eastern boundary of his property was eight (8) feet less than he reasonably believed (see next section). The 1986 Homeowner was directed by the City to apply for an easement, variance, and permit to begin construction, which he did.
3. In October 1987, the Board of Adjustment having considered all of the relevant facts and Ordinances, unanimously granted approval for the additional permanent structures on the Disputed Parcel. The City granted a Permit and the permanent structures approved.
4. During the period of 1988 through 2017, the property was transacted by six different owners. All relied on the Permit history to determine the legality of the permanent structures and the permissions they implied to determine the value of the property.
5. Since 1988, all homeowners have been paying Pinellas County property taxes on the permanent structures on the Disputed Parcel.
6. In 2017, in connection with anticipated historic designation, the Current Homeowner applied for a permit to replace the existing vinyl fence with a block wall to match the historic wall on the west side of the property. He was informed by the City engineer that despite the BOA approval and permit, no easement was created and therefore all permanent structures on the Disputed Parcel are illegal.
Scenario A

The parcel already belongs to the homeowner

1. The plat map shows Lot 1, Block 68 as having a 68 foot width (See Snell and Hamlett’s Replat, Exhibit 1). The western border of the property has remained constant since the original plat and is the location of a block wall erected when the house was constructed (See Photo, Exhibit 11).

2. Property taxes on the full sixty-eight (68) foot width were paid by homeowners from 1922 through at least 1986 (See Tax Collector’s records in Exhibit 2).

3. All deeds for the property through 1986 have the sixty-eight (68) foot description (See 1986 Deed, Exhibit 3):

\[ \text{Lot 1, Block 68 SNELL AND HAMLETT’S NORTH SHORE SUBDIVISION} \]

4. The privacy fence erected long before 1987, is exactly sixty-eight (68) feet from the western border of the property. The location of this fence is the current subject of controversy.

5. In February 1987, the City recognized the sixty-eight (68) foot width of the property as belonging to the homeowner, by issuing Building Permit 704242 for a permanent deck on the Disputed Parcel (See Property Card, Exhibit 4, See also Property Photos, Exhibits 9, 10).

6. All permanent structures are within the sixty-eight (68) foot width of the property defined in all City and County records through the beginning of 1987 (See Survey, Exhibit 6).

7. In September 1987, eight (8) feet of land was taken from Block 68, Lot 1.

\[ \text{Lot 1, Block 68 SNELL AND HAMLETT’S NORTH SHORE SUBDIVISION, less W 8 feet} \]
\[ \text{(See 1992 Deed, Exhibit 7, emphasis added)} \]

8. The City claims ownership of the missing eight (8) feet of property on the Disputed Parcel.

Scenario A Conclusion:
The Disputed Parcel containing the permanent structures, including the original fence, is within the sixty-eight (68) foot width of the lot as platted and deeded and rightfully belongs to the property owner of Block 68, Lot 1. The homeowner requests the City to vacate its claim to the Disputed Parcel.
Scenario B

The permanent structures approved by the City require a vacation of the Disputed Parcel

Assuming the City had legal claim to the Disputed Parcel, and not the homeowners occupying and paying property taxes on the parcel and the containing permanent structures, under the St. Petersburg Code of Ordinances, the permitting of a structure that constitutes a substantial permanent use of a public right of way or easement requires a vacation (See St. Petersburg Minor Encroachments, Article VII, Sec. 25-272. - Purpose and intent; definitions, Exhibit 12):

(f) Notwithstanding the foregoing, a building or structure or any portion thereof that constitutes a substantial permanent use of a public right-of-way or easement shall require a vacation of air rights or a vacation of the public right-of-way or easement.

Therefore, a vacation rather than an easement was legally necessary in permitting the permanent structures and the homeowner requests the City vacate its claim to the Disputed Parcel.

If the City disagrees with this conclusion, the following complications need to be resolved:

1. What is the legality of issuing Building Permit 704242 for a permanent structure on a right of way issued in February 1987 on the Disputed Parcel, in conflict of Sec 25-272(f)?
2. What was the effect and legality of the BOA’s unanimous decision granting permission to build a concrete deck and pool on a right of way, also in conflict of Sec 25-272(f)?
3. What due process occurred to remove eight (8) feet from the width of Block 68, Lot 1?
4. What circumstances permitted the longstanding privacy fence, sixty-eight (68) feet from the western wall and border that existed prior to 1987 on the Disputed Parcel?
5. How will the City remedy the inequity it created for at least six (6) homeowners making reasonable, but detrimental reliance on the City’s representation that permits were legally granted and which the County Tax Assessor relied upon when valuing the property?
6. What is the effect of the recently effectuated local historic designation of the property on the permanent structures in the Disputed Parcel?

Putting aside Sec 25-272(f) legalities, an easement is an interest in land owned by another person, consisting in the right to use the land, and can be created in a variety of ways. The City is a sophisticated party. If it laid claim to the Disputed Parcel, it should have known an easement was required and the legal basis thereof before permitting the homeowner to build permanent structures in the public right of way, knowing the significant investments they required. Under Florida law, if the circumstances surrounding an action indicate that a property owner must have intended that a party obtain an easement, an easement can be inferred even though not explicitly granted. As elsewhere in the US and around the world, easements do not need to be recorded in order to exist.

A St. Petersburg Minor Easement is not an easement.

"A minor easement permit shall be deemed a license and not an easement or other property interest. *(Article VII Section 25-273(e), Exhibit 7, emphasis added)*
Furthermore, a St Petersburg Minor Easement is only applicable “where vacation is not practical or that does not adequately protect the public interest” (See Article VII Section 25-273(a) (1), Exhibit 7).

Given the facts and circumstances, an objective person would be justified in expecting an easement, not a mere license, to exist before building permanent structures. The homeowner made reasonable, good-faith, and detrimental reliance on the City’s approval to proceed and would not have made the large investment in improvements based on a mere license. Likewise, subsequent homeowners would have had the same reasonable expectations. Therefore an easement by estoppel would be created by law.

Alternatively, the Florida Supreme Court, defined the following elements to establish a prescriptive easement (Downing v. Bird, 100 So. 2d 57 (Fla. 1958), as clarified in Crigger v. Florida Power Corporation, 436 So. 2d 937 (Fla. 5th DCA 1983)):

a. The user has made a certain particular and actual use of lands owned by another;
b. Such use had been continuous and uninterrupted for a period of 20 years;
c. Such use has either been with the actual knowledge of the owner or so open, notorious and visible that knowledge of the use is imputed to the owner;
d. Such use relates to a certain limited and defined area of land or, if for a right-of-way, the use is of a definite route with a reasonably certain line, width, and termini; and
e. Such use has been adverse to the owner; that is a) the use has been made without the permission of the owner and under some claim of right other than permission from the owner; b) the use has been either exclusive of the owner or inconsistent with the rights of the owner of the land to its use and enjoyment; and c) the use has been such that, during the whole prescribed period, the owner had a cause of action against the user for the use being made.

Scenario B Conclusion
Under City Code, the permitting of a structure that constitutes a substantial permanent use of a public right of way or easement requires a vacation, which the Homeowner requests. If the City disagrees with that conclusion, then the Homeowner requests that the City:

1. Provide an official response to the six (6) complications listed on Page 3
2. Provide an official response explaining the legal theory and terms of any existing easement
3. Provide a remedy to resolve the inequities it created by its actions
Block 68, Lot 1 has a 68 foot width.
Homeowners since 1918 paid for sixty-eight (68) foot property width (Land Units 68.00) as reflected in the original plat specification and all deeds since 1918.
Title shows the full sixty-eight (68) foot property width inclusive of the disputed eight (8) foot parcel containing the fence and permanent structures. All deeds prior to this have the same description.
#1 Permit for permanent structure, 24x14' deck, on Disputed Parcel. **No City claim of ownership.**

#2 Permit for permanent structures, pool and deck, on Disputed Parcel. City claims ownership.
No City easements are required with 68 foot width; all permanent structures are within the property boundaries.
Eight (8) feet removed from property.
#1 For thirty years, homeowners have been paying property taxes on the permanent structures.

#2 Lot size has been reduced eight (8) feet.
NOTICE OF PUBLIC HEARING - BOARD OF ADJUSTMENT
LICENSE AND INSPECTIONS DEPARTMENT
(913) 893-7333

TO WHOM IT MAY CONCERN:

CASE NUMBER: 87-10-013
DATE OF HEARING: Oct. 16, 1987
ZONE: RS75

NAME OF APPLICANT: Paul C. Tash
NAME OF REPRESENTATIVE: None

LOCATION (ADDRESS): 756 10 Ave. W.E.

LEGAL DESCRIPTION: Lot 1, Block 6B, Snell & Hamletts North Shore Sub.

REQUEST: PERMISSION TO INSTALL POOL WITH SIDE YARD ENCROACHMENT

The above-described request will be considered by the Board of Adjustment at a
PUBLIC HEARING to be held at 1:30 P.M., on OCTOBER 16, 1987 in COUNCIL CHAMBERS,
MUNICIPAL BUILDING (CITY HALL), located at 175 5th Street North, St. Petersburg,
Florida.

Records indicate you own property within 100/200 feet of the land in question or
you may have an interest in the land in question. There is a SITE PLAN in the
License & Inspections Department, Erass Building, 475 Central Avenue, St.
Petersburg, Florida. We urge interested persons to examine the site plan prior
to the scheduled public hearing. If you OBJECT to this request, you must either
voice your objections at the public hearing or submit your objections in writing
to this Office prior to the hearing. Telephone calls are not acceptable for
objections or approval of any cases. Please refer to Board of Adjustment Case
Number and date of meeting when writing. Mail all correspondence to City of St.
Petersburg, License & Inspections Department, Board of Adjustment, P. O. Box
2842, St. Petersburg, Florida 33731.

It is considered improper for an applicant or objector to discuss a case prior
to the hearing with any Board Member. Please direct your remarks to the Staff at
License & Inspections Department in writing and those documents will be presented
to the Board.

Further, in accordance with Florida Statutes, Chapter 80-150, if a person decides
to appeal any decision made by a governmental board, commission or agency, he/she
will need a record of proceedings. It is up to the potentially adversely
affected citizen to ensure that a verbatim record of the proceedings is made,
including testimony and evidence upon which the appeal is to be based. Any
persons who may need such a record may arrange for a court reporter to attend the
public hearing at their expense.

City of St. Petersburg, P.O. Box 2842, St. Petersburg, Florida 33731 Council-Manager Government Telephone: (813) 893-7777

21
ATTACHMENT E

MEMORANDUM
CITY OF ST. PETERSBURG
ENGINEERING DEPARTMENT

TO: Pamela Jones, Development Services
FROM: Nancy Davis, Engineering Plan Review Supervisor
DATE: September 1, 2017
SUBJECT: Right of Way & Easement - Vacation
FILE: 17-33000015

LOCATION AND PIN: 756 18th Avenue Northeast 17/31/17/83221/068/0010
ATLAS: D-12
PROJECT: Right of Way & Easement - Vacation
REQUEST: Approval of a Vacation of an eight (8) foot by seventy-one (71) foot portion of Elm Street Northeast located immediately adjacent to the east of Lot 1, Snell & Hamlett’s North Shore Addition Revised Replat Block 68, extending north from the east west alley in the block.

COMMENTS: The Engineering Department is providing the following comments for consideration:

1. City utility maps indicate no active public infrastructure within the right of way requested for vacation.

2. The remaining parkway width of approximately 5.4’ is sufficient to allow construction of a future 4-foot wide sidewalk in the remaining right of way.

3. The current right of way width of 60-feet will be reduced to 52-feet for a distance of 71-feet, in the area of the proposed partial right of way vacation. The remaining 52-foot right of way exceeds the 50-foot right of way width required for a local street per City Land Development Code section 16.40.140.4.1(E).

NED/MJR/meh
pc: Kelly Donnelly
Easement Vacation File 2017
Reading File
Correspondence File
SECTION 17, TOWNSHIP 31 SOUTH, RANGE 17 EAST
DESCRIPTION AND SKETCH
8 FOOT PORTION OF RIGHT-OF-WAY VACATION

DESCRIPTION:
The south 71 feet of that 8 foot portion of Elm Street Northeast Right-Of-Way
(60 feet wide per Plat Book 4, page 39, lying coincident and adjacent to the
east boundary line of Lot 1, Block 68, Revised Plat of Blocks 37, 38, 65, 67
& 68 and water lots "A" to "V" inclusive in Snell & Hamlett's North Shore
addition, as recorded in Plat Book 4, page 39 of the public records of Pinellas
County, Florida.

Containing 568 square feet or 0.013 acres more or less.

ABBRVIATIONS:
\[\begin{array}{ll}
\text{N} = \text{CENTERLINE} \\
\text{AC.} = \text{ACRES} \\
\text{D.R.} = \text{OFFICIAL RECORDS} \\
\text{SF.} = \text{SQUARE FEET}
\end{array}\]

Basis of Bearings:
West Right-Of-Way line of Elm Street N.E. as being 5'0.00'00"E.

Provided survey by Murphy's Land Surveying, Inc., job No. 141843.

Lot 2
Lot 1
Lot 11
Lot 12

FOR: MAY GRECSEK AND MATTHEW GRECSEK

THIS IS NOT A SURVEY

Prepared by:
JOHN C. BRENDLA & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS AND MAPPERS
1015 82nd Avenue North
Pinellas Park, Florida 33781
Phone (727) 576-7546 ~ Fax (727) 577-9932

SHEET 1 OF 1
TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: Owner-initiated Historic Landmark Designation of the Kenwood Section – Seminole Park Local Historic District, which shall include Seminole Park and all adjacent properties (City File HPC 17-90300003).

An analysis of the request is provided in the attached Staff Report.

REQUEST: The request is to designate the Kenwood Section – Seminole Park Local Historic District as a local historic district to be included in the St. Petersburg Register of Historic Places.

RECOMMENDATION:

Administration: Administration recommends approval.

Community Planning and Preservation Commission: On October 10, 2017, the Community Planning and Preservation Commission held a public hearing on this matter, and voted unanimously 7 to 0 to recommend approval of the landmark designation to City Council.

Recommended City Council Action: 1) CONDUCT the first reading of the attached proposed ordinance; AND 2) SET the second reading and quasi-judicial public hearing for November 20, 2017.

Attachments: Ordinance (including map), Staff Report to the CPPC, Designation Application
ORDINANCE NO. _____


THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The City Council finds that the Kenwood Section—Seminole Park Local Historic District, which includes the properties adjacent to Seminole Park as well as the park itself and the urban landscapes that connect them, which is recognized for its significance as a highly intact collection of single-family residences, accessory buildings, and streetscapes dating to a period of significance spanning from 1914 to 1951, meets at least one of the nine criteria listed in Section 16.30.070.2.5.D, City Code, for designating historic properties. More specifically, the Kenwood Section—Seminole Park Local Historic District meets the following criteria:

(a) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation;
(e) Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance, and
(f) It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials; and
(g) Its character is a geographically definable area possessing a significant concentration, or continuity of sites, buildings, objects or structures united in past events or aesthetically by plan or physical development.

SECTION 2. The City Council finds that the Kenwood Section—Seminole Park Local Historic District meets at least one of the seven factors of integrity listed in Section 16.30.070.2.5.D, City Code, for designating historic properties. More specifically, the property meets the following factors of integrity:

(a) Location. The place where the historic property was constructed or the place where the historic event occurred;
(b) Design. The combination of elements that create the form, plan, space, structure, and style of a property;
(c) Setting. The physical environment of a historic property;
(d) Materials. The physical elements that were combined or deposited during a particular period of time and in a particular pattern or configuration to form a historic property.
(e) Workmanship. The physical evidence of the crafts of a particular culture or people
during any given period in history or prehistory.
(f) Feeling. The property’s expression of the aesthetic or historic sense of a particular period of time, and
(g) Association. The direct link between an important historic event or person and a historic property.

SECTION 3. The Kenwood Section – Seminole Park Local Historic District, located within the following described boundaries, is hereby designated as a local historic district, and shall be added to the St. Petersburg Register of Historic Places, the list of designated landmarks, landmark sites, and historic and thematic districts which is maintained in the office of the City Clerk:

Designation Boundary
The official boundary of the local landmark designation shall encompass the entire parcels, generally described as Hall’s Central Avenue, Subdivision Number Two: Block 7, west 50.5 feet of Villa Site 10; Block 8, Villa Sites 9-12; Block 9, east 50 feet of Villa Site 15 less northern 50 feet; Block 10, Villa Site 2 and east 50 feet of Villa Site 15; Block 11 (Seminole Park); Block 12, Villa Site 7 and Villa Site 10 less east 20 feet; Block 13, Villa Site 7; Block 14, Villa Sites 1 through 4; and Block 15, north 67 feet of Villa Site 2 less west 10 feet, and as depicted on Exhibit “A.”

SECTION 4. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective after the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall take effective immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

Approved as to Form and Substance:

\[Signature\]
City Attorney (or Designee) Date 10/19/17

\[Signature\]
Planning and Economic Development Department Date 10-19-17
Boundaries and Contributing Properties
Kenwood Section - Seminole Park
Local Historic District

- Contributing Building-Primary Residence
- Contributing Property
- Contributing Building-Garage
- Non-Contributing Building-Primary Residence
- Non-Contributing Property
- Non-Contributing Resource

Streets, Sidewalks, Alleys, Landscape features (except vegetation) are contributing.
STAFF REPORT
COMMUNITY PLANNING AND PRESERVATION COMMISSION
REQUEST FOR LISTING IN THE ST. PETERSBURG REGISTER OF HISTORIC PLACES

For public hearing and recommendation to City Council on October 10, 2017 beginning at 2:00 PM, Council Chambers, City Hall, 175 Fifth Street North, St. Petersburg, Florida

According to Planning and Economic Development Department records, no member of the Community Planning and Preservation Commission resides or has a place of business within 2,000 feet of the proposed district. All other possible conflicts should be declared upon the announcement of the item.

<table>
<thead>
<tr>
<th>CASE NUMBER:</th>
<th>HPC 17-90300003</th>
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<tr>
<td>STREET ADDRESSES:</td>
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<tr>
<td>2863 Burlington Avenue North; 2935 Third Avenue North;</td>
<td>2900 Burlington Avenue North; 2945 Third Avenue North;</td>
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<tr>
<td>2910 Burlington Avenue North; 2949 Third Avenue North;</td>
<td>2920 Burlington Avenue North; 2963 Third Avenue North;</td>
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<td>2934 Burlington Avenue North; 231 29th Street North;</td>
<td>2344 Burlington Avenue North; 251 29th Street North;</td>
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<td>2950 Burlington Avenue North; 261 29th Street North;</td>
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<td>2901 Third Avenue North; 230 30th Street North;</td>
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<td>2921 Third Avenue North; 262 30th Street North; and</td>
<td>2931 Third Avenue North; 310 30th Street North</td>
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<td>LEGAL ADDRESSES:</td>
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<td>Block 7, west 50.5 feet of Villa Site 10; Block 8, Villa Sites 9-12;</td>
<td>Block 10, Villa Site 2 and east 50 feet of Villa Site 15;</td>
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<td>Block 9, east 50 feet of Villa Site 15;</td>
<td>Block 11 (Seminole Park);</td>
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<tr>
<td>Block 10, Villa Site 2 and east 50 feet of Villa Site 15;</td>
<td>Block 12, Villa Site 7 and Villa Site 10 less east 20 feet;</td>
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<td>Block 11 (Seminole Park);</td>
<td>Block 13, Villa Site 7;</td>
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<td>Block 12, Villa Site 7 and Villa Site 10 less east 20 feet;</td>
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<td>Block 15, north 67 feet of Villa Site 2 less west 10 feet</td>
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<td>LANDMARK NAME:</td>
<td>Kenwood Section – Seminole Park Local Historic District</td>
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<tr>
<td>OWNER:</td>
<td>Multiple</td>
</tr>
<tr>
<td>APPLICANTS:</td>
<td>Brenda Gordon, Laura McGrath, and Elizabeth Sise</td>
</tr>
<tr>
<td>REQUEST:</td>
<td>Designation of the properties noted above as a local historic district to be added to the St. Petersburg Register of Historic Places</td>
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</table>
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BACKGROUND

The Kenwood Historic District (referred to herein as the Kenwood National Register Historic District for clarity), a residential area encompassing approximately 375 acres and over 2,000 buildings, was listed in the National Register of Historic Places on June 18, 2003.

During the spring and early summer of 2017, at the request of property owners and the Kenwood Neighborhood Association, City staff held several meetings with residents of the properties within the area of the Kenwood National Register Historic District that directly surrounds Seminole Park, at which the possibility, process, and implications of designating a portion of the National Register district as a local historic district were discussed. Owners of all properties located within the boundaries of the proposed local district considered herein were notified by staff via direct mail invitation of a meeting held on June 5, 2017 at Seminole Park. Present at this meeting were owners representing 11 of the 24 privately-owned parcels within the proposed district. Staff explained the distinction between National Register and local districts and discussed the impacts of local district designation with property owners. In addition to meetings with staff, the applicants conducted an organized and thorough effort to educate property owners both within and surrounding the proposed district on the process and effects of seeking local district designation.

St. Petersburg's Historic Preservation Ordinance, City Code Section 16.30.070.2, specifies that, in order for an application for local historic district designation to be considered complete and proceed to public hearing before the Community Planning and Preservation Commission (CPPC) and City Council, support for the application from owners of 50% + 1 parcels within the district must be shown through ballots issued by City staff. Individual ballots were mailed on August 3, 2017 by staff to each owner of property within the boundaries of the proposed district. These boundaries were suggested by the applicant and evaluated by staff to be in keeping with criteria for local historic district eligibility, as established by City Code and guided by national standards set by the National Park Service.

A total of 33 ballots were mailed to owners of 24 parcels. Per Code, each parcel is counted as a single vote, but conflicting votes from multiple owners of a single parcel shall cancel one another out. The City of St. Petersburg, which owns Seminole Park, was not issued a ballot, but the Parks Department was has been advised of this proposed designation. Votes of support have been received from all owners of 17 of the proposed district’s 24 properties, or 71 percent. A vote of opposition was received by one owner (4 percent), and return ballots were not received from owners of the remaining six (25 percent) properties. A sample ballot and summary of returns is included in Appendix D of this report.

A completed Local Landmark Designation Application form and the required fee were received by staff on August 24, 2017. Since ballots showing sufficient support to proceed had already been received by that date, the application was determined to be complete at that time. Prepared by Brenda Gordon, Laura McGrath, and Elizabeth Sise, who own property within the proposed district, the application (Appendix C) includes extensive research on the area's development and thorough documentation of the proposed district's existing conditions and the significance of its
resources. An evaluation of the proposed Kenwood Section – Seminole Park Local Historic District’s eligibility for such designation follows.

STAFF FINDINGS

Narrative Description and Historical Context

Historical Context
The southern portion of the Florida peninsula remained largely unsettled through the mid-nineteenth century. The expansion of railroad construction further into the state allowed a growing number of large-scale landowners to begin developing what had previously been agricultural land in the final decades of the 1800s. One such landowner was Peter Demens (born Pyotr Alexeyevitch Dementyev), a Russian immigrant and speculative real estate developer. Partially financed by Philadelphian and fellow area landowner Hamilton Disston, Demens expanded a rail line into, and platted the land that would become St. Petersburg. When the first trains arrived in the newly-named town in 1888, it was home to only 30 residents. By 1892, when St. Petersburg was incorporated as a city, the population had grown to over 300.

Demens did not remain in Florida, but Disston’s brother Jacob and a group of fellow Philadelphia investors including Frank A. Davis, George Gandy, and Charles Hall continued to develop the land surrounding downtown St. Petersburg through the dawn of the twentieth century. Other notable developers included C.M. Roser and C. Perry Snell, whose developments spread north and south of the downtown center. Over 20,000 residential lots were created in St. Petersburg

Figure 1: Halls Central Avenue Subdivision No. 2. Plat filed January 22, 2017.

1 This context statement is distilled from the nomination form for the Kenwood National Register Historic District (8PI11176).
between 1911 and 1914 alone. Charles Hall filed the plats for Hall’s Central Avenue Subdivisions No. 1 and No. 2 on January 22 of 1914, creating the parcels within the proposed district and reserving the space that has since remained Seminole Park (Figure 1). As originally platted, the park-front properties were initially intended to be “villa sites,” which were to be the width of two typical residential parcels. Although the majority of these villa sites were further divided to each accommodate two homes, their inclusion on the original plat clearly demonstrates Hall’s intent that the park serve as a premier feature of the neighborhood by elevating the status of those homes that were to front it.

Throughout St. Petersburg, tracks were laid and roads were paved, connecting planned residential neighborhoods to the central business district. Developers, investors, and the City itself began promoting “the Sunshine City” heavily to tourists, transplants, and winter residents. In fact, St. Petersburg became the first American city government to hire a public relations director when John Lodwick was appointed in 1918. Promotional campaigns were successful, and as the city’s population grew, so too did the number of boarding houses, apartments, and hotels.

The Florida Land Boom swept the state beginning in 1920 and peaked in 1925 before crashing in 1926-1927. Construction in St. Petersburg came to a virtual halt, though the local tourism industry remained fairly steady until 1930. The city’s status as an “escape,” being a winter resort town, helped the local economy survive the Great Depression despite the drastic slowdown of construction. Nonetheless, some residential building continued, primarily in the form of the filling-in of empty

Figure 2: Advertisement for Stebbins Homes.
parcels in neighborhoods developed during the Land Boom.

The Kenwood neighborhood was developed rapidly during the 1920s, with many of the houses being constructed by speculative builders. One such builder was A.A. Stebbins, whose residences exhibited the popular Craftsman style. Stebbins promoted his homes as “the acme of quality, or character, of desirability of location and design, at a medium price” (Figure 2). In contrast to homes being built at the time in waterfront subdivisions, construction in the Kenwood neighborhood was primarily intended for middle-class residents. However, as the advertisement reminds readers, affordability was balanced with the goal of incorporating high-quality, unique designs into peaceful and orderly but natural settings, a theme found in many early-twentieth century “streetcar suburbs” across the United States.

The advertisement shown promotes the homes within the proposed district now known as 2900 Burlington Avenue North (pictured), 2910 Burlington Avenue North, 2935 Third Avenue North, and 2945 Third Avenue North. Ultimately, Stebbins constructed at least nine of the proposed district’s primary resources between 1925 and 1929, most of which additionally retain their original detached garages as well as a high degree of architectural integrity.

Although tourism essentially ceased during World War II, a number of empty hotels were used as military barracks, resulting in over 100,000 military personnel passing through St. Petersburg in 1942 and 1943. At the war’s end, the city’s population boomed once more when servicemen who had come to St. Petersburg for training returned to become permanent residents. Post-war development would drift further from the city’s center as families, retirees, and winter residents were attracted to decentralized, suburban forms.

Many of the city’s Boom-era neighborhoods suffered from neglect as suburbs became more fashionable. Kenwood was no exception; by the early 1990s nearly 90% of its properties were tenant-occupied. The Historic Kenwood Neighborhood Association formed in 1990, with goals that included promoting home ownership, decreasing crime rates, and promoting pride of place. The neighborhood has since accomplished a high proportion of owner-occupied homes, improved Seminole Park with a new pavilion, and hosts an annual “BungalowFest” to celebrate its architectural heritage.

*Existing Conditions*

Detailed architectural descriptions of each of the 25 properties within the proposed district, including the City-owned Seminole Park, 23 primary residential buildings, and an additional 20 detached garage or garage apartment accessory buildings, is included in the Local Landmark Designation Application (Appendix C). Of the 23 primary buildings, 14 (61 percent) exhibit the Craftsman style, three (13 percent), two (9 percent) are Mediterranean Revival, one (4 percent)

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2 The distinction between “garage” and “garage apartment” was made based on field observations only. Garage apartments, therefore, are garages that contain what appears to be finished rooms or living space, not necessarily rented units.
is Prairie style, one (4 percent) is Tudor Revival, and one (4 percent) is Mid-Century. This blend of architectural styles is fairly representative of that found in the Kenwood National Register Historic District as a whole. All accessory buildings within the proposed district are relatively utilitarian and Folk Vernacular in style, although several feature architectural references to the style of the primary building on their properties.

The Kenwood Section – Seminole Park Local Historic District, like the Kenwood National Register Historic District overall, retains the historic landscape characteristics which depict its significance as an early twentieth century suburb. Streets and avenues follow a tidy grid pattern, with blocks generally divided into long and narrow parcels to accommodate a primary residence and accessory garage building. Although Charles Hall’s original plans called for the park-facing properties to be developed into larger “villa sites,” the majority of the properties within the proposed district were ultimately constructed with more modestly-sized homes on narrower pieces of land, likely a result of the high demand for affordable housing as the area became more established and the Land Boom of the 1920s accelerated. The only home that occupies a full villa site is the Tudor Revival house located at 2920 Burlington Avenue. It, like the proposed district’s mid-century homes which also occupy lots larger than half of a villa site, maintains the neighborhood’s consistent setback from the street and adds to a sense of architectural variety and interest as a viewer passes through the proposed district.

Blocks are generally divided in half by alleyways running east-west through their centers. This allows vehicular access to garages (which are primarily detached) to occur from the rear of the property, resulting in houses with facades that are entirely pedestrian-oriented and connected to the street via walkways stretching from front porches and stoops to sidewalks. This neighborhood design reflects both the growing importance of automobiles, which were prevalent enough that homes were consistently constructed with garages, and the retention of the traditional urban housing form, which placed front porches at “conversation distance” from sidewalks and, therefore, friendly interactions with neighbors.

Burlington and Third Avenues North retain their historic vitrified brick pavement; Burlington Avenue North, 30th Street North, and many of the pathways through Seminole Park retain concrete hex block sidewalks, and granite curbs remain in place throughout the majority of the proposed district. These historic landscape features are protected by St. Petersburg’s Traditional Streetscape Policy, and their continued presence heightens the sense of connection to the past that permeates the proposed district. Mature street trees create a dense canopy that further

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3 The Local Landmark Designation Application, following the National Register Nomination Documentation form, uses stylistic terminology generally derived from nationwide studies of period architecture. For the purposes of this report, however, classifications of architectural style are based upon St. Petersburg’s Design Guidelines for Historic Properties, which were written following a thorough study of the local building stock and use terms that have been adapted slightly in order to accurately describe local resources. The primary discrepancies in this case is the local use of “Folk Vernacular” over “Frame Vernacular” and the reclassification of mid-twentieth century “Vernacular” buildings as either Minimal Traditional or Mid-Century.
connects each individual property to the surrounding neighborhood, the street, Seminole Park, and to one another.

Although a thorough description of the proposed district’s individual resources is included in the attached Local Landmark Designation Application, several properties are worth noting herein. The first, the property at 2931 Third Avenue North, contains only the building originally constructed as a garage apartment. The primary house, a one-story building constructed circa 1925 and relocated to the address in 1934, was demolished after extensive damage was caused by a fire in 1985. Since a structure once occupied the southern portion of the property and its removal occurred well after the conclusion of the proposed district’s period of significance, staff recommends that the vacant space be listed as non-contributing, though the remaining garage apartment is certainly a contributing building to the proposed district.

A second property that has changed over time is that at 301 29th Street North, a Mid-Century style house constructed in 1951. This building is listed as a contributing property to the Kenwood National Register Historic District, and is noted in survey remarks as being “representative of the historic architecture located in the area.” Since the time of that survey, however, the property has been further altered by the addition of a hip roofed entry porch with arched openings and boldly articulated window surrounds replacing earlier brick faux shutters. While these alterations reference the Mediterranean Revival style that is historically present throughout the Kenwood National Register Historic District, the removal of character-defining elements of its streamlined Mid-Century style lead staff to recommend that it be listed as a non-contributing property to the Kenwood Section – Seminole Park Local Historic District.

Boundary Justification
The proposed district’s boundaries encompass all properties fronting Seminole Park, including the properties that are diagonally adjacent to the park (Figure 4). The inclusion of these “corners”

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is intended to capture the entryways into the district, thus preserving the cohesive feeling that permeates this area.

These boundaries were proposed by the applicants after several conversations with staff concerning the most appropriate method of capturing this historically significant portion of the much larger, but no less significant, Kenwood National Register Historic District. The significance of the Kenwood Section – Seminole Park Local Historic District is derived both from its concentration of contributing resources to the Kenwood National Register Historic District and from its importance as a collection of park-front homes whose designs were intended to interact with Seminole Park as a community resource. Staff, therefore, sees the goals of establishing the boundaries for this proposed local historic district as twofold: the boundaries should encompass a cohesive set of historic resources, and the boundaries should be inclusive enough to capture all properties that relate to the park. As discussed further below, this approach is consistent with St. Petersburg City Code Section 16.30.070.2.5.D, Criteria for designation of property.

![Diagram of Boundaries and Contributing Properties](image)

**Figure 4: Proposed Boundaries and Contributing Properties to Kenwood Section – Seminole Park Local Historic District**
### Contributing Properties

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<th>Address</th>
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<th>Style</th>
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<th>Date of Construction</th>
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<td>Designed Landscape</td>
<td>Charles Hall, designer and grantor of land</td>
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#### Third Avenue North (Fourth Avenue North prior to 1928)

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<td>(Third Avenue North prior to 1928)</td>
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<td>Tudor Revival</td>
<td>Christ Neilson for Mrs. Gorda Johnson</td>
<td>1929</td>
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Historic Significance and Satisfaction of Eligibility Criteria

Summary

Staff finds the proposed Kenwood Section – Seminole Park Local Historic District, with a period of significance spanning from 1914, when its parcels were laid out and central Seminole Park was deeded to the City of St. Petersburg, to 1951, when its final contributing property was constructed, to be eligible for the St. Petersburg Register of Historic Places. The proposed district meets four of the nine criteria for significance as a local historic landmark, and all seven of seven aspects of historic integrity.

Criteria for Significance

Eligibility for the St. Petersburg Register of Historic Places is determined through evaluations of age, context, and integrity under a two-part test as found in Section 16.30.070.2.5(D) of the City Code. Under the first test, historic documentation demonstrates that contributing resources within the proposed district were constructed between 1923 and 1951, meaning that they range
from 67 to 94 years in age. This surpasses the 50-year mark, which serves as the general milestone at which resources begin to be considered potentially historic.

Evaluation of potential local historic landmarks then considers a resource’s historic significance with relation to nine criteria. One or more of these criteria must be met in order for a property to qualify for designation as an individual landmark or district to be placed in the St. Petersburg Register. The nine criteria are based off of the National Park Service’s criteria for placement in the National Register of Historic Places, and are designed to assess resources’ importance in a given historic context with objectivity and comprehensiveness. In the case of the proposed Kenwood Section – Seminole Park Local Historic District, staff finds that the resource satisfies the St. Petersburg Register criteria as follows.

<table>
<thead>
<tr>
<th>A</th>
<th>B</th>
<th>C</th>
<th>D</th>
<th>E</th>
<th>F</th>
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<td>Y</td>
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<td>N</td>
</tr>
</tbody>
</table>

A) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation;

In the area of Community Planning and Development, the Kenwood Section – Seminole Park Local Historic District serves as a significant representation of an early twentieth century suburb. This significance was recognized through the listing of the larger Kenwood National Register Historic District by the National Park Service in 2003. The Kenwood Section – Seminole Park Local Historic District’s uniform grid, auto access via rear alleys, and central community space uphold this significance to a remarkable degree.

E) Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance;

The proposed district contains a collection of 23 primary houses,5 of which 22 are recommended for designation as contributing buildings. While individually these buildings may not each represent a high style, collectively they successfully depict both the stylistic tastes and desired housing forms of St. Petersburg’s middle-class residents during the early twentieth century. As illustrated in Figure 5, the predominant style in the district is Craftsman, though Mediterranean Revival, Minimal Traditional, Mid-Century, Tudor Revival, and Prairie are also represented.

This collection is representative of the architectural significance of the Kenwood National Register Historic District as a whole. According to the National Register of Historic Places designation documentation,

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5 In the case of this stylistic evaluation, the style of accessory units such as garages and garage apartments (which generally have minimal visibility from the street) is being excluded in order to best demonstrate the district’s overall architectural aesthetic and eliminate the overrepresentation of their Folk Vernacular style. For this reason, the property at 2931 Third Avenue North, which is a garage apartment whose primary residence was demolished following fire damage in 1985, is not included in the above numbers.
There are a wide variety of architectural styles in Kenwood Historic District, reflecting popular twentieth century styles from 1913 to 1953. Outbuildings are generally vernacular in style or reflect the architectural style of the associated residence. The majority of the houses within the district are Frame Vernacular or Craftsman Bungalow. Buildings of this type were constructed throughout the period of significance...

There are more than 500 Craftsman Bungalow style buildings within the Kenwood Historic District. The Craftsman style was the most popular design for small residential buildings built throughout the country in the first three decades of the twentieth century. Influenced by the English Arts and Crafts Movement and Oriental and Indian architecture, the style was popularized by the work of two brothers, Charles S. and Henry M. Greene. The Greenes designed a number of large, elaborate prototypes of the style. Their innovative designs received a significant amount of publicity in national magazines. By the turn of the century, the design had been adapted to smaller houses, commonly referred to as bungalows. It was this scaled down version of the Craftsman style that became a ubiquitous feature of Florida’s residential neighborhoods during the early twentieth Century.6

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6 National Register of Historic Places, Kenwood Historic District, St. Petersburg, Pinellas County, Florida, National Register #03000729, Section 7, Page 4.
F) It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials;

The proposed district’s concentration of houses dating to the speculative building frenzy of the Florida Land Boom represents an incredibly important chapter in the development of St. Petersburg as the “Sunshine City,” a destination for retirees, winter residents, and families seeking a fresh start in a friendly climate. Despite their modest scale relative to the more opulent construction occurring at the time in high-end developments such as North Shore and Roser Park, the style of the homes within the proposed Kenwood Section – Seminole Park Local Historic District demonstrate thoughtful design.

G) Its character is a geographically definable area possessing a significant concentration, or continuity of sites, buildings, objects or structures united in past events or aesthetically by plan or physical development;

The proposed district possesses a high concentration of not only historically significant buildings, but structures such as vitrified brick streets, granite curbs, and hex block sidewalks, all of which are linked by their relationship to Seminole Park. The resources within the proposed Kenwood Section – Seminole Park Local Historic District are united by Charles Hall’s original plan and by the buildings with which it was filled out, primarily by Land Boom-era speculative builders.

Historic Integrity

The second portion of the two-part evaluation for eligibility for listing in the St. Petersburg Register of Historic Places questions whether at least one of seven factors of historic integrity have been met. In the case of the proposed Kenwood Section – Seminole Park Local Historic District, staff finds all seven factors to remain intact.

| Is at least one of the following factors of integrity met? |
|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| Location          | Design            | Setting           | Materials         | Workmanship       | Feeling*           | Association*       |
| Y                 | Y                 | Y                 | Y                 | Y                 | Y                 | Y                 |

*Must be present in addition to at least one other factor.

Location

Nearly all properties within the proposed district remain in their original locations. The garage apartment at 2931 Third Avenue North was moved into the district in 1934, during its period of significance, a move which has therefore become historic in its own rite.

Design

The intended design of both the district overall and its individual properties has been well-preserved. Although a number of the original “Villa Sites” in Hall’s plan were subdivided during the Land Boom of the 1920s as the area began to cater to demands for working-class housing, these changes to the plan have gained significance as representations of the housing needs of the community during the period of significance. The individual buildings, sites, and structures within the district have maintained their historic designs to a large degree, with 22 of the proposed district’s 24 parcels remaining entirely contributing.
Setting
The proposed district is entirely surrounded by the Kenwood National Register Historic District, which remains a vibrant and intact historic residential neighborhood.

Materials
Although some individual properties have seen alterations such as the application of aluminum siding and the replacement of windows, which has somewhat diminished this aspect of integrity, the district as a whole maintains sufficient historic materials to allow the viewer to read the district in its entirety as being composed of historic materials.

Workmanship
Workmanship is defined by the National Park Services as “the physical evidence of the crafts of a particular culture or people during any given period of history.” The proposed Kenwood Section – Seminole Park Local Historic District serves as physical documentation of the historic construction techniques that were prevalent during its period of significance. The aesthetic principals that guided the area’s development remain visible in the way that the landscapes and individual resources were constructed, from hand-laid brick streets to carefully-detailed exposed rafters visible among the Craftsman residences.

Feeling
Feeling, a resource’s aesthetic or historic sense of a particular period of time, permeates the proposed district through its visible and undeniable representation of an early-twentieth century suburb.

Association
Association is generally defined as the link between a resource and an important historic event. In the case of the proposed Kenwood Section – Seminole Park Local Historic District, its retention of the other six aspects of integrity and continued use as a residential neighborhood with traditional traffic flow and connection to its central park provide this link and allow the district to represent its historic nature.

CHARACTER-DEFINING FEATURES
In addition to the architectural significance of each property, the proposed Kenwood Section – Seminole Local Historic District’s overall significance is enhanced by elements that unite its resources, including:

• Its properties’ relationship to Seminole Park as an open and public recreational space;
• Consistent front setbacks;
• Overall consistency of scale with primary residences generally one story in height and accessory buildings ranging from one to two stories;

• Vehicular access generally limited to the rear of properties via alleyways; and
• Remaining historic streetscape materials throughout the district, including hexagonal concrete block sidewalks, granite curbs, and vitrified brick pavement present along the avenues.

PROPERTY OWNER CONSENT AND IMPACT OF DESIGNATION

Ballots to determine support of this application were mailed to 33 owners of the 24 parcels within the boundaries of this proposed district on August 3, 2017. As established by City Code, ballots expressing the support of owners of 50% plus one parcels within a proposed local historic district must be returned to City staff within 60 days. As detailed in Appendix D, sufficient support to proceed with this application was received by staff on August 23, 2017. Supportive votes representing an additional four parcels were also received as of the writing of this report, to total a support rate of 71 percent. One ballot (4 percent) expressing non-support was received. Ballots representing six (25 percent) of parcels were never returned.

Since this proposed district is within an area already designated as a National Register historic district, certain benefits such as the Ad Valorem Tax Exemption for Rehabilitation and relief from some requirements of the Florida Building Code are already available to property owners. Additional listing at the local level will provide a heightened degree of protection against unnecessary demolition and unsympathetic alterations and infill construction through design reviews to be conducted by staff of the Urban Planning and Historic Preservation Division under the guidance of the Community Planning and Preservation Commission. The creation and preservation of historic districts enhances the city's historic character, fulfills the City's goals as a Certified Local Government in Historic Preservation, and reinforces a strong sense of place.

CONSISTENCY WITH ST. PETERSBURG'S COMPREHENSIVE PLAN, EXISTING LAND USE PLAN, AND FUTURE LAND USE PLAN

The proposed local historic landmark district designation is consistent with the City's Comprehensive Plan, relating to the protection, use and adaptive reuse of historic buildings. The local landmark designation will not affect the Future Land Use Map (FLUM) or zoning designations, nor will it significantly constrain any existing or future plans for the development of the City. The proposed landmark designation is consistent with the following objectives:

Objective LU10: The historic resources locally designated by the St. Petersburg City Council and Community Planning and Preservation Commission (CPPC) shall be incorporated onto the Land Use Map or map series at the time of original adoption, or through the amendment process, and protected from development and redevelopment activities consistent with the provisions of the Historic Preservation Element and the Historic Preservation Ordinance.

Objective LU26: The City's LDRs shall continue to support the adaptive reuse of existing and historic buildings in order to maximize the use of existing infrastructure, preserve natural areas from being harvested for the production of construction materials, minimize the vehicle miles traveled for transporting new construction materials over long distances, preserve existing natural
carbon sinks within the City, and encourage the use of alternative transportation options.

Policy LU10.1: Decisions regarding the designation of historic resources shall be based on the criteria and policies outlined in the Historic Preservation Ordinance and the Historic Preservation Element of the Comprehensive Plan.

Policy HP2.3: The City shall provide technical assistance to applications for designation of historic structures and districts.

Policy HP2.6: Decisions regarding the designation of historic resources shall be based on National Register eligibility criteria and policies outlined in the Historic Preservation Ordinance and the Comprehensive Plan. The City will use the following selection criteria [for city initiated landmark designations] as a guideline for staff recommendations to the CPC and City Council:

- National Register or DOE status
- Prominence/importance related to the City
- Prominence/importance related to the neighborhood
- Degree of threat to the landmark
- Condition of the landmark
- Degree of owner support

Policy HP2.7: An applicant may bring before the Commission designated in the Land Development Regulations and City Council for nomination as a City-initiated landmark district an area designated as a National Register of Historic Places district and not designated as a local landmark district, provided that the applicant secures approval from the owners of the properties in the proposed district as required by the Historic and Archaeological Preservation Overlay section of the Land Development Regulations.

DISTRICT NAME

The name recommended by staff for this designation, “Kenwood Section – Seminole Park Local Historic District” follows a pattern that staff concludes will be useful as the City of St. Petersburg’s historic preservation program continues to grow in the future. Local criteria, evaluations, and standards for designation are ultimately guided by the National Park Service and its approach to resources listed in the National Register of Historic Places. In that case, the National Park Service suggests choosing a name “that best reflects the property’s historic importance or was commonly used for the property during the period of significance” when preparing nominations for the National Register of Historic Places. In naming districts, it is further suggested that designation applicants

Use traditional terms such as “village,” “ranch,” “courthouse square,” or “townsite,” or the generic terms “historic district” or “archaeological district,” to indicate the kind of district when naming districts based on their location or historic ownership. Modifiers such as “prehistoric,” “commercial,” “civic,” “rural,” “industrial,” or “residential” may also be used to define the predominant
As discussed above, the significance of the potential local historic district being discussed herein was initially established by the listing of the Kenwood National Register Historic District in the National Register of Historic Places. Additionally, the Historic Preservation Element of the St. Petersburg Comprehensive Plan, effective April 15, 2016, establishes the goal of local designation of St. Petersburg’s National Register-listed districts, given that owner support is shown through the ballot process established by the Historic Preservation Ordinance.

The Kenwood National Register Historic District encompasses numerous individual subdivisions platted and developed over several decades. In the case of this application, staff has determined that it is reasonable for this small but enveloping grouping, which has demonstrated overwhelming support, to apply for designation as a local historic district. In the Kenwood Section – Seminole Park Local Historic District, the name of the larger Kenwood National Register Historic District is referenced through the prefix, Kenwood Section. This is done in order to accommodate for any other groupings within the Kenwood National Register Historic District that may seek local designation in a similar manner in the future.

RECOMMENDATION

Given the Kenwood Section – Seminole Park Local Historic District’s satisfaction of the criteria for designation as a local historic district to be added to the St. Petersburg Register of Historic Places, staff recommends approval of Case No. HPC 17-90300003, thus referring the issue to City Council for public hearing and a final determination.

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REFERENCES


Appendix A
Maps of Subject Property
Kenwood Section - Seminole Park
Local Historic District Proposed Boundaries
File No. 17-90300002
Appendix B
Additional Staff Photographs
Figure 1: Contributing resources and historic landscape elements along Third Avenue North, facing west. Seminole Park is visible at left.

Figure 2: H.A. Farmer stamp in hexagonal concrete block sidewalk adjacent to Seminole Park.
Figure 3: Rockmart vitrified brick pavement, Third Avenue North

Figure 4: Seminole Park and non-contributing gazebo, facing southwest
Figure 5: Non-contributing playground within Seminole Park, facing southwest

Figure 6: Gazebo at center of Seminole Park, facing northeast
Figure 7: Resources along Third Avenue North, facing northeast

Figure 8: Resources along Burlington Avenue North, facing southeast
Figure 9: Alley north of Third Avenue North, facing west.

Figure 10: Privacy fencing and hex block sidewalk along 29th Street North, facing north.
Appendix C
Local Landmark Designation Application
1. NAME AND LOCATION OF PROPERTY

<table>
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<th>historic name</th>
<th>Historic Kenwood Seminole Park Local Historic District</th>
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<tr>
<td>other names/site number</td>
<td>Hall's Central Avenue #2 Subdivision: homes surrounding Seminole Park</td>
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<td>address</td>
<td>2863 Burlington Ave. N.; 2900 block Burlington Ave. N.; 3001 3rd Ave. N.; 2901 block 3rd Ave. N.; 230, 242, 262 30th St. N.; 231, 251, 261, 301 29th St. N.</td>
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2. PROPERTY OWNER(S) NAME AND ADDRESS

| name | See attached |
| street and number | See attached |
| city or town | St. Petersburg |
| state | FL |
| zip code | 3371 |

3. NOMINATION PREPARED BY

| name/title | Brenda Gordon, Laura McGrath, Elizabeth Sise |
| organization | Property Owners |
| street and number | |
| city or town | |
| state | |
| zip code | |
| phone number (h) | |
| (w) | |
| e-mail | darbreg@aol.com |
| date prepared | 8/24/17 |
| signature | Brenda Gordon |

4. BOUNDARY DESCRIPTION AND JUSTIFICATION

Describe boundary line encompassing all man-made and natural resources to be included in designation (general legal description or survey). Attach map delimiting proposed boundary. (Use continuation sheet if necessary)

See continuation sheet

5. GEOGRAPHIC DATA

| acreage of property | More than one acre |
| property identification number | See Florida Master Site File Attachment |
### Historic Functions
Residential: single family, and one duplex

### Current Functions
Residential: single family, two duplex

#### 7. DESCRIPTION

**Architectural Classification**
(See Appendix A for list)
Craftsman bungalow (14), Mediterranean Revival (2), Minimal Traditional (2), Masonry Vernacular (2), Frame Vernacular (2), Tudor Revival (1), Prairie (1)

**Materials**
Wood, stucco, terra cotta tile, concrete block

**Narrative Description**
On one or more continuation sheets describe the historic and existing condition of the property use conveying the following information: original location and setting; natural features; pre-historic man-made features; subdivision design; description of surrounding buildings; major alterations and present appearance; interior appearance;

#### 8. NUMBER OF RESOURCES WITHIN PROPERTY

<table>
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## 9. STATEMENT OF SIGNIFICANCE

### Criteria for Significance

(mark one or more boxes for the appropriate criteria)

- [ ] Its value is a significant reminder of the cultural or archaeological heritage of the City, state, or nation.
- [ ] Its location is the site of a significant local, state, or national event.
- [ ] It is identified with a person or persons who significantly contributed to the development of the City, state, or nation.
- [ ] It is identified as the work of a master builder, designer, or architect whose work has influenced the development of the City, state, or nation.
- [ ] Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.
- [ ] It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.
- [ ] Its character is a geographically definable area possessing a significant concentration, or continuity or sites, buildings, objects or structures united in past events or aesthetically by plan or physical development.
- [ ] Its character is an established and geographically definable neighborhood, united in culture, architectural style or physical plan and development.
- [ ] It has contributed, or is likely to contribute, information important to the prehistory or history of the City, state, or nation.

### Areas of Significance

(see Attachment B for detailed list of categories)

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</tr>
<tr>
<td>Significant Dates (date constructed &amp; altered)</td>
</tr>
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<td>1925 - 1951</td>
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<tr>
<td>Significant Person(s)</td>
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<tr>
<td>Charles Hall, A.A. Stebbins</td>
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<tr>
<td>Cultural Affiliation/Historic Period</td>
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<tr>
<td>Florida Land Boom and Bust</td>
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<tr>
<td>A.A. Stebbins, Cade Allen, Fox &amp; Fox, F.A. Parker, Julius Johnson</td>
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<td>A.L. Pfau, Tom Kensler</td>
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### Narrative Statement of Significance

(Explain the significance of the property as it relates to the above criteria and information on one or more continuation sheets. Include biographical data on significant person(s), builder and architect, if known.)

### 10. MAJOR BIBLIOGRAPHICAL REFERENCES

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)
St. Petersburg Local Landmark Designation Application

Name of property  Kenwood Historic Seminole Park Local Historic District

Continuation Section  

Page _____
Boundary Description and Justification

The boundary of the proposed Seminole Park Historic District consists of all of the lots facing Historic Kenwood's Seminole Park and is located within Hall's Central North #2 subdivision. The properties are located as follows:

- Burlington Avenue North between 29th and 30th Streets North, extending to the alley immediately south of Burlington Avenue
- Third Avenue North between 29th and 30th Streets North
- 29th Street North between Burlington Avenue North and Third Avenue North
- 30th Street North between Burlington Avenue North and Third Avenue North.
- corner properties that are diagonal to the park: those on the northwest corner of Third Avenue North and 30th Street; the southwest corner Burlington Avenue North and 30th Street; the southeast corner of 29th Street North and Burlington Avenue, and the northeast corner of 29th Street North and Third Avenue.

Thus, the proposed district includes those properties with visible sightlines from diagonal corners of the park as well as those directly facing it. The total number of lots is 24, and the total number of structures, including homes plus the accompanying alley-facing garages and/or garage-apartments is 42.

Physical Description

Hall's Central North #2 subdivision was platted in 1912 by developer Charles R. Hall as grid of red brick streets with granite curbs, hexagonal shaped paver sidewalks, and alley-facing garages. The lots were long and narrow to accommodate the house at the front of the lot and the garage at the back. Most of the lots on Burlington Avenue and Third Avenue North are 45 or 50 feet wide by 127 feet long; one is 90 feet wide by 127 feet long. Most of those on 29th and 30th Streets North are 127 feet wide and have varying depths. One of those parcels on 29th Street was divided in half. The alleys are paved, and utilities and trash collection are almost entirely located there.

Hall's advertisements from 1916 entice potential buyers with description of "stately pines and beautiful oaks with perfectly paved brick streets leading to each home," its "high elevation," and "location away from the hotels, boarding houses and hotels" of downtown. At that time, the subdivision was advertised as "Poinciana Park."

Today, the original red Rockport brick is still in place on Burlington and 3rd Avenues. Sadly, the brick was eventually paved over with asphalt on 29th and 30th Streets. But the original granite curbs are still in excellent condition on the Avenues and the Streets surrounding Seminole Park. Remarkably, the hexagonal paver sidewalks (many with original blocks) are still in place around the park and in front of many homes - and are well utilized every day by walkers and joggers. The tree canopy lining the streets is lush and green, enhanced by a city-sponsored oak tree planting effort back in the early 1990's.
St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Page 2

Amazingly, a few of the old growth pine trees (which at one time covered the entire Pinellas peninsula) still stand tall in Seminole Park, and one beautiful specimen graces the backyard at 2920 Burlington. The proposed historic district, like the surrounding Historic Kenwood neighborhood, is flat and has well drained sandy soil. Landscaping varies from home to home, including traditional foundation plantings fronted by lawns and yards that are largely comprised of colorful plantings and hardscape. With the highest elevation in St. Petersburg at 52 feet, residents don’t have to worry about flooding.

Central to the proposed district, of course, is Seminole Park which covers a full square block. Residents of Historic Kenwood developed a comprehensive park plan, which was adopted by the city, to outline functional areas for playground, wide grassy areas for play, and shady seating. A children’s playground and a metal picnic pavilion are at the west end, and presiding in the very middle of the park is the Seminole Park Pavilion. Designed by architect Tom Kensler and built by 70 Historic Kenwood volunteers in 1995 with grant funds from the city, the pavilion echoes the distinctive elements of a Craftsman style front porch. The pavilion is a well-known focal point for Historic Kenwood’s signature events including BungalowFest and Pinot in the Park, plus the annual Founder’s Day community picnic, monthly Kenwood Kidz activities and a host of other activities.

Property Descriptions

Seminole Park Historic District Homes

(Organized as a walk around the park, beginning with a premier A. A. Stebbins home on the corner adjacent to the Third Avenue and 29th Street park entrance, and then traveling counterclockwise around the park.)

2901 Third Avenue North

Built in 1927 at a cost of $5000, this home and its alley-facing one-story garage are the largest and finest of the nine Craftsman bungalow and garages around Seminole Park built by A. A. Stebbins. The fundamentals of the architecture are pure Stebbins: the balanced asymmetry of façade fenestration, straight brick columns supporting an open front porch floored with Cuban tiles, horizontal wood siding, simple decorative eave vents, wide front porch supported by stuccoed piers, horizontal clusters of windows, and painted rusticated block foundation. Double front-facing asymmetrical gables with wide overhangs form the front roof line. A single rear facing gable overhangs a shed roof topping additions on the east and west ends of the original house and a porch between them. The ornate roof brackets with decorative double beam extensions are more sophisticated in design than some of his other homes around the park and reflect the distinctive character of this one. A side-facing gable covers the sleeping porch, and its narrow overhang supported by multiple decorative brackets reveal more of this home’s distinctive design details. The exposed brick chimney also has more decorative features than many of the neighboring Stebbins homes.
The property has seen three minor additions. All of these appear to have been executed in harmony with the original design and attention to detail. Other exterior alterations have been few. Previously added jalousie windows that enclosed the front porch and side sleeping porch have since been removed. The sleeping porch was enclosed at some point with a row of period windows. The current owners replaced all of the decayed original multi-light over 1 windows with new prairie style windows in 2016. The current owners undertook extensive interior repairs, painted the exterior, replaced the privacy fence, and re-landscaped in traditional style with foundation plantings fronted by a grass yard, making the house a neighborhood showcase.

This home was featured on Historic Kenwood’s BungalowFest in 2011 and 2016.

2909 Third Avenue North
This A. A. Stebbins Craftsman bungalow and alley-facing garage, like their next-door neighbor, were built in 1927 or early 1928, for $5000. The façade features a forward facing gable with a cross gabled front porch floored with Cuban tile. Another side gable crosses the middle of the house over the sleeping porch, and like the house next-door to the east, another small decorative roof sits over the sleeping porch windows. The remainder of the house is covered by a rear facing gable. Like other Stebbins homes around Seminole Park, the open porch on this one is supported by straight brick columns atop more robust piers, and wide stairs run between stuccoed piers. The façade is marked by balanced asymmetrical fenestration, and rows of multiple adjoining windows form the system of fenestration around the house. Simple vertical slats typical of Stebbins homes form the eave vent adornment, and rafter tails and double roof brackets are exposed. Wide clapboard clads the house above its rusticated block foundation.

Few exterior alterations have been made. A furnace room and tool shed addition to the garage (now an apartment) were built in 1941, and at some point vinyl siding and metal vented eave soffits were added. The front porch was screened at an unknown date, and a deck and patio were added in 2003. The current owners undertook interior renovations, and have painted the exterior, added new awnings, and re-landscaped the property with colorful foundation plantings and a grassy yard, making its original beauty shine.

2921 Third Avenue North
This home, one of nine Craftsman bungalows on Seminole Park built by A. A. Stebbins, was constructed in 1925. Unlike the others, however, Stebbins moved it and a separate one-story garage to this property in 1932 for owner Ethel A. Ellis. It was moved from the Arcadia Subdivision, located a few miles to the northeast of Historic Kenwood. At that time, a porch and two rooms were added. Ethel and husband Harry are noted in the 1933 City Directory as living at this address. The home is wood frame clad in wide clapboard atop a stucco foundation; a stucco fireplace is located on the east side of the home. The front-facing gable roof with deep overhang is supported by substantial decorative brackets in the front, and the front porch is covered by a cross gable. There is a hip roof in the rear. Vertical louvers form eave vents at the tops of both front-facing gables. Like many Craftsman style homes, the façade is
asymmetrical. The lower front gable over the porch and the front door are aligned, but both are situated to the right of center of the home.

Unlike the neighboring Stebbins homes, the front porch on this one extends beyond the main house and is open to the side yard. The porch features straight masonry piers topped with straight brick columns. There is a capped low masonry wall around the porch, and the floor is broken Cuban tile. Fenestration includes a new Craftsman style wood front door with six marginal lights and vertical three-light windows on either side and a 6/6 vinyl double hung window on the front of the house. Sliding patio doors open to a side yard deck and to a back yard deck. The back yard is surrounded by a wooden privacy fence. The separate garage features a central gable roof with vertical louvered vent. Unique in context of other garages in this area, this one has extensions on both sides covered by shed roofs. This property contributes to the visual richness of the area with beautiful traditional landscaping and meticulous care. It has been featured on multiple St. Pete Preservation walking tours and was a featured home on Historic Kenwood’s BungalowFest Home Tour in 2005.

2931 Third Avenue North
This simple frame vernacular structure was built as a one-story, two-car garage in 1925 but is now a two story garage apartment facing the alley at the back of the property. The property included a Craftsman bungalow facing Seminole Park until 1985, when it was demolished following a fire. The home and garage were moved to the property in 1934 from Coolidge Park, which is a few miles to the north of Historic Kenwood. It is unknown who the original owners were, but after the move, Harry and Florence Murphy lived at this address as noted in the 1935 City Directory. In 1940, the second story was added to the garage to create a spacious apartment. Throughout Historic Kenwood, garage apartments are prevalent and serve as affordable housing for renters or extra space for homeowners. After the loss of the main home, the then owners (Joseph and Georgia Declet) and their children lived in the garage apartment for more than a year until they bought another home. They then used the apartment as a rental property for many years before selling it to the current owner in 2005, who also uses it as an income-producing rental apartment. The structure has a gable roof with composition shingles and minimal overhang and is clad in painted horizontal aluminum siding added in 1975. Currently, the fenestration includes a garage door on the first floor, 1/1 double hung wooden windows, and an aluminum double-hung window on the second story porch. Exterior stairs provide access to the covered second story porch. When the upper porch was enclosed (date unknown), vinyl siding was used. The move into the neighborhood and later enlargement to a garage apartment contributes to the historical development of the area.

2935 Third Avenue North
This Craftsman bungalow and alley-facing one-story garage in the same style were built by contractor A. A. Stebbins in 1925 or early 1926. The home exhibits hallmarks of many of Stebbins’ homes: the front-facing asymmetrical double gabled roof with wide overhangs and exposed supports and rafter tails, an
open front porch floored with Cuban tile, wide front steps between stuccoed piers, asymmetrical but balanced fenestration, and straight brick columns, in this case topping more substantial battered columns. A small pergola runs from the west side of the porch to a single pier, and the current owner replaced its long-missing wooden slats. The chimney is covered entirely in rough stucco. The foundation is made of painted rusticated block. An 8-foot by 25-foot rear addition was constructed in 1956, and a patio and deck were added in 1960. A double car port attached to the garage was added at an unknown date, and both the house and the garage were re-roofed in metal. At some point, the front porch was enclosed with Miami windows, which have since been removed. The current owner transformed the front yard to a xeric landscape, using frangipani, azaleas, ferns, irises, and other plantings in place of grass. This house was featured three times on St. Petersburg’s Parade of Neighborhoods, a city-wide home tour.

2945 Third Avenue North
A. A. Stebbins built this Craftsman bungalow and one-story garage in 1925 for $4500. The house has double front-facing gables, which are aligned. A sloping roof was added just below the eave vent in the rear to cover a small addition to the house, which was completed in 1936. A gable covers the entire porch, making it unusually wide among its neighboring homes. The façade fenestration consists of French doors in an asymmetrical arrangement with two windows to the west and one to the east. The combination of wide and narrow vertical slats in the eave vents is typical of Stebbins, as are the wide stairs between stuccoed piers, the Cuban tile flooring on the front porch, and exposed decorative double beam roof brackets and rafter tails. It is evident that an original sleeping porch on the east side of the house was at some point enclosed and has a large modern window system. But beneath the gable over the sleeping porch, asphalt shingles form a decorative band. The foundation is painted rusticated concrete block, and the house is covered in wide clapboard. The chimney is covered entirely in stucco. Windows are simple 1/1 double hung, many clustered in horizontal rows. The front porch was screened in 1949, but it has since been reopened. The current owners currently have just refreshed this house with a new roof, paint, and landscaping.

2949 Third Avenue North
This Craftsman bungalow and a one-story garage were built in 1925 by the builder F. A. Parker. The exterior is sided in asbestos shingles, which were added in the late 1950s or early ‘60s. There is also shiplap siding on one portion of the façade. The home’s side-facing gable roof is topped by a smaller front-facing gable above the open front porch. Sunburst pattern gable vents and exposed rafter tails appear on all four sides of the house. The spacious front porch is supported by straight brick columns on top of tapered stucco piers. At one point, the porch was enclosed with jalousie windows, which have since been removed. Wide brick steps supported by stuccoed piers lead up to it. The chimney on the west side of the house is stucco with decorative brick trim. The fenestration includes double hung sash windows that are 7 over 1, 5 over 1, 4 over 1, smaller 3 panel windows, and a front door with mullioned glass panes.
In 1938, a second story was added to the garage to create an apartment. It is sided in asbestos shingle with a gabled asphalt roof, the same sunburst gable vents as the house, and exposed rafter tails. The fenestration consists of double hung 4 over 1 windows, a second-story entry door, and two swing-out garage doors. The apartment has a screened side porch on the second floor. Like virtually all of the neighboring properties, this one has a wooden privacy fence surrounding the back yard.

In the 1994 Historic Structures report, reviewer Judith Kitchen notes that "This 1925 bungalow and now enlarged garage contribute to the development and visual character of the street and neighborhood."

This home was featured on BungalowFest in 2006 and on the event’s Midnight Tour in 2007

2963 Third Avenue North
This Craftsman bungalow, constructed in 1925 by the builder F. A. Parker, features more ornamentation than neighboring Craftsman style homes around Seminole Park. The house has an asphalt shingled roof with intersecting front-facing gables, exposed rafter tails and gable vents in a vertical design. The gabled roof porch is supported by stuccoed piers topped by brick columns that have a decorative diamond border pattern at the top. A painted brick wall with a concrete cap surrounds the open porch. The fenestration on the façade consists of clusters of double hung windows that are prairie style 9 over 1, as well as a prairie frame door. There are jalousie windows on one side of the house. On the east side of the façade, a gracefully carved pergola with decorative curled ends (a replacement for an original structure) runs between the porch and a single pier in the same design as the porch columns; this one also features the diamond pattern decoration. On the west side of the house is a red brick chimney with the same the diamond patterned border. The side porch was enclosed in 1938. The front porch was enclosed at one point, but has been reopened. Vinyl siding was added at some point, but that, too, has been removed and the house now has horizontal clapboard siding.

A frame vernacular garage apartment with a second story apartment faces the alley and was added at an unknown date before 1946. The garage has vinyl siding and a front-facing gabled asphalt roof with exposed rafter tails. The fenestration consists of double hung windows that are prairie style 9 over 1 and two roll-up metal garage doors facing the alley. There are two exterior staircases leading to the upstairs apartment. One is wood frame; the other is cement and was added in 1946. The backyard is fenced in with a wood privacy fence, and the front yard has mature trees.

F. A. Parker apparently lived in the house after he built it, until selling it to B. P. Teasley in the mid-1930s. Teasley owned the property until at least 1962. On the 1994 Historic Structures Form, reviewer Judith Kitchen notes that this house “contributes to the architectural importance of the street and area as a whole.”

3001 Third Ave N
This two story Prairie style home was built in 1925 for the original owner, Harry Foster, as a two story duplex consisting of 10 rooms. It is one of only two multi-family properties facing Seminole Park, and it is the only one that was originally built for multi-family use. It is also one of only a small number of
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Prairie style homes in Historic Kenwood and the only one adjacent to Seminole Park. The exterior has wide clapboard siding, and the wood framed exterior is accented by exposed stucco piers. The hip roof is asphalt shingled, and as is typical of Prairie style, has wide overhangs. The front gabled entry and the side hip roofed entry on 30th Street are both flanked by square columns. There is a second side entry without a roof. The fenestration consists of wide 1 over 1 casement windows (some in pairs), jalousie windows and a new wooden front door with an oval decorative window. There is a stucco chimney on the east side of the home. The front yard has a low picket fence. A one-story garage was added in 1926, a year after the home was built. It is a wood framed building with a gabled asphalt shingle roof and vertical gable vents. The fenestration consists of jalousie windows.

262 30th Street North
This midcentury masonry vernacular home was built in 1949 for $17,000 for Dr. R. J. Malzone. A.L. Pfau Jr. was architect and Fox and Fox are listed as contractors. The concrete block structure was built on a slab foundation and has an irregular shape with a u-shaped façade. The hip roof is asphalt. The fenestration consists of large metal multiple-paned casement windows (some framed with faux shutters made of brick) and an unusual octagonal decorative window. In 1952, Dr. Malzone had the screened porch enlarged and enclosed to create the dining room. The home was built with an attached two-car garage, and a large, metal, flat-roofed carport was added onto the south side in the 1960s. Dr. Malzone added a swimming pool and screened enclosure in 1960.
With more than 2300 square feet of living space, this is one of the largest homes in the proposed historic district and in all of Historic Kenwood. In the 2001 Historic Structures report, the reviewers noted, “This building is representative of the historic architecture located in the area and contributes to the historical and architectural importance of the area now known as Kenwood.”

242 30th Street North
This Mediterranean revival home was built in 1926 and is a good example of that style, which was popular at the time. It was built as a small, four room house plus attached garage for Jack Cornelison. In 1932, a sun porch was added, and in 1938 another bedroom, a bathroom, and screened porch were added as well. Not surprisingly, the house now has an irregular shape. Its structure is frame and the exterior has a rough stucco finish. The barrel tiled flat roof has tiled parapets, and there are decorative tile vents on the front and sides of the house. The fenestration consists of 1/1 double hung windows, many in pairs or clusters; a wooden front door; a metal garage door on the north side facing the alley, and French doors opening to the side yard and swimming pool, spa/Jacuzzi, and deck that were added in 2006. A decorative metal canopy with scalloped edging covers the front door and part of the raised brick entry; it is stylistically unlikely that this was original to the house. Like most of the neighboring properties, the backyard is surrounded by a wooden privacy fence.

The reviewer for Historical Structure Form submitted in 1994 marked this home as a potential contributor the National Register of Historic Places district and noted, “This interesting Mediterranean
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Revival house from the mid-1920s contributes to the architectural and historical significance of the Kenwood neighborhood. Later that year, a letter from the Florida State Director of Historical Resources and State Historic Preservation Officer opined that the property would not be eligible for listing in the National Register of Historic Places. It is not clear whether that refers to individual listing or to contributing to the then-proposed historic district.

This home was featured on BungalowFest in 2002 and 2013.

230 30th Street North

This Mediterranean Revival home was built in 1938 by owner Cade B. Allen, a well-known developer who built many homes in the Allendale neighborhood and elsewhere throughout St. Petersburg, as noted below. * This is a modest version of the Mediterranean style homes he favored. This stucco structure has an intersecting gable barrel tile roof, and its attached garage facing the alley to the south also has a gabled roof. The original roof—still in excellent condition—was replaced in 2015 because of insurance requirements, but fortunately it was rebuilt to match the original. Decorative tile vents on the front and sides of the house are typical of the Mediterranean Revival style. The front-facing gable of the main roof is echoed by the smaller front-facing gable of the enclosed front porch on the south side of the façade. The fenestration includes 2/2 and 1/1 wooden windows and louvered windows within an arched frame on the front of the porch. The side-facing French front door opens onto the porch. A stucco chimney is near the west side of the home. The backyard is fenced in, as is typical of the neighborhood. The front yard was recently re-landscaped with foundation plantings and colorful shrubs bordering the curved front sidewalk.

* "From 1922 through 1954, Cade B. Allen and/or Cade B. Allen & Sons constructed around 40 houses in Allendale and 12 in other areas of St. Petersburg and Pinellas County. All of the houses were constructed of hollow (clay) tile and many of them were veneered with stone. In addition to the original coquina rock from Florida he had shipped in by rail marble and pink and gray granite from Georgia, field stone and silica rock from North Carolina and sandstone from Alabama and Tennessee. One house on 391h Avenue was built of yellow brick. Many of the houses that were of hollow tile and stucco construction had the front entrance veneered with sandstone.” - St. Petersburg and Its People, by Walter P. Fuller, 1972, p. 122a.

This home was on BungalowFest in 2004. The brochure for that event noted that the house had been abandoned for 12 years and updated by the owner.

2962 Burlington Avenue North

According to the property card, this wood frame Craftsman bungalow was built in 1925, but the 1923 Sanborn Map shows that a home existed then on this site – the only one at that time on all four streets facing Seminole Park. It is unclear whether the current home replaces an earlier one, or whether the property card has the wrong date. Whenever the current home was built, its builder is unknown. The
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first record of ownership is of Carlisle and Mary Aikin in 1931. Mr. Aikin was a salesman with Lansing Publishing Company. The front-facing gabled roof features triangular knee braces and flared eaves. The front porch is covered by a lower gabled roof and also has flared eaves with vertical gable louvers. The Florida Site File comments that “the flared eaves are worthy of note.” The porch runs across the entire façade of the home and at some unknown date was enclosed with Miami awning windows. The wood-clad piers are flared at the bottom. The porch has horizontal wood clad walls, and it appears the columns may have been square wood posts. The foundation is concrete block. Fenestration of the main house includes double hung wood windows as well as aluminum double hung windows. There is a stucco chimney on the west side of the home. A rear porch was added in 1944, and there is a separate one-story, two-car garage with a hip roof featuring exposed rafter tails. The backyard has a large deck. This home was featured on the Historic Kenwood BungalowFest home tour in 2007, and the current owners later won an award for creative landscaping, which they designed and installed themselves.

2950 Burlington Avenue North
Likely built in 1941, this minimal traditional style wood frame home features a double front-facing gable roof as well as a cross gable roof over the front-facing side porch. Covered by the lower of the two front-facing gables, the front porch stoop with red brick steps features Craftsman style decorative metal columns and railings, which may be original to the home. The front door is wooden single marginal 9 light French door with the same style decorative metal grill. There is a side yard fencing and gate also in the same decorative metal design. The home is clad in wood siding and fenestration includes wooden 6/1 double hung windows. When the current owner purchased the property, she had 9/1 grouped casement windows custom made to complement the home’s architecture, and these were installed on the side-front porch to replace jalousies. At that time, a custom metal gate was commissioned to replace the wooden picket fence front gate. There is a central brick chimney. The foundation is concrete block. A separate one-story, two-car garage faces the alley and has a gable roof covered with asbestos shingles and clad with horizontal wood siding. According to the City Directory, Henry and Dora Mack were living in this home in 1942. The Florida Site File narrative notes Henry Mack owned the home next door (2944 Burlington) and may have built this one. This home has been featured on BungalowFest home tours in 2000 and 2005. The 1994 Historical Structure Report notes that “this early 40’s frame house contributes to the visual history of the street and neighborhood.”

2944 Burlington Avenue North
Built in 1927, this Craftsman bungalow has a symmetrical front-facing double gabled roof with deep overhangs. The upper gable eave vent has horizontal louvers. The porch runs across the entire front of the house. Consistent with Bungalow style homes, the front porch is deep, with room for lots of seating, and this one has tile flooring and a capped low masonry wall covered with a masonry brick-like stucco façade. The straight vertical piers are stucco and topped with the same masonry faux brick façade. In the 1994 Historical Structures Report on this property, the square upper columns were described as having
interesting tile detail. It is unknown when they were modified. The foundation is rusticated concrete block, and there is a red brick chimney located on the east side of the home. There are exposed rafter tails and decorative beam extensions below the roofline. Fenestration includes double hung wooden windows and wooden double 9-light French front doors, all original to the home. Over time, some of the windows around the home have been replaced with vinyl or aluminum. There is a separate one-story, two-car garage with gable roof incorporating horizontal louvers below the eaves. Both the house and the garage are clad in aluminum siding, and a large deck was at some point added to the back of the house. Over several months in 2016/2017 the home underwent exterior renovations including new roof (composition shingles), addition of solar panels to the roof of the main house, and back porch enclosure to accommodate a new kitchen renovation. The front porch, which had been enclosed for decades with jalousie windows and a fiberglass awning, was opened up, revealing the home’s original charm.

2934 Burlington Avenue North
This one-story minimal traditional wood frame home was built by owner Grace Bateman in 1939 for $3500. Minimal traditional was a popular style from the 1930’s to the 1950’s. This home reflects influence from the earlier Tudor style, with a moderately steep front-facing gable adorned with a small round window near the peak and very little roof overhang. There is cross gable over the main house and a lower cross gable over the front-facing side porch. Both have horizontal louvers under the eaves. The foundation is rusticated concrete block with vents. Asbestos siding was applied in 1953. The front-facing side screen porch was replaced with jalousie windows in 1957. In 2010, these and all the original double hung wooden windows in the house were replaced with vinyl hurricane-rated double hung windows. The original trim around the windows was saved and reused. The home was originally built with a small front stoop with broken Cuban tiles and was covered by a small shed roof supported by brackets.

In 2013, local architect Tim Rhode designed a covered front porch in a vernacular style to complement the style of the house and accommodate seating to overlook the Seminole Park. A master suite addition was also designed and built on the rear of the house in the minimal traditional style with same roof style and seamlessly blends into the original structure. At the same time, the asbestos siding was removed to reveal remarkably well preserved original cedar plank siding. The new wood frame addition and porch were clad with scissor jointed cedar siding and with wood trim custom milled to match the original siding and trim. The foundation for the newly constructed portions of the home is stucco-covered concrete block. There is a separate two-car, one-story garage with gabled roof, which also has horizontal louvers at the gable. An In-ground spa, brick pavers, pergola and new landscaping were also added in 2013, as were the brick paved and landscaped front yard and white picket fence. This house has been featured on several St. Pete Preservation walking tours and on BungalowFest home tours in 2001, 2005, 2009, and 2014.
2920 Burlington Avenue North
This Tudor revival home, built in 1929 for $5000, may be the only property in Hall's Central Avenue #2 subdivision to occupy one full villa site (in this case a double lot). This home’s steep roof with a curved intersecting front-facing gable covers a home clad entirely in natural wood shingles. A beautiful arched front door is tucked under a gabled vestibule, and its curve is echoed in the window near the top of the main gable. There is a three-step curved front stoop with iron railing leading to the front door. Unlike many other Tudor revival homes in the neighborhood that have chimneys next to entrance vestibules, this one has a tan brick chimney located to the side of the home. Fenestration includes original vertically oriented grouped 8-light wooden casement windows and 4/1 grouped wooden double hung windows. Miami awning porch windows were added in 1987 to the front-facing side porch, which has a tan brick column at the front corner. Over the years, some of the original windows around the house were replaced with aluminum windows. The foundation is concrete block. Facing the alley is a separate one-story, two-car garage with a gable roof incorporating horizontal louvers. One of the garage bays appears to have an original garage door with grouped four-light windows. The garage is also fully clad in wooden shingles. Roofing material for both the home and the garage is composite shingles. Built by Christ Nielson for owner Mrs. Gorda Johnson, property records show this home to have changed hands only three times since it was built, with the current owner in residence for decades. The Florida Site File notes “this property contributes to the considerable significance of the area architecturally and historically.”

2910 Burlington Avenue North
This Craftsman bungalow and one-story Craftsman garage on the alley were built in 1925 by A. A. Stebbins for $5000. The home’s roof system has a low, side-facing gable topped with a small front-facing gable. The remaining roof is a single gable facing rear. A small shed roof sits under the rear gable, covering a row of windows. Battered piers topped with smaller straight brick columns support the porch roof. Attached to the piers, rusticated concrete block forms a continuous foundation with vents. The open front porch is floored with Cuban tile, and it was screened at some point. Wide front steps between stuccoed piers lead up to the porch. Windows are simple 1/1 double hung, and some are clustered in horizontal rows. The chimney is stuccoed below the roofline and brick above it. The current open side porch was either added at some point or replaced an earlier porch and is topped with a shed roof. The French doors opening from the house suggest that it was likely a replacement for an earlier porch, which would be consistent with other Stebbins homes around Seminole Park. The right of way in front of the house is shaded by large oak trees, and it and the front yard incorporate some flowering trees and shrubs.

This is the only single-family home in the proposed local historic district that is currently a rental property. Unlike many of Historic Kenwood’s rental properties two decades ago, this one has recently undergone some restoration and is well maintained.
2900 Burlington Avenue North

This Craftsman bungalow and alley-facing two-car garage were built in 1925 by A. A. Stebbins. The roof system consists of asymmetrical double gables facing front, a side-facing gable in the middle, and a single gable facing the rear. All have wide overhangs, exposed rafter tails and simple roof supports, and simple vertical slate eave vents. Below the eave vents is a section of asphalt shingles applied as decoration, often seen in Stebbins homes. The front porch gable is supported by straight stuccoed bases topped with straight brick columns. An empty column of the same design sits nearly parallel to the western edge of the house, revealing that a pergola or lattice structure was part of the home’s original façade. The foundation, made of painted rusticated concrete block, is continuous with vents and topped with wide clapboard siding. Fenestration consists of simple 1/1 double hung windows, many grouped horizontally, and the front door, which appears to be original, is mullioned with 12 panes. The front porch, unlike all the neighboring Stebbins homes, has a concrete floor without any Cuban tile. The chimney is stuccoed to the roofline, above which it is brick.

The front porch was enclosed by jalousie windows, probably in 1963, and the current owners replaced the jalousie porch door with a mahogany Craftsman style door in 2014. The sleeping porch was also enclosed with jalousies in 1960, and the current owners replaced these with 1/1 windows in 2010. They converted the garage/workshop to a guest cottage in 2010 and covered the deteriorating siding with hardy board. The current owners also re-landscaped, winning a neighborhood award for the front garden comprised primarily of Florida native and Florida friendly plants. The current patio was added in 1950, and the back yard is enclosed in wooden privacy fencing.

The home was included on Historic Kenwood’s BungalowFest in 2014 and has been opened to guests on many St. Pete Preservation tours.

231 29th STREET NORTH

This wood frame vernacular home was built in 1951 for $9500 by owner Merl Ludwick. He was married to Edith L, and the 1952 City Directory notes his occupation as working at Olson Studio. According to the property card, there was a detached one car garage. However, this might be inaccurate, as old photos show a separate two-car garage. In the 1980s, a gabled roof was added to attach the house and the garage. The home is clad with asbestos siding and has a gabled shingle roof. Fenestration includes metal single hung windows and jalousies on either side of two fixed windows at the front of the house. There are large metal awnings over the front and side windows. A unique feature is a circular enclosed front porch with a circular roof overhead. There are two chimneys. The house sits on a large corner lot (100 feet by 127 feet), so the property includes a sizeable yard. Other than the connecting addition, there appear to have been very few updates over the years. In the 2001 Historical Structure Form, the historian notes, “built in 1951 this frame vernacular style home exhibits a design type and building materials that were prevalent during the period of construction. This building is representative of the
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historic architecture located in the area and contributes to the historical and architectural importance of the area.”

2863 Burlington Ave North
This Craftsman bungalow was built in 1935 by Julius Johnson, a builder known for constructing the historic Bishop Hotel, as noted in the City of St. Petersburg Mayor’s Historic Preservation Summit in 2006. The roof is double gabled, with the lower of its two asymmetrical front-facing gables covering a sizeable front porch on the west side of the facade. The roofs are asphalt shingled. The home’s wooden frame was at some unknown date veneered with a with a decorative artificial stone, but other original structural elements are notable. The straight columns that support the porch roof, two porch foundations and chimney are made of coquina brick arranged in patterns of several colors. Brick piers on either side of the wide front stairs are also coquina brick. Decorative vertical vents sit just below the roof gables. The front porch is now enclosed with 1/1 windows and has a prairie style glass door flanked by two narrow decorative prairie style window panels. The home’s other fenestration consists of 1/1 windows, some of which are clustered, and a back door with a window. A sleeping porch on the west side of the house remains open, with French doors opening onto it from the house. The detached two-car garage is wood frame and has an asphalt shingle gable roof. The gable is aligned with the house roof, but since the garage faces 29th Street, the gable is side facing. There are two roll up garage doors. The home sits on a large lot, and the sizeable back and side yards are surrounded by privacy fencing.

251 29th Street North
Built in 1929, this A. A. Stebbins Craftsman bungalow has large battered columns beneath slightly smaller straight brick columns to support the front porch roof. A front-facing gable is crossed by a side gable over the porch, and a single rear-facing gable covers the rest of the house. Horizontal wood siding sits atop a painted block foundation, and the chimney is stuccoed entirely. A lone pier remains to the north of the porch where it would have originally supported a pergola or lattice work. The front porch, which would have originally been open, is now enclosed with large-pane glass windows. It appears that the organization of the home’s original windows in horizontal rows has been retained, but the windows themselves were at some point replaced with more modern ones. A pattern of thick and thin vertical slats adorns the eave vents, and rafter tails are exposed.

The house and garage have been altered to become a multi-family unit. The changes occurred in 1952, when a second story was added to create bedrooms over the garage and an addition on the east side of the house was built, so a large portion of the lot is now covered by buildings. Nonetheless, the current owners have maintained a charming backyard, which has been opened for Artist Enclave of Historic Kenwood events, since the owner is a painter. The current owners painted the house recently to
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harmonize with the gazebo in the center of Seminole Park, and new landscaping includes colorful plantings, rock, and mulch, bordered by a small amount of grass.

261 29th Street North
Contractor A. A. Stebbins built this Craftsman bungalow and one-story garage in 1925, and it appears to be featured in an ad for Stebbins homes surrounding the park. The home has a double asymmetrical front-facing gable and a side gable with wide overhangs covering the sleeping porch. The house sits on a corner lot and faces 29th Street, so unlike most of its neighbors, the two-car garage faces Third Avenue North, instead of an alley. The open front porch and screened sleeping porch are supported by square brick columns topping slightly larger stuccoed columns and floored with Cuban tile. The balanced asymmetrical façade fenestration is typical of Stebbins homes. Simple roof brackets and rafter tails are exposed. On the south side of the house, a pergola extends from the front porch to a lone pier. Wide front stairs are supported by stuccoed piers. Cedar shingles form a decorative pattern below the eaves on both the front gable and the side of the mid-house cross gable. Wide clapboard siding on the house tops a continuous painted rusticated block foundation with vents. The clapboard siding on the garage is narrower.

A patio and deck were added in 1950, and at some point between 1995 and 2010, the current decorative pergola was reconstructed. The property card and Pinellas County Property Appraisers records suggest that apart from maintenance and infrastructure upgrades, no changes of substance have been made to these structures. Even the garage doors appear to be original. Landscaping is traditional in style, with foundation plantings and a grassy front yard. The property has been well maintained for many years.

National Register researcher Judith Kitchen noted that “The building makes a big contribution to the significance of 29th Street N and the neighborhood.” Not surprisingly, this distinctive home was featured on Historic Kenwood’s BungalowFest in 2013 and 2015.

301 29th Street North
This mid-century Masonry Vernacular home and garage were built in 1951 for J. H. Mudge. The stucco exterior is topped with an asphalt shingle hip roof with wide overhangs. A tall hip roofed entry with two high arched entries to a small enclosed porch was added in 2005, and when compared with a photo of the house in the 2001 Historical Structure Form, it has added dimensionality and visual interest to the home’s façade. A row of glass block creates a decorative border near its top, and decoratively carved brackets support the roof. A large picture window surrounded by smaller panes dominates the north side of the façade, and other large windows and clusters of multiple paneled windows have prominence on other sides of the house. An original chimney was at some point removed.

The home’s two-car garage was originally detached, but an extension connected it to the house in the 1960s. Another front-facing entry and doorway are part of this extension. The garage has an asphalt shingle hip roof with decorative vents across the top above the two roll up doors.
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The owner of this home was a professional landscaper and for many years managed the grounds of an estate in New England. Not surprisingly, his colorful, blooming garden is often the envy of neighbors. The most profuse color is on the sunny south side of the house, and the area near the garage has shade plantings surrounding a large oak. The back yard contains a Jacuzzi and is surrounded with a masonry and stucco privacy wall.

This home was featured on BungalowFest in 2005.

Seminole Park Pavilion

Echoing distinctive design elements from many of the Craftsman bungalows adjacent to it, this 400-square foot open pavilion has four substantial concrete block piers topped by straight wooden columns that support its gabled roof. Small pop-up gables with open carved sunburst designs are incorporated into the north and south sides of the roof. The exposed beams are decorated with raised square medallions, and the diagonal wooden roof supports are subtly carved. The floor is covered with six-inch terra cotta tiles, and in its center is a tiled version of Historic Kenwood’s oak tree logo.

The structure was designed by architect Tom Kensler, then a neighborhood resident, incorporating concepts from Crime Prevention Through Environmental Design, a program designed to deter criminal activity. Residents of a local correctional facility poured the concrete slab on which it sits. Spearheaded by Kensler and neighborhood organizer Bob Jeffrey, 70 neighborhood volunteers converged on the park for ten weekends from October through December of 1995 to build the structure. It was inaugurated just in time for the neighborhood’s annual Christmas light activities. It is regularly maintained by neighborhood residents and the Historic Kenwood Neighborhood Association and is very well used on a regular basis, both for planned events and informal activities.

Setting

Located within the Historic Kenwood neighborhood, the proposed district is situated just three blocks from Central Avenue and the shops and restaurants located in the Grand Central Business District. It is positioned within the southwest quadrant of the Historic Kenwood neighborhood. Of the 24 homes in this proposed district:

- 13 were built in the 1920's
- two in the 1930's
- one in the 1940's
- the two newest homes in the proposed district were built in 1951

Of note, while researching the properties we found some discrepancies regarding the year of construction for a few properties among our sources: Pinellas Property Appraiser website, Property Cards, 1995 Kenwood Final Survey Report, and the 2003 National Register of Historic Places Registration Form. We have used the dates from the 2003 report.
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All of the homes were listed as contributory to Historic Kenwood’s designation on the National Register of Historic Places.

Many of the homes have had some alterations over the years but all still possess their original architectural integrity. Of the 14 Craftsman Bungalow homes, four have enclosed front porches with windows and two have screened in the porches. All but three of the homes have enclosed the backyards with fencing for privacy and security. Fencing material is primarily wood stockade; others are vinyl, stucco-covered block, and chain link fence. Eighteen of the properties have separate garage structures and of those six include garage apartments for rental and/or extra living space. It was quite common in the 1920’s for a garage apartment to be built first for the owner/contractor to live in while the primary house was under construction. In present day, many garage apartments serve as income producers for owners and affordable housing for renters. In 1928, due to the earlier construction of St. Pete High School, a series of avenue name changes were adopted. 3rd Avenue North became Burlington Avenue North and 4th Avenue North became 3rd Avenue.

STATEMENT OF SIGNIFICANCE

Historical Context

Development of Historic Kenwood (Hall’s Central District #2)

Charles Hall: Charles R. Hall, described as one of St. Petersburg’s biggest developers during the City’s boom time era, was born in 1869. A Philadelphia milliner, he became a traveling salesman and eventually a developer of New Jersey seashore property. Persuaded to come to St. Petersburg in 1909 by early St. Petersburg leader F.A. Davis, Charles Hall made significant investments to become an active partner in the development of the west of downtown. In 1912 he purchased what became Hall’s Central District #1 with acreage stretching from 25th Street to 28th Street and soon thereafter bought additional property expanding west to 31st Street (Hall’s Central District #2). He eventually went on to develop Lakewood Estates and 160 acres off 34th Street. He, along with developer H. Walter Fuller, pushed for extension of the trolley line from downtown west to the beaches to promote growth west of downtown. Charles Hall marketed lots aggressively with many inducements. Such inducements included a willingness to accept lots bought elsewhere in the city as an exchange for his lots. He also offered people to invest $500-$5000 in securities, promising 8% interest return.

Homes in Hall’s Central District #2 were built for the working to middle class and homes were modest in comparison to the large homes built closer to downtown. As Hall’s granddaughter Mary Richmond said, “Snell developed for the rich. My grandfather developed for the middle class.” Hall is quoted as saying that people want “the modest home. That is what we are going to give them.” City Directories from 1925-1941 describe residents as having jobs such as “salesman,” “contractor,” “works at Olson Studio,” etc. In 1914, Charles Hall and his wife Emma Hall deeded Block Number 11 (an entire city block) of Hall’s Central District #2 to the City for the sum of $1.00. There were conditions that included:
St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Page 17

- the property could be used as a public park only, to be called “Seminole Park”
- the City would improve and maintain the park
- should either of these conditions be violated, the land would return to his heirs

City Hall subsequently posted a resolution accepting the deed.

Sadly, Charles Hall went bankrupt following the stock market crash and died in 1934. In 1991, after learning that Hall’s grave in Royal Palm Cemetery was unmarked, his great granddaughter acquired a 2 foot octagonal piece of sidewalk from old Kenwood and engraved “Charles R. Hall – A preserver and creator of beauty.”

A.A. Stebbins: Throughout Historic Kenwood, and especially in this proposed local historic district, are a number of beautiful Craftsman bungalow homes built by contractor A.A. Stebbins. Nine of the fourteen Craftsman bungalow homes in this proposed district were his. Most were constructed in 1925; right around the time of the real estate bust in St. Petersburg. Two more were built in 1927 and the last one in 1929. Moving to St. Petersburg in 1919, he was a prominent developer who built approximately 15 houses per year. He described his bungalow homes as being “conveniently arranged” with “large and airy” rooms. Featuring large front porches with openings from living and dining rooms, his homes featured fireplaces: “a little open fire is cheerful but regular heat is not required.” His houses were by no means “cookie cutter” developer homes, but he had a few signature elements. One was the straight brick columns supporting the porch roofs, which sat on more substantial straight or battered piers. Another was the wide front stairs leading to a spacious front porch, which promoted the neighborliness that is still so much a part of the social fabric of the neighborhood.

A.A. Stebbins was very supportive of the City of St. Petersburg and acknowledged that the marketing efforts of the City to bring visitors to the City benefited his business. He donated money to the Chamber of Commerce stating, “the money I can afford to appropriate for the benefit of my home town can be more wisely used under your auspices.” He conceived and funded an idea to outfit a Pullman rail car to travel to northern states to tout St. Petersburg and its beauty. Named “Sunshine,” the Pullman car traveled the United States with the Royal Scotch Highlanders Band to advertise the “Sunshine City” and give concerts. The City was so appreciative of his efforts that the City Council voted to change the name of Seminole Park on June 5, 1945 to “Stebbins Park” and a formal resolution was issued in this regard. However, the new name was to be very short lived. A week later on June 12, 1945, the City’s legal staff recognized the conflict with the original deed from Charles Hall requiring the park to be called “Seminole Park” in perpetuity. Seminole Park is noted in the City Directories starting in 1925.

Cade Allen: Best known for building large, beautiful homes featuring extensive stonework, dairy farmer turned carpenter Cade Allen is best known for building St. Petersburg’s lovely Allendale neighborhood. Only twelve Cade Allen homes were built outside of the Allendale neighborhood. One, a Mediterranean Revival single story home, is within this proposed local historic district.
Architecture

The homes surrounding Seminole Park display a remarkable architectural diversity, in keeping with that of the Historic Kenwood neighborhood as a whole. Like the entire neighborhood, our proposed historic district has a large concentration of Craftsman style bungalows. The 24 homes in this proposed local historic district represent the following architectural styles:

- 14 are Craftsman Bungalows (nine built by A.A. Stebbins and two by F.A. Parker)
- 2 Minimal Traditional
- 2 Mediterranean Revival (one built by Cade Allen)
- 2 Frame Vernacular
- 2 Masonry Vernacular
- 1 Tudor Revival
- 1 Prairie (built and still used as a duplex)

Each and every one is listed as "Contributory" in the 2003 National Register of Historic Places Registration Form.

Two of the homes located on Seminole Park were moved to 3rd Avenue North. These were among the 170 homes that were moved into Historic Kenwood in the mid-1930's from other neighborhoods. It's thought that following the economic crash in the 1920's, developments that had been started prior to the crash languished afterwards - and rather than have homes sparsely located, it would be better to relocate to a neighborhood that had been almost built out before the crash. Luckily, Historic Kenwood was one of those neighborhoods mostly built during the boom years.

This proposed local historic district overall has architectural interest and cohesiveness and has retained the historic features such as the hexagonal sidewalk pavers, granite curbs, brick streets, tree canopy, landscaping and Seminole Park which supports the designation of Historic Kenwood Seminole Park as a local historic district.

Community Planning and Development

The homes surrounding Historic Kenwood's Seminole Park form an intact example of suburban development expanding from downtown St. Petersburg, with most built in the booming 1920's. Like so many early 20th century American neighborhoods, Historic Kenwood experienced a mid-century decline that did not begin to turn around until the 1990's. With the formation of the Historic Kenwood Neighborhood Association in 1990, neighbors banded together to turn the neighborhood, that had become nearly 90% rental, back into mostly owner occupied homes. In addition to the Prairie style apartment property, only one single-family home located in this proposed local historic district is not currently owner occupied. Initial strategies to make this turnaround included active Crime Watch and drug marches to combat crime. Projects such as building the Seminole Park Pavilion, erecting Historic
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Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Page 19

Kenwood street signs throughout the neighborhood, and displaying Historic Kenwood flags brought a sense of pride and unity. Activities such as monthly porch parties, community picnic, and holiday decorating contests brought a sense of community. Novel projects, such as bank partnerships in the 1990's, supported first time home ownership. Starting in 1998 with a "Parade of Neighborhoods," Historic Kenwood will soon host the 18th Annual BungalowFest Home Tour to showcase neighborhood architecture. BungalowFest promotes the reputation of the neighborhood and encourages homeowners to renovate and "fix up" their homes. Almost half of the homes in this proposed local historic district have been featured one or more times on this home tour.

The development of Hall’s Central #2 as a middle class/working class neighborhood is clearly apparent as one views this neighborhood in present day. As the Florida State Historic Preservation Officer noted in the 2003 National Register Registration Form, “The significance of the composition of the neighborhood is particularly important, as the quality of the architectural design is not a result of income, but rather the result of high-minded planning ideals and inherently good design. Kenwood Historic District illustrates the democracy of design that has been maintained for more than sixty years.”

References

Books:


Newspapers:

Advertisements

“Hall’s Central Ave. Sub-Division,” *The Independent*, April 11, 1913


“Wanted Lots in Hall’s Subdivisions,” *The Independent*, April 26, 1916
St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Page 20

“Some of the Many Homes Built by A.A. Stebbins,” unknown newspaper and date (obtained from Museum of History)

“St. Petersburg,” advertisement to invest in Charles Hall properties & securities, unknown newspaper and date (obtained from Museum of History)

Articles:

“City Car Really Brought Sunshine to Washington,” The Independent, St. Petersburg, Florida: June 9, 1924

“Tell of Meet at Washington,” The Independent, St. Petersburg, Florida: June 9, 1924

“That Man Stebbins,” William C. Freeman, Newspaper unknown: December 15, 1924

“Round About Town with the Spectator,” Article about A.A. Stebbins, The Independent, St. Petersburg, Florida: May 31, 1924


“Historic Kenwood to Flap in the Wind,” Jennifer Brett, St. Petersburg Times: December 1, 1996


“Early Developer Gambled and Left His Mark on City,” Scott Taylor Hartzell, St Petersburg Times: September 13, 2000

“Pinellas St. Petersburg/Historic Kenwood,” Eric Snider, Creative Loafing: March 2, 2005

Announcements & Photos


Obituary:

“Albyn Stebbins, Pioneer City Developer, Dies” — newspaper and date published unknown. Royal Palms South Cemetery notes his birth/death dates are birth: 1864 and death: 1948

Journal Articles:

“A Florida Bungalow Home,” Building Age and the Builder’s Journal (1922-1924): A.A. Stebbins, July 1, 1923
St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Page 21


Other Sources:


City of St. Petersburg, Property Cards

Handwritten notes detailing timeline of Charles Hall accomplishments. Obtained from St. Petersburg Museum of History

Historical Structure Form: Florida Site File

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Interview with Jim Bloodworth, long term Historic Kenwood resident regarding late 1990’s tree planting project, June 2017

Interview with Joseph Declet, previous owner of 2931 3rd Ave. N. regarding fire and demolition of the home, July 2017


St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District


Pinellas County Property Appraiser, On-line Address Search: http://www.pcpao.org


Sanborn Map Company. Sanborn Fire Insurance Map. 1923

St. Petersburg City Council Resolution, Seminole Park. February 19, 1914

St. Petersburg City Council Meeting Minutes and Resolution, Stebbins Park. June 5, 1945

St. Petersburg City Council, Letter regarding Stebbins/Seminole Park. June 12, 1945


Warranty Deed from Charles H. Hall and Emma M. Hall to the City of St. Petersburg, February 3, 1914
St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 1

2901 Third Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 2

2909 3rd Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 3

2921 3rd Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 4

2931 3rd Avenue N (front and rear view of the only structure)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 5

2935 3rd Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 6

2945 3rd Avenue N (façade and garage)
St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 7

2949 3rd Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 8

2963 3rd Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 9

3001 3rd Avenue N (facades on 3rd Avenue and 30th Street of the only structure)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 10

262 30th Street N (façade and alley view of single structure)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 11

242 30th Street N (façade and alley view of single structure)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 12

230 30th Street N (façade and Burlington Avenue view of single structure)
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Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 13

2962 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 14

2950 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application

Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 15

2944 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 16

2934 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 17

2920 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 18

2910 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 19

2900 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 20

231 29th Street N (29th Street façade and Burlington Avenue side of single structure)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 21

2863 Burlington Avenue N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 22

251 29th Street N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 23

261 29th Street N (façade and garage)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 24

301 29th Street N (two façade views of single structure)
St. Petersburg Landmark Designation Application
Name of Property: Historic Kenwood Section - Seminole Park Local Historic District Photo Page 25

Seminole Park Pavilion (two views of single structure)
Appendix D
Public Information Session Invitation, Sample Ballot,
and Summary of Returns
NOTICE OF INFORMATION SESSION
REGARDING THE POTENTIAL DESIGNATION OF A LOCAL HISTORIC DISTRICT

REQUEST: This is a letter of notice regarding an upcoming public information session. The purpose of the meeting is to discuss the potential impacts of an owner-initiated application for the designation of a local historic district to the St. Petersburg Register of Historic Places.

The proposed district includes all parcels facing Seminole Park, roughly bounded by the alley between Third and Fourth Avenues North to the north, by the alley between Second and Burlington Avenues North to the south, by the east property lines of all houses on the 200 block of 29th Street North to the east, and by the west property line of all houses on the 200 block of 30th Street North to the west.

FILE NO: 17-90300003
Historic Kenwood - Seminole Park Section Historic District (name to be determined)

DATE: Monday, June 5, 2017
TIME: 6:30 p.m.
PLACE: Seminole Park – 30th Street North & Third Avenue North, St. Petersburg, FL 33713

MORE INFO: Laura Duvekot, Historic Preservationist, (727) 892-5451 or laura.duvekot@stpete.org

Ownership records indicate that you are an owner of property located within an area that may be nominated to the St. Petersburg Register of Historic Places as a local historic district. The meeting referenced above will be an opportunity to learn about the process and impacts of local historic district designation and have questions or concerns addressed. No votes regarding the pursuit of designation will take place at this meeting; it is being held to assist you in making an informed decision for an upcoming vote.

The historic significance of this area has already been recognized through the 2003 listing of the Kenwood Historic District in the National Register of Historic Places. This area’s additional listing as a local historic district in the St. Petersburg Register of Historic Places would provide a heightened degree of protection intended to preserve the area’s character by encouraging sensitive changes over time.

Following the meeting on June 5th, City staff will mail an official ballot to each registered owner of all property within the proposed district. Votes in support of the application must be received from the registered owners of 50% plus one tax parcels in order for the application for district designation to proceed. Documentation of the district’s resources and a narrative discussion of its historic significance will also be submitted to City staff by the applicant along with an application fee.

If a sufficient number of votes of support are received, two public hearings will then be held as part of the designation process. During the first, the Community Planning and Preservation Commission will make a recommendation for or against approval of the application based on their determination of the proposed district’s eligibility for local district designation with regard to criteria for significance and integrity established by St. Petersburg City Code. During the second public hearing, City Council will weigh criteria for significance and integrity, as well as the proposed designation’s compatibility with future land use and development plans. The public will have an opportunity to speak at each hearing. Owners of property
within and adjacent to the district will be notified to the exact time and date of each hearing as it approaches. If the application is successful and the local historic district is designated, future changes to the properties within the district will be guided by St. Petersburg’s Design Guidelines for Historic Properties.

If you have questions/comments, or would like more information but cannot attend the meeting, please visit, write, or call this office: Urban Planning and Historic Preservation, Municipal Services Center, Eighth Floor, One 4th Street North, St. Petersburg, Florida, 33701. Telephone (727) 892-5451 or email laura.duvekot@stpete.org.

Respectfully,

Laura Duvekot, Historic Preservationist II
727.892.5451
laura.duvekot@stpete.org
Instructions for Vote to Collect Support/Opposition of an Application for the Designation of the Proposed Kenwood Section – Seminole Park Local Historic District

File Number: HPC 17-90300002

Boundaries of Affected Area: This local historic district includes the properties facing Seminole Park and is roughly bounded by:

- The alley between Third Ave N. and Fourth Ave N. (northern boundary),
- The alley between Second Ave N. and Burlington Ave N. (southern boundary),
- Rear (east) parcel lines of properties between the two above-described alleys (eastern boundary), and
- Rear (west) parcel lines of properties between the two above-described alleys (western boundary).

*Boundaries are additionally depicted on page 2 of this notice.*

Legal Description: Hall's Central Avenue, Subdivision Number Two:

- Block 7, west 50.5 feet of Villa Site 10;
- Block 8, Villa Sites 9-12;
- Block 9, east 50 feet of Villa Site 15;
- Block 10, Villa Site 2 and east 50 feet of Villa Site 15;
- Block 11 (Seminole Park);
- Block 12, Villa Site 7 and Villa Site 10 less east 20 feet;
- Block 13, Villa Site 7;
- Block 14, Villa Sites 1 through 4; and
- Block 15, north 67 feet of Villa Site 2 less west 10 feet

Applicant: Brenda Gordon, Laura McGrath, and Elizabeth Sise

Request: Listing of the Kenwood Section – Seminole Park Local Historic District in the St. Petersburg Register of Historic Places

August 2, 2017
Page 1 of 4
Dear Property Owner,

Per the St. Petersburg City Code, Historic and Archaeological Preservation Overlay, Section 16.30.070.2.5.2.a, you are receiving this notification and attached ballot because you are the owner of property that is located within a proposed local historic district. A public information session regarding this application, of which your household was directly noticed, was held on June 5, 2016 in Seminole Park. If you were unable to attend the meeting or have additional questions about the impacts of this proposal, please contact City staff using the information listed below.

The support of property owners representing more than 50% of the subject tax parcels is required for the application process to proceed. This vote will not finalize the designation of the above-referenced local historic district, rather it is required in order for the application to be considered by the Community Planning and Preservation Commission (CPPC) and the City Council.

**Process for Tallying Votes**

Each tax parcel is counted as one vote, regardless of the number of owners registered to that property. However, in the case of properties with multiple owners, each registered owner will receive a ballot and have the opportunity to vote. If ballots representing conflicting votes among multiple owners of a single tax parcel are received, the vote for that parcel will be counted as a vote of non-support. If there are multiple owners of a property and only one ballot has been received by Monday, September 25, 2017, then the vote indicated on the returned ballot will be counted for the entire parcel.

There are 24 properties within the proposed district, excluding Seminole Park, which, as City property, does not have the opportunity to vote or count toward the number of tax parcels. If support from the owners of 13 properties and all other materials required for the submission of a designation application, including an application fee, have been provided to the City, then the district application will be certified complete and proceed to quasi-judicial hearing and review by the CPPC. Once a district application has been certified complete, no permits shall be issued for any exterior alterations, demolitions, or new construction, except in cases of ordinary repair and maintenance, until the City Council has rendered a final decision on the designation request.

**Next Steps in the Designation Process**

Both you, as a property owner, and the owners of properties within 200 feet of the proposed boundary, will be notified a minimum of ten days prior to the CPPC quasi-judicial hearing. This hearing will include a presentation by City staff of an analysis of the potential district’s historic significance and integrity. This will be followed by a presentation from the applicant and an opportunity for public input. After hearing from staff, the applicant, and any interested parties, the CPPC will vote for or against recommendation of designation of the proposed district.

Within 60 days following the CPPC meeting, the City Council will then evaluate the proposed district designation at a quasi-judicial hearing. Both you, as a property owner, and the owners of properties within 200 feet of the proposed boundary, will again be notified a minimum of ten days prior to the quasi-judicial hearing of its time and location. The hearing will be conducted in the same manner as the CPPC hearing and followed by a discussion and final decision of the City Council.
Impacts Should the Proposed District Application Be Approved

If the application is approved by the City Council, your property will be recorded as either a contributing or non-contributing property within the local district. As such, a Certificate of Appropriateness (COA) will be required for future exterior alteration, new construction, demolition, or relocation. The COA process is essentially a design review that is generally conducted concurrently with the issuance of other necessary building or demolition permits. The process, which has recently been streamlined, is not designed to hinder owners’ ability to update and maintain their properties, but aims to ensure the sensitivity of alterations and additions to the historic nature of a designated district or individual local landmark. Generally, properties over 50 years in age that retain historic integrity are considered contributing; and more recent construction and highly altered buildings are considered non-contributing. While the COA process is still required for non-contributing properties, it is simplified even further to minimize the impact on property owners. Please contact City Staff for information about the contributing status of your property.

Ballot Remittance and Status Updates

Continuously updated details concerning this case and the status of the application for local historic district designation can be accessed at: http://www.stpete.org/history_and_preservation/document_center.php.

Please consider your choice of support or opposition/nonsupport and return the attached ballot to:

Official Ballot, Seminole Park LHD

c/o Laura Duvekot
Urban Planning & Historic Preservation Division
PO Box 2842
St. Petersburg, FL 33731-2842

Signed ballots must be postmarked on or before Monday, September 25, 2017 or delivered in person by 4pm on that date to the Urban Planning & Historic Preservation Division, 8th Floor, Municipal Services Center, One Fourth Street North, St. Petersburg. Please note that the results of this vote are not exempt from relevant public records laws.

Properties within the proposed district that are not represented by a vote of support by September 25, 2017 will be considered to express nonsupport/opposition. Questions or comments can be directed to Laura Duvekot, Historic Preservationist, 727.892.5451 or laura.duvekot@stpete.org.

Respectfully,

Derek Kilborn, Manager
Urban Planning & Historic Preservation Division
Planning and Economic Development Department
/ld

cc: Dave Goodwin, Director, Planning & Economic Development Department
Michael Dema, Assistant City Attorney, City Attorney’s Office
I, ________________________________________________, owner of the property located at
__________________________________________________________, St. Petersburg, Florida 33713,

[ ] SUPPORT
[ ] DO NOT SUPPORT

the initiation of an application for designation of the Kenwood Section – Seminole Park Local Historic District as
a local historic district. The proposed district boundary includes the properties facing Seminole Park, roughly
bounded by the alley between Third Ave N. and Fourth Ave N. to the north, by the alley between Second
Ave N. and Burlington Ave N. to the south, the rear (east) parcel lines of properties between the two
above-described alleys to the east, and the rear (west) parcel lines of properties between the two above-
described alleys to the west.

A forged signature is an illegal signature that may be prosecuted accordingly; the City of St. Petersburg reserves
the right to verify signature authenticity with the ballot recipient.

_____________________________________________  ______________________________
(Signature)                                      (Date)

Ballot Instructions:

Please sign and return this ballot on or before Monday, September 25, 2017. The ballot may be:

• Delivered in person to the Urban Planning and Historic Preservation Division, 6th Floor of the Municipal Services Center,
  One Fourth Street North, St. Petersburg, FL 33701;

• Mailed to Official Ballot, Seminole Park LHD c/o Laura Duvekot, Urban Planning & Historic Preservation Division, PO Box
  2842, St. Petersburg, FL 33731-2842.

A demonstration of support from 50% + one (1) vote of the tax parcels located within the proposed boundary is required for this
application to proceed to the Community Planning & Preservation Commission (CPPC) and City Council. The final decision
regarding this application will be determined by City Council action, not by the outcome of this vote. The application will be deemed
complete immediately upon receipt of: “support” votes representing at least 13 of the 24 tax parcels within the proposed district a
complete application for the designation of the proposed area as a local historic district, and a processing fee from the applicant.
The response for each tax parcel will be counted as one (1) vote; in the case of conflicting votes among multiple owners of a single
tax parcel, the vote will be counted as nonsupport. If there are multiple owners of a property and only one ballot has been received
by September 25, 2017, then the vote indicated on the returned ballot will be counted for the entire parcel. Following return of the
ballot, your position may not be changed.

Ballots not received or postmarked on or before September 25, 2017 will be recorded as a nonresponse and counted as a “do not
support” vote, except among multiple owners of a single tax parcel where one or more ballots have been remitted. These will be
recorded as described above.

This vote is to initiate the application process only; it does not finalize the decision of whether a historic district will be officially
created. If sufficient support is demonstrated and the application forwarded to the CPPC and City Council, you will be given a
minimum of 10 days’ notice of the public hearings at which you may provide input regarding the potential district designation.
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</table>

33 Ballots mailed to owners of 24 parcels on 08/03/2017; due 09/25/2017

13 votes of support or 12 of non-support needed to call

Sufficient support received August 23, 2017
MEMORANDUM

To: Darden Rice, City Council Chair; Members of City Council
From: Brett B. Pettigrew, Assistant City Attorney
Date: October 20, 2017

Re: Cleanup ordinance to consolidate and harmonize campaign finance provisions adopted by City Council on October 5, 2017

On October 5, 2017, City Council adopted the two ordinances for the purpose of implementing campaign finance reform for municipal elections in the City of St. Petersburg:

- **Ordinance 300-H**, which was drafted by Free Speech for People (“FSFP”) and implemented contribution and expenditure limits involving Super PACs and foreign-influenced business entities.

- **Ordinance 302-H**, which was drafted by the Legal Department and implemented enhanced disclosure requirements

Because these ordinances were originally drafted as alternatives to one another, they were inconsistent in places as to terminology and numbering, and at the October 5, 2017 meeting, City Council requested that the Legal Department work with FSFP to develop a cleanup ordinance to combine the provisions adopted in ordinances 300-H and 302-H into a single ordinance that amends City Code in a manner that is consistent as to terminology and numbering.

A proposed cleanup ordinance is attached for your consideration. FSFP has reviewed this cleanup ordinance and confirmed that it reflects the substantive provisions for contribution and expenditure limits previously adopted in ordinance 300-H.

With respect to disclosure, the cleanup ordinance reflects the following substantive changes initiated by the Legal Department:

- An independent spender may now inform City Clerk of the identity of another election official with whom a statutory statement of organization has been filed, rather than filing a copy directly with the City Clerk. This change is made for consistency with the Florida Statutes.
• Provisions regarding certification of disclosure materials now specifically state that they are intended to implicate Chapter 104 of the Florida Statutes, which provides statutory penalties for falsifying an election-related oath or affirmation.

• Provisions related to electronic filing have been removed. This does not reduce the scope of disclosure in any way and allows City staff to continue working through practical issues related to this matter.

Otherwise, the cleanup ordinance reflects the substantive provisions for disclosure that were previously adopted in ordinance 302-H.
ORDINANCE NO. _______

AN ORDINANCE REPEALING AND SUPERSEDING ORDINANCES 300-H AND 302-H FOR THE PURPOSE OF IMPLEMENTING CAMPAIGN FINANCE REFORM FOR MUNICIPAL ELECTIONS IN THE CITY OF ST. PETERSBURG; MAKING FINDINGS REGARDING FOREIGN INFLUENCE, SUPER-PAC FUNDING, AND DISCLOSURE IN MUNICIPAL ELECTIONS; AMENDING THE CITY CODE TO IMPOSE LIMITS ON CONTRIBUTIONS AND EXPENDITURES RELATED TO MUNICIPAL ELECTIONS INVOLVING SUPER PACS AND FOREIGN-INFLUENCED ENTITIES AND TO REQUIRE INCREASED DISCLOSURE OF CAMPAIGN FINANCE MATTERS RELATED TO MUNICIPAL ELECTIONS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on October 5, 2017, the City Council of the City of St. Petersburg, Florida, ("City Council") adopted ordinance 300-H, amending the St. Petersburg City Code ("City Code") to impose limits on contributions related to municipal elections from super PACs and foreign-influenced entities; and

WHEREAS, on October 5, 2017, City Council also adopted ordinance 302-H, amending City Code to require increased disclosure of independent expenditures, expenditures for electioneering communications, and other campaign finance matters related to municipal elections; and

WHEREAS, these ordinances amend the same portion of City Code but, as adopted, are inconsistent in places as to terminology and numbering; and

WHEREAS, because ordinances 300-H and 302-H have not yet gone into effect, City Council desires to resolve any inconsistencies in those ordinances by passing a new ordinance that repeals ordinances 300-H and 302-H and combines certain provisions previously adopted in those ordinances into a single ordinance that is consistent as to terminology and numbering.
NOW, THEREFORE, THE CITY OF ST. PETERSBURG ORDAINS THE FOLLOWING:

SECTION 1—PURPOSE AND EFFECT: This ordinance is adopted for the purpose of combining into a single ordinance certain provisions that were previously adopted by City Council through ordinances 300-H and 302-H but that have not yet gone into effect. Accordingly, this ordinance repeals ordinances 300-H and 302-H and is intended to supersede each of those ordinances in its entirety.

SECTION 2—FINDINGS REGARDING FOREIGN INFLUENCE AND SUPER-PAC FUNDING: The City Council of the City of St. Petersburg, Florida, makes the following findings regarding foreign influence and the effects of super-PAC funding in municipal elections:

(a) The U.S. government has concluded that the 2016 election was subject to extensive foreign involvement, as set forth in the U.S. Director of National Intelligence’s January 2017 report on “Assessing Russian Activities and Intentions in Recent US Elections.”

(b) The U.S. Congress, and the U.S. Supreme Court, have already recognized the need to protect U.S. elections (including local elections) from foreign influence, through the ban on contributions and expenditures by foreign nationals imposed by 52 U.S.C. 30121 and upheld by the Supreme Court in Bluman v. Federal Election Commission, 800 F. Supp. 2d 281 (D.D.C. 2011) (3-judge court), aff’d, 565 U.S. 1104 (2012).

(c) Current law does not adequately protect against foreign nationals (including foreign governments) from influencing elections through corporate political spending by U.S. corporations with significant foreign ownership, as explained by Federal Election Commissioner Ellen Weintraub, Professor John Coates, Professor Laurence Tribe, and Professor Charles Fried in letters submitted to the City Council in October 2016.

(d) Efforts to address this phenomenon through rulemaking at the Federal Election Commission that would apply to local elections have been unsuccessful, as summarized by Commissioner Weintraub in her July 19, 2017 statement “How Our Broken Campaign Finance System Could Allow Foreign Governments to Buy Influence in Our Elections and What We Can Do About It.”

(e) Federal law and academic literature on corporate governance consider a single shareholder owning 5% or more to be in a position to influence corporate governance, as explained in the report appended by Professor Coates to his October 2016 letter to the City Council. Testimony by experts at a Federal Election Commission forum in June 2016 converged toward this threshold.
(f) Similarly, a corporation with a collection of foreign owners totaling 20% ownership would be unacceptably subject to foreign influence, as illustrated by 47 U.S.C. 310(b)’s 20% maximum of foreign ownership for broadcast licensees.

(g) Corporations with foreign ownership at these levels have been politically active in recent years, including in local elections around the country, as explained in the letter from Professor Coates in his October 2016 letter to the City Council.

(h) To protect the integrity of the democracy of St. Petersburg, it is necessary to ensure that corporations that spend money in city elections are not foreign-influenced.

(i) “Super PACs,” including independent expenditure political committees and electioneering communications organizations, are a growing phenomenon in local elections and in Florida, as explained in the October 2016 letter to the City Council from Professor Joseph Morrissey.

(j) Large contributions to super PACs pose the risk of quid pro quo corruption or the appearance of quid pro quo corruption, even if the super PAC’s media activities are not “coordinated” with political campaigns, as explained in the letter from Professor Albert Alschuler submitted to the City Council in October 2016.

(k) Florida-based donors are very active in contributing to federal and state super PACs. One such contribution has led to a criminal indictment for bribery against both the super PAC donor and the supported candidate. Regardless of the eventual outcome of that criminal proceeding, it demonstrates how large contributions to super PACs can yield quid pro quo corruption, as explained in the letter from Professor Morrissey.

(l) Super PACs have become an increasing phenomenon in local elections, including in Florida. They are used to circumvent local contribution limits, as explained in the letter from Professor Morrissey.

(m) To protect the integrity of the democracy of St. Petersburg, it is necessary to ensure that large contributions not fund municipally active outside spending groups.

SECTION 3—FINDINGS REGARDING DISCLOSURE: The City Council of the City of St. Petersburg, Florida, makes the following findings regarding disclosure of independent expenditures and expenditures for electioneering communications:

(a) The campaign finance disclosure obligations established by the Florida Election Code (chapter 106, in particular) do not provide the City’s electors with sufficient information to
evaluate the sources of independent expenditures and expenditures for electioneering communications, including matters of corporate control, foreign influence, and business relationships with the City.

(b) Because most political committees and electioneering communications organizations involved with City elections claim to have statewide interests, they file required reports of campaign finance activity with the Florida Division of Elections. These reports do not identify which contributions, expenditures, and other financial transactions are related to elections held in the City (as opposed to other areas of the state), making it impossible for the City’s electors to evaluate the extent to which these groups participate in and influence City elections.

(c) Instituting local campaign finance disclosure requirements that are designed to supplement the campaign finance disclosure requirements imposed by the Florida Election Code will provide the City’s electors with access to meaningful information about the sources of funding behind independent expenditures and expenditures for electioneering communications that influence City elections.

(d) The local campaign finance disclosure requirements implemented by this ordinance are substantially related to the City’s important governmental interest in providing the City’s electors with access to information about those individuals and entities seeking to influence City elections through independent expenditures and expenditures for electioneering communications.

SECTION 4 —AMENDMENT OF CITY CODE: Chapter 10 of the St. Petersburg City Code is amended by reserving section numbers 10-42 through 10-50 as part of article II and inserting after article II the following new articles III, IV, and V:

ARTICLE III. — CAMPAIGN FINANCE, GENERALLY

Sec. 10-51. — Definitions.

In articles III, IV, and V:

(a) The following terms have the meanings provided by Florida Statutes chapter 106:

(1) Division.

(2) Electioneering communication.

(3) Electioneering communications organization.
(4) Expenditure.

(5) Independent expenditure.

(6) Person.

(7) Political committee.

(b) “Ballot question” means a referendum, initiative, recall, Charter amendment, or other ballot question put solely to the City’s electors.

(c) “Business entity” means any corporation, company, limited liability company, limited partnership, business trust, business association, or other similar entity.

(d) “Candidate” means a candidate for Mayor or City Council Member.

(e) “Chief executive officer” means the highest-ranking officer or decision-making individual with authority over a business entity’s affairs.

(f) “Covered communication” means (i) a political advertisement related to a candidate or a ballot question that is paid for, in whole or in part, through an independent expenditure or (ii) an electioneering communication related to a candidate.

(g) “Covered candidate-related expenditure” means (i) an independent expenditure made with respect to a candidate or (ii) an expenditure for an electioneering communication made with respect to a candidate.

(h) “Covered expenditure” means (i) an independent expenditure made with respect to a candidate or a ballot question or (ii) an expenditure for an electioneering communication made with respect to a candidate.

(i) “Covered election” means any election (regardless of whether it is a primary, general, or special election) in which the City’s electors vote on election of a candidate or a ballot question.

(j) “Covered transaction” means any contribution, transfer of funds, loan, expenditure, or other financial transaction that is (i) required to be included in a statutory report and (ii) related to a candidate or a ballot question.

(k) “Entity” means any person that is not an individual, including any business entity.
“Foreign national” means (i) a foreign national, as defined in 52 U.S.C. § 30121(b); or (ii) an entity for which a foreign national, as defined in 52 U.S.C. § 30121(b), holds, owns, controls, or otherwise has direct or indirect beneficial ownership of 50% or more of the equity, outstanding voting shares, membership units, or other applicable ownership interests of the entity.

“Foreign-influenced business entity” means a business entity for which at least one of the following conditions is met:

1. A single foreign national holds, owns, controls, or otherwise has direct or indirect beneficial ownership of 5% or more of the total equity, outstanding voting shares, membership units, or other applicable ownership interests of the business entity;

2. Two or more foreign nationals, in aggregate, hold, own, control, or otherwise have direct or indirect beneficial ownership of 20% or more of the total equity, outstanding voting shares, membership units, or other applicable ownership interests of the business entity; or

3. A foreign national participates directly or indirectly in the entity’s decision-making process with respect to the entity’s political activities in the United States, including the business entity’s political activities with respect to a covered election for a candidate.

“Independent spender” means any person who qualifies as such pursuant to section 10-71.

“Independent spending report” means any report filed with the City Clerk by an independent spender pursuant to article V. Notice of independent spender status filed with to the City Clerk pursuant to section 10-72 is not an independent spending report.

“Individual” means one person who is a natural person, rather than a legal entity or other combination of individuals having collective capacity.

“Outside-spending group” means any political committee or electioneering communications organization that qualifies as such pursuant to section 10-61.
“Statutory report” means any report of campaign finance activity described in F.S. §§ 106.07, 106.0703, or 106.071.

“Supervisor of elections” means the Pinellas County Supervisor of Elections.

Sec. 10-52. – Enforcement

(a) The POD is authorized to enforce the provisions of articles III, IV, and V through the imposition of penalties in accordance with Florida law.

(b) If the amount appropriated for enforcement of articles III, IV, and V has been completely expended for the current fiscal year but additional enforcement expenses are expected before the end of that fiscal year, the POD shall prepare and submit to City Council an estimate of enforcement costs expected to be incurred during the remainder of the current fiscal year, and the City Council shall consider that estimate in its decision to appropriate additional funds for the enforcement of articles III, IV, and V.

Sec. 10-53. – Severability.

In accordance with section 1-11, each provision of articles III, IV, and V is intended to be severable, and a determination that any portion of article III, IV, or V is invalid should not affect the validity of the remaining portions of articles III, IV, and V.

Secs. 10-54—10-60. – Reserved.

ARTICLE IV. – CONTRIBUTION LIMITS

Sec. 10-61. – Contribution limits for outside-spending groups.

(a) A political committee or electioneering communications organization is considered an outside-spending group for purposes of this article when that political committee or electioneering communications organization either:

(1) makes a covered candidate-related expenditure; or

(2) mentions this city, either explicitly or by means susceptible of no reasonable interpretation other than this city, in a solicitation for a contribution or in a description of a planned covered candidate-related expenditure, that is distributed or otherwise made available to contributors or to the general public; or
(3) solicits contributions for, among other purposes, the purpose of covered candidate-related expenditures; or

(4) otherwise conveys, in solicitations for contributions or in materials otherwise made available to prospective or actual contributors, either explicitly or by means susceptible to no other reasonable interpretation, that contributions may be used for covered candidate-related expenditures; or

(5) accepts a contribution that has been specifically designated for partial or exclusive use in a covered candidate-related expenditure.

(b) The treasurer of an outside-spending group shall separately designate, record, and account for, by any means consistent with state law, funds that are eligible for use for covered candidate-related expenditures.

(c) The following shall not be designated as eligible for use for covered candidate-related expenditures:

(1) any portion of a contribution to an outside-spending group that exceeds the aggregate of $5,000 per person per calendar year; or

(2) any contribution from a business entity to an outside-spending group for which the business entity fails to provide, within 30 days of making the contribution, a copy of the statement of certification required under Section 10-62.

(d) The treasurer of an outside-spending group shall ensure that disbursements for covered candidate-related expenditures are made from funds designated as eligible for such use.

(e) It shall be unlawful for the treasurer of an outside-spending group to make or authorize disbursements in violation of this section.

(f) The treasurer of an outside-spending group shall advise contributors and prospective contributors of the limits in this section.

Sec. 10-62. – Election spending by foreign-influenced business entities.

(a) This section applies to any business entity that:

(1) makes a covered candidate-related expenditure of $5,000 or more or
(2) makes a contribution to an outside-spending group.

(b) The chief executive officer of a business entity subject to this section shall file with the City Clerk’s Office, within 30 days after making the contribution or expenditure, a statement of certification avowing that, after due inquiry and under penalty of perjury, the business entity is not a foreign-influenced business entity. The statement of certification shall include the following:

(1) the name and mailing address of the business entity,

(2) for each contribution or expenditure, the amount, date, and recipient,

(3) the statement “I certify, after due inquiry and under penalty of perjury, that, on the date(s) on which the referenced contribution(s) or expenditure(s) was/were made, [name of business entity] was not a foreign-influenced business entity as defined by the St. Petersburg City Code,” and

(4) the signature of the business entity’s chief executive officer.

(c) It shall be unlawful for a business entity that is subject to this section to fail to timely file the statement of certification.

Secs. 10-63—10-70. – Reserved.

ARTICLE V. – DISCLOSURE

Sec. 10-71. – Scope and purpose of disclosures.

(a) A person is considered an independent spender for a particular covered election once that person has made one or more covered expenditures with respect to any candidate or ballot question for that covered election that aggregate to $5,000 or more.

(b) Once a person is considered an independent spender for a particular covered election, that person shall comply with the disclosure obligations imposed by this article.

(c) The disclosure obligations imposed by this article are intended to supplement disclosure obligations established by the Florida Election Code by
providing information to the City’s electors that is not available through statutory reports.

(d) The disclosure obligations imposed by this article are intended to be carried out in conjunction with (and not instead of) the disclosure obligations imposed by the Florida Election Code. Accordingly, the City shall promulgate forms and procedures to be used in conjunction with forms and procedures established by the Florida Election Code and the division.

(e) The disclosure obligations imposed by this article are not intended to be perpetual and are based on statutory reporting schedules, as more particularly described in section 10-73, and statutory disclaimer obligations, as more particularly described in section 10-75.

Sec. 10-72. – Notice of independent spender status.

(a) Timing. Once a person has qualified as independent spender for a covered election pursuant to section 10-71, that person shall provide notice of its status as independent spender for that covered election by doing one of the following, no later than the date of filing its first independent spending report for a covered election: (i) file the information described in this section 10-72 with the City Clerk; or (ii) affirm that information filed with the City Clerk pursuant to this section 10-72 for a previous covered election remains a complete and accurate disclosure of the information currently required by this section 10-72.

(b) Statement of organization. If, pursuant to F.S. § 106.03, an independent spender is required to file a statement of organization with the division, the supervisor of elections, or any election officer in the state other than the City Clerk, that independent spender shall, at its discretion, file with the City Clerk either (i) a copy of that statement of organization or (ii) the name of the election official with whom that statement of organization is filed.

(c) Information in lieu of statement of organization. If an independent spender is not required to file a statement of organization directly with the City Clerk pursuant to F.S. § 106.03 or file information related to a statement of organization filed elsewhere pursuant to subsection (b), that independent spender shall instead file the following information with the City Clerk in lieu of a statement of organization:

(1) The name, mailing address, street address, telephone number, and e-mail address of the independent spender.
(2) If the independent spender is an individual, (i) the independent spender’s occupation and (ii) the name, mailing address, street address, telephone number, and e-mail address of the independent spender’s employer.

(3) If the independent spender is an entity, the name, mailing address, street address, and relationship of any organization affiliated with or connected to the independent spender.

(4) If the independent spender is an entity and has a custodian of books and accounts or other individual officially responsible for the entity’s recordkeeping, the name, mailing address, street address, telephone number, and e-mail address of that individual.

(5) If the independent spender is an entity and has any principal officers or other individuals who are officially responsible for the operation and control of the entity, the name, mailing address, street address, telephone number, and e-mail address of each such individual.

(6) The name, address, office sought, and party affiliation of any candidate the independent spender is supporting or opposing, as well as an indication of support or opposition for that candidate.

(7) Any ballot question the independent spender is supporting or opposing, as well as an indication of support or opposition for that ballot question.

(8) If the independent spender is supporting all candidates from a particular party, a statement to that effect and the name of the applicable party.

(d) **Relationship with City.** An independent spender shall provide the following information about itself to the City Clerk as part of the notice requirement established by this section:

(1) Whether the independent spender or an entity owned by, controlled by, or affiliated with that independent spender either (i) has a current contract with the City for the provision of goods or services valued in excess of $5,000 or (ii) expects to bid, within the following 12 months, on any contract with the City for the provision of goods or services valued in excess of $5,000.
(2) Whether the independent spender or an entity owned by, controlled by, or affiliated with that independent spender is a lobbyist or a lobbying firm with respect to the City under F.S. §§ 11.045, 112.3215.

(e) Corporate information. An independent spender that is an entity shall provide the following information to the City Clerk as part of the notice requirement established by this section:

(1) The URL for the entity’s website, if any.

(2) The type of entity (e.g., corporation, LLC, etc.) and the state of formation, if any.

(3) The tax-exempt status of the entity.

(4) Whether the entity is a foreign-influenced business entity.

(5) The name of any principal owner of the entity.

(6) The name of each officer, board member, or equivalent for the entity.

(7) The name, mailing address, street address, telephone number, and e-mail address of at least one individual in charge of making decisions regarding covered spending for the entity.

(8) The name, mailing address, street address, telephone number, and e-mail address of the agent for service of process in Florida for the entity.

(9) The name, mailing address, street address, telephone number, and e-mail address of the person filing the notice on behalf of the entity.

(f) Certification. The person filing information with the City Clerk pursuant to this section shall certify as to the correctness of that information; and each person so certifying shall bear the responsibility for the accuracy and veracity of that information. To the fullest extent possible under applicable law, this certification is deemed to be an oath or affirmation in connection with and arising out of an election pursuant to F.S. § 104.011.
Sec. 10-73. – Filing schedule for independent spending reports.

An independent spender shall file each independent spending report with the City Clerk as follows:

(a) *Political committee.* If the independent spender is a political committee required to file a statutory report pursuant to F.S. § 106.07, that independent spender shall file each independent spending report with the City Clerk according to the statutory reporting schedule established pursuant to F.S. § 106.07.

(b) *Electioneering communications organization.* If the independent spender is an electioneering communications organization required to file statutory reports pursuant to F.S. § 1106.0703, that independent spender shall file each independent spending report with the City Clerk according to the statutory reporting schedule established pursuant to F.S. § 106.0703.

(c) *Other independent spending.* If the independent spender is required to file statutory reports pursuant to F.S. § 106.071, that independent spender shall file each independent spending report with the City Clerk according to the statutory reporting schedule established pursuant to F.S. § 106.071.

(d) *No statutory reporting requirement.* If the independent spender is not required to file a statutory reports pursuant to F.S. §§ 106.07, 106.0703, or 106.071, the independent spender shall file each independent spending report with the City Clerk according to the reporting schedule established by the Clerk for political committees pursuant to F.S. § 106.07.

Sec. 10-74. – Contents of independent spending reports.

(a) *Statutory reporting.* Each independent spender shall include in each independent spending report the information identified in the Florida Election Code as part of the statutory reporting process as follows:

(1) If an independent spender is a political committee required to file a statutory report with the division or the supervisor of elections pursuant to F.S. § 106.07, that independent spender shall also file a version of that report with the City Clerk that is limited to covered transactions.

(2) If an independent spender is an electioneering communications organization required to file a statutory report with the division or the
supervisor of elections pursuant to F.S. § 106.0703, that independent spender shall also file a version of that report with the City Clerk that is limited to covered transactions.

(3) If an independent spender is required to file a statutory report with the division or the supervisor of elections pursuant to F.S. § 106.071, that independent spender shall also file a version of that report with the City Clerk that is limited to covered transactions.

(4) Otherwise, the independent spender shall file with the City Clerk the statutory report required to be filed with the City Clerk by F.S. §§ 106.07, 106.0703, or 106.071, as applicable.

(b) **Bifurcated transactions.** To the extent that any covered transaction filed with the City Clerk pursuant to subsection (a) is only partially applicable to a candidate or a ballot question, the independent spender shall identify what percentage of the covered transaction is applicable to the applicable candidate or a ballot question.

(c) **Supplemental information regarding contributions.** For each contribution filed with the City Clerk pursuant to subsection (a), the independent spending report must also include the following information about that contribution:

(1) If the contributor is an entity, the name of an individual serving as president, managing member, or CEO or who otherwise exercises control over the entity, along with the name of that individual’s position or a description of that individual’s role in controlling the entity.

(2) If the contributor’s aggregate contributions to the independent spender over the preceding 12 months exceeds $5,000, the information listed in section 10-72(d) with respect to that contributor.

(3) If the contributor is an entity and the contributor’s aggregate contributions to the independent spender over the preceding 12 months exceeds $5,000, the information listed in section 10-72(e) with respect to that contributor.

(d) **Certification.** The person filing an independent spending report with the City Clerk shall certify the correctness of all information contained in that independent spending report in the same manner as the applicable statutory
Sec. 10-75. – Disclaimers.

(a) **Requirement.** This section requires that additional information be incorporated into disclaimers already required by the Florida Election Code as follows:

(1) If an independent spender is required to include a disclaimer on a political advertisement pursuant to F.S. § 106.071, that independent spender shall incorporate into the disclaimer required by that statute, on any version of that political advertisement distributed in the City, the supplemental information required by this section.

(2) If an independent spender is required to include a disclaimer on an electioneering communication pursuant to F.S. § 106.1439, that independent spender shall incorporate into the disclaimer required by that statute, on any version of that electioneering communication that is distributed in the City, the supplemental information required by this section.

(3) Any information that must be incorporated in a disclaimer pursuant to this section must be presented in the same manner as the information required by the applicable statute with respect to size, duration, placement, and other applicable characteristics.

(b) **Control of Entity.** If the disclaimer must, pursuant to the applicable statute, include name of a person who paid for the covered communication and that person is an entity, the disclaimer must also include the name of an individual who is an officer or who is otherwise officially responsible for the operation and control of the entity.

(c) **Identification of Top Donors.** For purposes of this section, an independent spender’s “top donors” are its largest aggregate contributors who, during the preceding 12 months, have each contributed an aggregate amount of $5,000 or more to the independent spender for use in making covered expenditures, listed in descending order by aggregate amount.

(d) **Listing of Top Donors.** If there are no top donors at the time a covered communication is distributed, no additional information is required by this
section. Otherwise, the independent spender shall identify top donors in the disclaimer as follows:

(1)  The disclaimer must include the three top donors, if that many exist. Otherwise, the one or two existing top donors must be included.

(2)  If the third largest donor has donated the same amount as the fourth largest donor, the independent spender may choose which three top donors to include, so long as no donor is included that has donated less than any other donor that is not included.

(3)  The disclaimer must identify the top donors by name and identify them as “top donors.”

(4)  If any top donor is an entity, the disclaimer must also include the name of an individual serving as president, managing member, or CEO of that entity or who otherwise exercises control over that entity.

Sec. 10-76. – Records.

For a period of three years following the applicable covered election or for any longer period imposed by applicable law, an independent spender shall keep any record needed to verify any disclosure information filed with the City Clerk pursuant to this article and make any such record available to the City Clerk and the POD upon request.

SECTION 5—EFFECTIVE DATE: If this ordinance is not vetoed by the Mayor in accordance with the City Charter, it will become effective on January 1, 2018. If this ordinance is vetoed by the Mayor in accordance with the City Charter, it will not become effective unless the City Council overrides the veto in accordance with the City Charter, in which case it will become effective on January 1, 2018.

Approved as to form:

[Signature]

City Attorney (Designee)
TO: Members of City Council

DATE: October 20, 2017

COUNCIL DATE: November 2, 2017

RE: A Resolution Supporting HB 347 and SB 66 — Florida Competitive Workforce Act

ACTION DESIRED:

Respectfully requesting City Council support of HB 347 and SB 66 — Florida Competitive Workforce Act.

Darden Rice, Chair
District 4
A bill to be entitled

An act relating to prohibited discrimination; creating
the "Florida Competitive Workforce Act"; amending s.
509.092, F.S.; adding sexual orientation and gender
identity as impermissible grounds for discrimination
in public lodging establishments and public food
service establishments; providing an exception for
constitutionally protected free exercise of religion;
amending s. 760.01, F.S.; revising the purposes of the
Florida Civil Rights Act of 1992 to include sexual
orientation and gender identity; reordering and
amending s. 760.02, F.S.; defining the terms "gender
identity" and "sexual orientation"; amending s.
760.05, F.S.; revising the functions of the Florida
Commission on Human Relations, to conform; amending s.
760.07, F.S.; revising provisions regarding remedies
for unlawful discrimination to include discrimination
based on sexual orientation and gender identity, to
conform; amending s. 760.08, F.S.; adding sexual
orientation and gender identity as impermissible
grounds for discrimination in places of public
accommodation; amending s. 760.10, F.S.; adding sexual
orientation and gender identity as impermissible
grounds for discrimination with respect to specified
unlawful employment practices; providing an exception
for constitutionally protected free exercise of
religion; amending s. 760.22, F.S.; defining the terms
"gender identity" and "sexual orientation" for
purposes of the Fair Housing Act; amending ss. 760.23,
760.24, 760.25, and 760.26, F.S.; adding sexual
orientation and gender identity as impermissible
grounds for discrimination with respect to the sale or
rental of housing, provision of brokerage services,
financing of housing or in residential real estate
transactions, and land use decisions and in permitting
of development, respectively; amending s. 760.29,
F.S.; revising an exemption from the Fair Housing Act
regarding the appraisal of real property, to conform;
amending s. 760.60, F.S.; adding sexual orientation
and gender identity as impermissible grounds for
discrimination with respect to practices of certain
clubs; amending s. 419.001, F.S.; conforming a cross-
reference; providing an effective date.

Be It Enacted by the Legislature of the State of Florida:

Section 1. This act may be cited as the "Florida
Competitive Workforce Act."

Section 2. Section 509.092, Florida Statutes, is amended
to read:

CODING: Words stricken are deletions; words underlined are additions.
509.092 Public lodging establishments and public food service establishments; rights as private enterprises.—
(1) Public lodging establishments and public food service establishments are private enterprises, and the operator has the right to refuse accommodations or service to any person who is objectionable or undesirable to the operator, but such refusal may not be based upon race, creed, color, sex, pregnancy, physical disability, sexual orientation, gender identity, or national origin.
(2) A person aggrieved by a violation of this section or a violation of a rule adopted under this section has a right of action pursuant to s. 760.11.
(3) This section does not limit the free exercise of religion guaranteed by the United States Constitution and the State Constitution.

Section 3. Subsection (1) of section 760.01, Florida Statutes, is republished, and subsection (2) of that section is amended, to read:

760.01 Purposes; construction; title.—
(1) Sections 760.01-760.11 and 509.092 shall be cited as the "Florida Civil Rights Act of 1992."
(2) The general purposes of the Florida Civil Rights Act of 1992 are to secure for all individuals within the state freedom from discrimination because of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender.
identity, handicap, or marital status and thereby to protect their interest in personal dignity, to make available to the state their full productive capacities, to secure the state against domestic strife and unrest, to preserve the public safety, health, and general welfare, and to promote the interests, rights, and privileges of individuals within the state.

Section 4. Section 760.02, Florida Statutes, is reordered and amended to read:

760.02 Definitions.—For the purposes of ss. 760.01-760.11 and 509.092, the term:

(7) "Florida Civil Rights Act of 1992" means ss. 760.01-760.11 and 509.092.

(2) "Commission" means the Florida Commission on Human Relations created by s. 760.03.

(3) "Commissioner" or "member" means a member of the commission.


(10) "National origin" includes ancestry.

(11) "Person" includes an individual, association, corporation, joint apprenticeship committee, joint-stock company, labor union, legal representative, mutual company, partnership, receiver, trust, trustee in bankruptcy, or unincorporated organization; any other legal or commercial
(5) "Employer" means any person employing 15 or more employees for each working day in each of 20 or more calendar weeks in the current or preceding calendar year, and any agent of such a person.

(6) "Employment agency" means any person regularly undertaking, with or without compensation, to procure employees for an employer or to procure for employees opportunities to work for an employer, and includes an agent of such a person.

(8) "Gender identity" means gender-related identity, appearance, or behavior, regardless of whether such gender-related identity, appearance, or behavior is different from that traditionally associated with the person's physiology or assigned sex at birth, and which gender-related identity can be proven by evidence, including, but not limited to:

(a) Medical history, care, or treatment of the gender-related identity;

(b) Consistent and uniform assertion of the gender-related identity; or

(c) Other evidence that the gender-related identity is a sincerely held part of a person's core identity and is not being asserted for an improper purpose.

(9) "Labor organization" means any organization which exists for the purpose, in whole or in part, of collective bargaining or of dealing with employers concerning grievances.
terms or conditions of employment, or other mutual aid or
protection in connection with employment.

(1) "Aggrieved person" means any person who files a
complaint with the Florida Commission on Human Relations
Commission.

(12) "Public accommodations" means places of public
accommodation, lodgings, facilities principally engaged in
selling food for consumption on the premises, gasoline stations,
places of exhibition or entertainment, and other covered
establishments. Each of the following establishments which
serves the public is a place of public accommodation within the
meaning of this section:

(a) Any inn, hotel, motel, or other establishment that
which provides lodging to transient guests, other than an
establishment located within a building that which contains not
more than four rooms for rent or hire and that which is actually
occupied by the proprietor of such establishment as his or her
residence.

(b) Any restaurant, cafeteria, lunchroom, lunch counter,
soda fountain, or other facility principally engaged in selling
food for consumption on the premises, including, but not limited
to, any such facility located on the premises of any retail
establishment, or any gasoline station.

(c) Any motion picture theater, theater, concert hall,
sports arena, stadium, or other place of exhibition or
entertainment.

(d) Any establishment that which is physically located within the premises of any establishment otherwise covered by this subsection, or within the premises of which is physically located any such covered establishment, and that which holds itself out as serving patrons of such covered establishment.

(13) "Sexual orientation" means an individual's heterosexuality, homosexuality, or bisexuality.

Section 5. Section 760.05, Florida Statutes, is amended to read:

760.05 Functions of the commission.—The commission shall promote and encourage fair treatment and equal opportunity for all persons regardless of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status and mutual understanding and respect among all members of society. The commission shall economic, social, racial, religious, and ethnic groups; and shall endeavor to eliminate discrimination against, and antagonism between, persons on the basis of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status religious, racial, and ethnic groups and their members.

Section 6. Section 760.07, Florida Statutes, is amended to read:

760.07 Remedies for unlawful discrimination.—Any violation
of any state law Florida statute making unlawful discrimination because of race, color, religion, gender, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status in the areas of education, employment, housing, or public accommodations gives rise to a cause of action for all relief and damages described in s. 760.11(5), unless greater damages are expressly provided for. If the statute prohibiting unlawful discrimination provides an administrative remedy, the action for equitable relief and damages provided for in this section may be initiated only after the plaintiff has exhausted his or her administrative remedy. The term "public accommodations" does not include lodge halls or other similar facilities of private organizations which are made available for public use occasionally or periodically. The right to trial by jury is preserved in any case in which the plaintiff is seeking actual or punitive damages.

Section 7. Section 760.08, Florida Statutes, is amended to read:

760.08 Discrimination in places of public accommodation.— All persons are entitled to the full and equal enjoyment of the goods, services, facilities, privileges, advantages, and accommodations of any place of public accommodation without discrimination or segregation on the ground of race, color, national origin, sex, sexual orientation, gender identity, pregnancy, handicap, familial status, or religion.
Section 8. Subsections (1) and (2), paragraphs (a) and (b) of subsection (3), subsections (4), (5), and (6), paragraph (a) of subsection (8), and subsection (9) of section 760.10, Florida Statutes, are amended, and subsection (10) of that section is republished, to read:

760.10 Unlawful employment practices.—

(1) It is an unlawful employment practice for an employer:

(a) To discharge or to fail or refuse to hire any individual, or otherwise to discriminate against any individual with respect to compensation, terms, conditions, or privileges of employment, because of such individual's race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(b) To limit, segregate, or classify employees or applicants for employment in any way that would deprive or tend to deprive any individual of employment opportunities, or adversely affect any individual's status as an employee, because of such individual's race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(2) It is an unlawful employment practice for an employment agency to fail or refuse to refer for employment, or otherwise to discriminate against, any individual because of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.
or to classify or refer for employment any individual on the basis of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(3) It is an unlawful employment practice for a labor organization:

(a) To exclude or to expel from its membership, or otherwise to discriminate against, any individual because of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(b) To limit, segregate, or classify its membership or applicants for membership, or to classify or fail or refuse to refer for employment any individual, in any way that would deprive or tend to deprive any individual of employment opportunities, or adversely affect any individual's status as an employee or as an applicant for employment, because of such individual's race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(4) It is an unlawful employment practice for any employer, labor organization, or joint labor-management committee controlling apprenticeship or other training or retraining, including on-the-job training programs, to discriminate against any individual because of race, color,
religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status in admission to, or employment in, any program established to provide apprenticeship or other training.

(5) Whenever, in order to engage in a profession, occupation, or trade, it is required that a person receive a license, certification, or other credential; become a member or an associate of any club, association, or other organization; or pass any examination, it is an unlawful employment practice for any person to discriminate against any other person seeking such license, certification, or other credential; seeking to become a member or associate of such club, association, or other organization; or seeking to take or pass such examination, because of such other person's race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(6) It is an unlawful employment practice for an employer, a labor organization, an employment agency, or a joint labor-management committee to print or publish, or cause to be printed or published, any notice or advertisement relating to employment, membership, classification, referral for employment, or apprenticeship or other training which indicates, indicating any preference, limitation, specification, or discrimination based on race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, absence of handicap,
or marital status.

(8) Notwithstanding any other provision of this section, it is not an unlawful employment practice under ss. 760.01-
760.10 for an employer, employment agency, labor organization,
or joint labor-management committee to:

(a) Take or fail to take any action on the basis of
religion, sex, pregnancy, national origin, age, sexual
orientation, gender identity, handicap, or marital status in
those certain instances in which religion, sex, condition of
pregnancy, national origin, age, sexual orientation, gender
identity, absence of a particular handicap, or marital status is
a bona fide occupational qualification reasonably necessary for
the performance of the particular employment to which such
action or inaction is related.

(9)(a) This section does not apply to any religious
corporation, association, educational institution, or society
that conditions opportunities in the area of employment or
public accommodation to members of that religious corporation,
association, educational institution, or society or to persons
who subscribe to its tenets or beliefs.

(b) This section does not prohibit a religious
corporation, association, educational institution, or society
from giving preference in employment to individuals of a
particular religion to perform work connected with the carrying
on by such corporations, associations, educational institutions,
or societies of its various activities.

(c) This section and s. 760.08 do not limit the free exercise of religion guaranteed by the United States Constitution and the State Constitution.

(10) Each employer, employment agency, and labor organization shall post and keep posted in conspicuous places upon its premises a notice provided by the commission setting forth such information as the commission deems appropriate to effectuate the purposes of ss. 760.01-760.10.

Section 9. Section 760.22, Florida Statutes, is amended to read:

760.22 Definitions.—As used in this part ss. 760.20-760.37, the term:

(1) "Commission" means the Florida Commission on Human Relations.

(2) "Covered multifamily dwelling" means:

(a) A building that which consists of four or more units and has an elevator; or

(b) The ground floor units of a building that which consists of four or more units and does not have an elevator.

(3) "Discriminatory housing practice" means an act that is unlawful under the terms of this part ss. 760.20-760.37.

(4) "Dwelling" means any building or structure, or portion thereof, which is occupied as, or designed or intended for occupancy as, a residence by one or more families, and any
vacant land that which is offered for sale or lease for the
construction or location on the land of any such building or
structure, or portion thereof.

(5) "Familial status" is established when an individual
who has not attained the age of 18 years is domiciled with:
(a) A parent or other person having legal custody of such
individual; or
(b) A designee of a parent or other person having legal
custody, with the written permission of such parent or other
person.

(6) "Family" includes a single individual.

(7) "Gender identity" has the same meaning as provided in
s. 760.02.

(8) "Handicap" means:
(a) A person has a physical or mental impairment that
which substantially limits one or more major life activities for
a person who has, or he or she has a record of having, or is
regarded as having, such physical or mental impairment; or
(b) A person has a developmental disability as defined in
s. 393.063.

(9) "Person" includes one or more individuals,
corporations, partnerships, associations, labor organizations,
legal representatives, mutual companies, joint-stock companies,
trusts, unincorporated organizations, trustees, trustees in
bankruptcy, receivers, and fiduciaries.
(10) "Sexual orientation" has the same meaning as provided in s. 760.02.

(11) "Substantially equivalent" means an administrative subdivision of the State of Florida meeting the requirements of 24 C.F.R. part 115, s. 115.6.

(12) "To rent" includes to lease, to sublease, to let, and otherwise to grant for a consideration the right to occupy premises not owned by the occupant.

Section 10. Subsections (1) through (5) of section 760.23, Florida Statutes, are amended to read:

760.23 Discrimination in the sale or rental of housing and other prohibited practices.—

(1) It is unlawful to refuse to sell or rent after the making of a bona fide offer, to refuse to negotiate for the sale or rental of, or otherwise to make unavailable or deny a dwelling to any person because of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

(2) It is unlawful to discriminate against any person in the terms, conditions, or privileges of sale or rental of a dwelling, or in the provision of services or facilities in connection therewith, because of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

(3) It is unlawful to make, print, or publish, or cause to

CODING: Words strucken are deletions; words underlined are additions.
be made, printed, or published, any notice, statement, or advertisement with respect to the sale or rental of a dwelling that indicates any preference, limitation, or discrimination based on race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion or an intention to make any such preference, limitation, or discrimination.

(4) It is unlawful to represent to any person because of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion that any dwelling is not available for inspection, sale, or rental when such dwelling is in fact so available.

(5) It is unlawful, for profit, to induce or attempt to induce any person to sell or rent any dwelling by a representation regarding the entry or prospective entry into the neighborhood of a person or persons of a particular race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

Section 11. Section 760.24, Florida Statutes, is amended to read:

760.24 Discrimination in the provision of brokerage services.—It is unlawful to deny any person access to, or membership or participation in, any multiple-listing service, real estate brokers' organization, or other service, or facility relating to the business of selling or
renting dwellings, or to discriminate against him or her in the
terms or conditions of such access, membership, or
participation, because on account of race, color, national
origin, sex, sexual orientation, gender identity, handicap,
familial status, or religion.

Section 12. Subsection (1) and paragraph (a) of subsection
(2) of section 760.25, Florida Statutes, are amended to read:

760.25 Discrimination in the financing of housing or in
residential real estate transactions.—

(1) It is unlawful for any bank, building and loan
association, insurance company, or other corporation,
association, firm, or enterprise the business of which consists
in whole or in part of the making of commercial real estate
loans to deny a loan or other financial assistance to a person
applying for the loan for the purpose of purchasing,
constructing, improving, repairing, or maintaining a dwelling,
or to discriminate against him or her in the fixing of the
amount, interest rate, duration, or other term or condition of
such loan or other financial assistance, because of the race,
color, national origin, sex, sexual orientation, gender
identity, handicap, familial status, or religion of such person
or of any person associated with him or her in connection with
such loan or other financial assistance or the purposes of such
loan or other financial assistance, or because of the race,
color, national origin, sex, sexual orientation, gender

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identity, handicap, familial status, or religion of the present
or prospective owners, lessees, tenants, or occupants of the
dwelling or dwellings in relation to which such loan or other
financial assistance is to be made or given.

(2)(a) It is unlawful for any person or entity whose
business includes engaging in residential real estate
transactions to discriminate against any person in making
available such a transaction, or in the terms or conditions of
such a transaction, because of race, color, national origin,
sex, sexual orientation, gender identity, handicap, familial
status, or religion.

Section 13. Section 760.26, Florida Statutes, is amended
to read:

760.26 Prohibited discrimination in land use decisions and
in permitting of development.—It is unlawful to discriminate in
land use decisions or in the permitting of development based on
race, color, national origin, sex, sexual orientation, gender
identity, disability, familial status, religion, or, except as
otherwise provided by law, the source of financing of a
development or proposed development.

Section 14. Paragraph (a) of subsection (5) of section
760.29, Florida Statutes, is amended to read:

760.29 Exemptions.—

(5) Nothing in this part ss. 760.20–760.37:

(a) Prohibits a person engaged in the business of
furnishing appraisals of real property from taking into consideration factors other than race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

Section 15. Subsection (1) of section 760.60, Florida Statutes, is amended to read:

760.60 Discriminatory practices of certain clubs prohibited; remedies.—

(1) It is unlawful for a person to discriminate against any individual because of race, color, religion, gender, national origin, handicap, age above the age of 21, sexual orientation, gender identity, or marital status in evaluating an application for membership in a club that has more than 400 members, that provides regular meal service, and that regularly receives payment for dues, fees, use of space, facilities, services, meals, or beverages directly or indirectly from nonmembers for business purposes. It is unlawful for a person, on behalf of such a club, to publish, circulate, issue, display, post, or mail any advertisement, notice, or solicitation that contains a statement to the effect that the accommodations, advantages, facilities, membership, or privileges of the club are denied to any individual because of race, color, religion, gender, national origin, handicap, age above the age of 21, sexual orientation, gender identity, or marital status. This subsection does not apply to fraternal or benevolent

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organizations, ethnic clubs, or religious organizations where
business activity is not prevalent.

Section 16. Paragraph (e) of subsection (1) of section 419.001, Florida Statutes, is amended to read:

419.001 Site selection of community residential homes.—

(1) For the purposes of this section, the term:

(e) "Resident" means any of the following: a frail elder as defined in s. 429.65; a person who has a handicap as defined in s. 760.22(8)(a); a person who has a developmental disability as defined in s. 393.063; a nondangerous person who has a mental illness as defined in s. 394.455; or a child who is found to be dependent as defined in s. 39.01 or s. 984.03, or a child in need of services as defined in s. 984.03 or s. 985.03.

Section 17. This act shall take effect July 1, 2018.
By Senator Clemens

A bill to be entitled
An act relating to prohibited discrimination; creating
the “Florida Competitive Workforce Act”; amending s.
509.092, F.S.; adding sexual orientation and gender
identity as impermissible grounds for discrimination
in public lodging establishments and public food
service establishments; providing an exception for
constitutionally protected free exercise of religion;
amending s. 760.01, F.S.; revising the purposes of the
Florida Civil Rights Act of 1992 to conform to changes
made by the act; reordering and amending s. 760.02,
F.S.; defining the terms “gender identity” and “sexual
orientation”; amending s. 760.05, F.S.; revising the
functions of the Florida Commission on Human
Relations, to conform; amending s. 760.07, F.S.;
revising provisions regarding remedies for unlawful
discrimination to include discrimination based on
sexual orientation and gender identity, to conform;
amending s. 760.08, F.S.; adding sexual orientation
and gender identity as impermissible grounds for
discrimination in places of public accommodation;
amending s. 760.10, F.S.; adding sexual orientation
and gender identity as impermissible grounds for
discrimination with respect to specified unlawful
employment practices; providing an exception for
constitutionally protected free exercise of religion;
amending s. 760.22, F.S.; defining the terms “gender
identity” and “sexual orientation” for purposes of the
Fair Housing Act; amending ss. 760.23, 760.24, 760.25,
and 760.26, F.S.; adding sexual orientation and gender identity as impermissible grounds for discrimination with respect to the sale or rental of housing, provision of brokerage services, financing of housing or in residential real estate transactions, and land use decisions and in permitting of development, respectively; amending s. 760.29, F.S.; revising an exemption from the Fair Housing Act regarding the appraisal of real property, to conform; amending s. 760.60, F.S.; adding sexual orientation and gender identity as impermissible grounds for discrimination with respect to practices of certain clubs; amending s. 419.001, F.S.; conforming a cross-reference; providing an effective date.

Be It Enacted by the Legislature of the State of Florida:

Section 1. This act may be cited as the “Florida Competitive Workforce Act.”

Section 2. Section 509.092, Florida Statutes, is amended to read:

509.092 Public lodging establishments and public food service establishments; rights as private enterprises.—

(1) Public lodging establishments and public food service establishments are private enterprises, and the operator has the right to refuse accommodations or service to any person who is objectionable or undesirable to the operator, but such refusal may not be based upon race, creed, color, sex, pregnancy, physical disability, sexual orientation, gender identity, or
(2) A person aggrieved by a violation of this section or a violation of a rule adopted under this section has a right of action pursuant to s. 760.11.

(3) This section does not limit the free exercise of religion guaranteed by the United States Constitution and the State Constitution.

Section 3. Subsection (1) of section 760.01, Florida Statutes, is republished, and subsection (2) of that section is amended, to read:

760.01 Purposes; construction; title.—

(1) Sections 760.01-760.11 and 509.092 shall be cited as the “Florida Civil Rights Act of 1992.”

(2) The general purposes of the Florida Civil Rights Act of 1992 are to secure for all individuals within the state freedom from discrimination because of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status and thereby to protect their interest in personal dignity, to make available to the state their full productive capacities, to secure the state against domestic strife and unrest, to preserve the public safety, health, and general welfare, and to promote the interests, rights, and privileges of individuals within the state.

Section 4. Section 760.02, Florida Statutes, is reordered and amended to read:

760.02 Definitions.—For the purposes of ss. 760.01-760.11 and 509.092, the term:

(7) “Florida Civil Rights Act of 1992” means ss. 760.01-
760.11 and 509.092.

(2) “Commission” means the Florida Commission on Human Relations created by s. 760.03.

(3) “Commissioner” or “member” means a member of the commission.


(10)(5) “National origin” includes ancestry.

(11)(6) “Person” includes an individual, association, corporation, joint apprenticeship committee, joint-stock company, labor union, legal representative, mutual company, partnership, receiver, trust, trustee in bankruptcy, or unincorporated organization; any other legal or commercial entity; the state; or any governmental entity or agency.

(5)(7) “Employer” means any person employing 15 or more employees for each working day in each of 20 or more calendar weeks in the current or preceding calendar year, and any agent of such a person.

(6)(8) “Employment agency” means any person regularly undertaking, with or without compensation, to procure employees for an employer or to procure for employees opportunities to work for an employer, and includes an agent of such a person.

(8) “Gender identity” means gender-related identity, appearance, or behavior, regardless of whether such gender-related identity, appearance, or behavior is different from that traditionally associated with the person’s physiology or assigned sex at birth, and which gender-related identity can be shown by the person providing evidence, including, but not limited to:

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(a) Medical history, care, or treatment of the gender-related identity;

(b) Consistent and uniform assertion of the gender-related identity; or

(c) Other evidence that the gender-related identity is a sincerely held part of a person’s core identity and is not being asserted for an improper purpose.

(9) “Labor organization” means any organization which exists for the purpose, in whole or in part, of collective bargaining or of dealing with employers concerning grievances, terms or conditions of employment, or other mutual aid or protection in connection with employment.

(10) “Aggrieved person” means any person who files a complaint with the Florida Commission on Human Relations Commission.

(11) “Public accommodations” means places of public accommodation, lodgings, facilities principally engaged in selling food for consumption on the premises, gasoline stations, places of exhibition or entertainment, and other covered establishments. Each of the following establishments which serves the public is a place of public accommodation within the meaning of this section:

(a) Any inn, hotel, motel, or other establishment that provides lodging to transient guests, other than an establishment located within a building that contains not more than four rooms for rent or hire and that is actually occupied by the proprietor of such establishment as his or her residence.

(b) Any restaurant, cafeteria, lunchroom, lunch counter,
soda fountain, or other facility principally engaged in selling
food for consumption on the premises, including, but not limited
to, any such facility located on the premises of any retail
establishment, or any gasoline station.

(c) Any motion picture theater, theater, concert hall,
sports arena, stadium, or other place of exhibition or
entertainment.

(d) Any establishment that which is physically located
within the premises of any establishment otherwise covered by
this subsection, or within the premises of which is physically
located any such covered establishment, and that which holds
itself out as serving patrons of such covered establishment.

(13) “Sexual orientation” means an individual’s
heterosexuality, homosexuality, or bisexuality.

Section 5. Section 760.05, Florida Statutes, is amended to
read:

760.05 Functions of the commission.—The commission shall
promote and encourage fair treatment and equal opportunity for
all persons regardless of race, color, religion, sex, pregnancy,
national origin, age, sexual orientation, gender identity,
handicap, or marital status and mutual understanding and respect
among all members of society. The commission all economic,
seesial, racial, religious, and ethnic groups; and shall endeavor
to eliminate discrimination against, and antagonism between,
persons on the basis of race, color, religion, sex, pregnancy,
national origin, age, sexual orientation, gender identity,
handicap, or marital status religious, racial, and ethnic groups
and their members.

Section 6. Section 760.07, Florida Statutes, is amended to
760.07 Remedies for unlawful discrimination.—Any violation of any state law Florida statute making unlawful discrimination because of race, color, religion, gender, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status in the areas of education, employment, housing, or public accommodations gives rise to a cause of action for all relief and damages described in s. 760.11(5), unless greater damages are expressly provided for. If the statute prohibiting unlawful discrimination provides an administrative remedy, the action for equitable relief and damages provided for in this section may be initiated only after the plaintiff has exhausted his or her administrative remedy. The term "public accommodations" does not include lodge halls or other similar facilities of private organizations which are made available for public use occasionally or periodically. The right to trial by jury is preserved in any case in which the plaintiff is seeking actual or punitive damages.

Section 7. Section 760.08, Florida Statutes, is amended to read:

760.08 Discrimination in places of public accommodation.—All persons are entitled to the full and equal enjoyment of the goods, services, facilities, privileges, advantages, and accommodations of any place of public accommodation without discrimination or segregation on the ground of race, color, national origin, sex, sexual orientation, gender identity, pregnancy, handicap, familial status, or religion.

Section 8. Subsections (1) and (2), paragraphs (a) and (b) of subsection (3), subsections (4), (5), and (6), paragraph (a)
of subsection (8), and subsection (9) of section 760.10, Florida Statutes, are amended, and subsection (10) of that section is republished, to read:

760.10 Unlawful employment practices.—

(1) It is an unlawful employment practice for an employer:

(a) To discharge or to fail or refuse to hire any individual, or otherwise to discriminate against any individual with respect to compensation, terms, conditions, or privileges of employment, because of such individual's race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(b) To limit, segregate, or classify employees or applicants for employment in any way that would deprive or tend to deprive any individual of employment opportunities, or adversely affect any individual's status as an employee, because of such individual's race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(2) It is an unlawful employment practice for an employment agency to fail or refuse to refer for employment, or otherwise to discriminate against, any individual because of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status or to classify or refer for employment any individual on the basis of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(3) It is an unlawful employment practice for a labor organization:
(a) To exclude or to expel from its membership, or otherwise to discriminate against, any individual because of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(b) To limit, segregate, or classify its membership or applicants for membership, or to classify or fail or refuse to refer for employment any individual, in any way that would deprive or tend to deprive any individual of employment opportunities, or adversely affect any individual’s status as an employee or as an applicant for employment, because of such individual’s race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(4) It is an unlawful employment practice for any employer, labor organization, or joint labor-management committee controlling apprenticeship or other training or retraining, including on-the-job training programs, to discriminate against any individual because of race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status in admission to, or employment in, any program established to provide apprenticeship or other training.

(5) Whenever, in order to engage in a profession, occupation, or trade, it is required that a person receive a license, certification, or other credential; become a member or an associate of any club, association, or other organization; or pass any examination, it is an unlawful employment practice for any person to discriminate against any other person seeking

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such license, certification, or other credential; or seeking to become a member of such club, association, or other organization; or seeking to take or pass such examination, because of such other person’s race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status.

(6) It is an unlawful employment practice for an employer, a labor organization, an employment agency, or a joint labor-management committee to print, or cause to be printed or published, any notice or advertisement relating to employment, membership, classification, referral for employment, or apprenticeship or other training which indicates, indicating any preference, limitation, specification, or discrimination based on race, color, religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, absence of handicap, or marital status.

(8) Notwithstanding any other provision of this section, it is not an unlawful employment practice under ss. 760.01-760.10 for an employer, employment agency, labor organization, or joint labor-management committee to:

(a) Take or fail to take any action on the basis of religion, sex, pregnancy, national origin, age, sexual orientation, gender identity, handicap, or marital status in those certain instances in which religion, sex, condition of pregnancy, national origin, age, sexual orientation, gender identity, absence of a particular handicap, or marital status is a bona fide occupational qualification reasonably necessary for the performance of the particular employment to which such action or inaction is related.
(9)(a) This section does not apply to any religious corporation, association, educational institution, or society that conditions opportunities in the area of employment or public accommodation to members of that religious corporation, association, educational institution, or society or to persons who subscribe to its tenets or beliefs.

(b) This section does not prohibit a religious corporation, association, educational institution, or society from giving preference in employment to individuals of a particular religion to perform work connected with the carrying on by such corporations, associations, educational institutions, or societies of its various activities.

(c) This section and s. 760.08 do not limit the free exercise of religion guaranteed by the United States Constitution and the State Constitution.

(10) Each employer, employment agency, and labor organization shall post and keep posted in conspicuous places upon its premises a notice provided by the commission setting forth such information as the commission deems appropriate to effectuate the purposes of ss. 760.01-760.10.

Section 9. Section 760.22, Florida Statutes, is amended to read:

760.22 Definitions.—As used in ss. 760.20-760.37, the term:

(1) "Commission" means the Florida Commission on Human Relations.

(2) "Covered multifamily dwelling" means:

(a) A building that consists of four or more units and has an elevator; or

(b) The ground floor units of a building.
consists of four or more units and does not have an elevator.

(3) "Discriminatory housing practice" means an act that is unlawful under the terms of ss. 760.20-760.37.

(4) "Dwelling" means any building or structure, or portion thereof, which is occupied as, or designed or intended for occupancy as, a residence by one or more families, and any vacant land which is offered for sale or lease for the construction or location on the land of any such building or structure, or portion thereof.

(5) "Familial status" is established when an individual who has not attained the age of 18 years is domiciled with:

(a) A parent or other person having legal custody of such individual; or

(b) A designee of a parent or other person having legal custody, with the written permission of such parent or other person.

(6) "Family" includes a single individual.

(7) "Gender identity" has the same meaning as provided in s. 760.02.

(8) "Handicap" means:

(a) A person has a physical or mental impairment that substantially limits one or more major life activities for a person who has, or he or she has a record of having, or is regarded as having that, such physical or mental impairment; or

(b) A person has a developmental disability as defined in s. 393.063.

(9) "Person" includes one or more individuals, corporations, partnerships, associations, labor organizations, legal representatives, mutual companies, joint-stock companies,
trusts, unincorporated organizations, trustees, trustees in bankruptcy, receivers, and fiduciaries.

(10) "Sexual orientation" has the same meaning as provided in s. 760.02.

(11) "Substantially equivalent" means an administrative subdivision of the State of Florida meeting the requirements of 24 C.F.R. part 115, s. 115.6.

(12) "To rent" includes to lease, to sublease, to let, and otherwise to grant for a consideration the right to occupy premises not owned by the occupant.

Section 10. Subsections (1) through (5) of section 760.23, Florida Statutes, are amended to read:

760.23 Discrimination in the sale or rental of housing and other prohibited practices.—

(1) It is unlawful to refuse to sell or rent after the making of a bona fide offer, to refuse to negotiate for the sale or rental of, or otherwise to make unavailable or deny a dwelling to any person because of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

(2) It is unlawful to discriminate against any person in the terms, conditions, or privileges of sale or rental of a dwelling, or in the provision of services or facilities in connection therewith, because of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

(3) It is unlawful to make, print, or publish, or cause to be made, printed, or published, any notice, statement, or advertisement with respect to the sale or rental of a dwelling
that indicates any preference, limitation, or discrimination based on race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion or an intention to make any such preference, limitation, or discrimination.

(4) It is unlawful to represent to any person because of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion that any dwelling is not available for inspection, sale, or rental when such dwelling is in fact so available.

(5) It is unlawful, for profit, to induce or attempt to induce any person to sell or rent any dwelling by a representation regarding the entry or prospective entry into the neighborhood of a person or persons of a particular race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

Section 11. Section 760.24, Florida Statutes, is amended to read:

760.24 Discrimination in the provision of brokerage services.—It is unlawful to deny any person access to, or membership or participation in, any multiple-listing service, real estate brokers' organization, or other service, organization, or facility relating to the business of selling or renting dwellings, or to discriminate against him or her in the terms or conditions of such access, membership, or participation, because on account of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

Section 12. Subsection (1) and paragraph (a) of subsection....
(2) of section 760.25, Florida Statutes, are amended to read:

760.25 Discrimination in the financing of housing or in residential real estate transactions.—

(1) It is unlawful for any bank, building and loan association, insurance company, or other corporation, association, firm, or enterprise the business of which consists in whole or in part of the making of commercial real estate loans to deny a loan or other financial assistance to a person applying for the loan for the purpose of purchasing, constructing, improving, repairing, or maintaining a dwelling, or to discriminate against him or her in the fixing of the amount, interest rate, duration, or other term or condition of such loan or other financial assistance, because of the race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion of such person or of any person associated with him or her in connection with such loan or other financial assistance or the purposes of such loan or other financial assistance, or because of the race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion of the present or prospective owners, lessees, tenants, or occupants of the dwelling or dwellings in relation to which such loan or other financial assistance is to be made or given.

(2)(a) It is unlawful for any person or entity whose business includes engaging in residential real estate transactions to discriminate against any person in making available such a transaction, or in the terms or conditions of such a transaction, because of race, color, national origin, sex, sexual orientation, gender identity, handicap, familial...
status, or religion.

Section 13. Section 760.26, Florida Statutes, is amended to read:

760.26 Prohibited discrimination in land use decisions and in permitting of development.—It is unlawful to discriminate in land use decisions or in the permitting of development based on race, color, national origin, sex, sexual orientation, gender identity, disability, familial status, religion, or, except as otherwise provided by law, the source of financing of a development or proposed development.

Section 14. Paragraph (a) of subsection (5) of section 760.29, Florida Statutes, is amended to read:

760.29 Exemptions.—

(5) Nothing in ss. 760.20-760.37:

(a) Prohibits a person engaged in the business of furnishing appraisals of real property from taking into consideration factors other than race, color, national origin, sex, sexual orientation, gender identity, handicap, familial status, or religion.

Section 15. Subsection (1) of section 760.60, Florida Statutes, is amended to read:

760.60 Discriminatory practices of certain clubs prohibited; remedies.—

(1) It is unlawful for a person to discriminate against any individual because of race, color, religion, gender, national origin, handicap, age above the age of 21, sexual orientation, gender identity, or marital status in evaluating an application for membership in a club that has more than 400 members, that provides regular meal service, and that regularly receives

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payment for dues, fees, use of space, facilities, services, meals, or beverages directly or indirectly from nonmembers for business purposes. It is unlawful for a person, on behalf of such a club, to publish, circulate, issue, display, post, or mail any advertisement, notice, or solicitation that contains a statement to the effect that the accommodations, advantages, facilities, membership, or privileges of the club are denied to any individual because of race, color, religion, gender, national origin, handicap, age above the age of 21, sexual orientation, gender identity, or marital status. This subsection does not apply to fraternal or benevolent organizations, ethnic clubs, or religious organizations where business activity is not prevalent.

Section 16. Paragraph (e) of subsection (1) of section 419.001, Florida Statutes, is amended to read:

(1) For the purposes of this section, the term:

(e) “Resident” means any of the following: a frail elder as defined in s. 429.65; a person who has a handicap as defined in s. 760.22(8)(a) s. 760.22(7)(a); a person who has a developmental disability as defined in s. 393.063; a nondangerous person who has a mental illness as defined in s. 394.455; or a child who is found to be dependent as defined in s. 39.01 or s. 984.03, or a child in need of services as defined in s. 984.03 or s. 985.03.

Section 17. This act shall take effect July 1, 2018.
TO: Members of City Council

DATE: October 27, 2017

COUNCIL DATE: November 2, 2017

RE: Referral to Committee of the Whole – Discussion of the October 2017 Potable Water Supply System Water Audit

______________________________________________________________________________

ACTION DESIRED:

Respectfully requesting a referral to a Committee of the Whole for a discussion on the October 2017 Potable Water Supply System Water Audit prepared by Greeley and Hansen.

Ed Montanari, Council Member
District 3
TO: Members of City Council

DATE: October 27, 2017

COUNCIL DATE: November 2, 2017

RE: Campaign Finance Reform – Indemnity for Staff Members – Details Regarding Defense Fund

______________________________

ACTION DESIRED:

In conjunction with Council’s consideration of a “cleanup” ordinance regarding campaign finance reform, consider a resolution to provide for defense and indemnity of City staff members against claims arising out of the campaign finance provisions to be added to City Code. Additionally, begin discussion of expectations for legal defense fund suggested by Free Speech for People (“FSFP”), to be memorialized in an MOU or other agreement between the City and FSFP.

RATIONALE:

With the campaign finance cleanup ordinance due for first reading on November 2 and public hearing on November 9, I believe that Council should begin taking steps to put the City in the best possible position to handle the potential legal challenges to these campaign finance provisions. Initially, I believe Council should take steps to reassure City staff members that the City will provide defense and indemnity for claims arising out of the new campaign finance provisions. A draft resolution to achieve this step is attached, and I respectfully request that Council take it up as soon as possible.

Once defense and indemnity of our City staff has been addressed, I believe that the next step is a discussion of Council’s expectations for the legal defense fund suggested by FSFP. The ultimate goal of this discussion should be the execution of an MOU or other agreement between the City and FSFP to document the specific details about how this fund will be administered—including (1) who is responsible for holding the funds and (2) what, specifically, the funds may be used for. Accordingly, I respectfully request we begin this discussion, to be followed by a request to Legal to prepare an MOU or other agreement between the City and FSFP.

The draft resolution referred to above is attached.

Jim Kennedy, Council Member
District 2
RESOLUTION NO. 2017-_____

A RESOLUTION PROVIDING FOR THE DEFENSE AND INDEMNITY OF MEMBERS OF CITY STAFF FOR CLAIMS ARISING OUT OF THE IMPLEMENTATION OR ENFORCEMENT OF PROVISIONS OF THE CITY CODE ADOPTED FOR THE PURPOSE OF IMPLEMENTING CAMPAIGN FINANCE REFORM FOR MUNICIPAL ELECTIONS IN THE CITY OF ST. PETERSBURG AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on October 5, 2017, the City Council of the City of St. Petersburg, Florida, ("City Council") adopted ordinances 300-H and 302-H, amending the St. Petersburg City Code ("City Code") to enact campaign finance reform for municipal elections in the City of St. Petersburg; and

WHEREAS, on November 9, 2017, City Council adopted ordinance _____, which repealed and superseded ordinances 300-H and 302-H for the purpose of combining certain provisions previously adopted in those ordinances into a single ordinance that is consistent as to terminology and numbering; and

WHEREAS, lawsuits may be brought to challenge the validity of the provisions added to City Code by ordinance _____, as those provisions may be amended, supplemented, or superseded from time to time, (collectively, the "Campaign Finance Provisions"); and

WHEREAS, such lawsuits may name individual members of City staff who are acting as the POD under the Campaign Finance Provisions or who are otherwise acting in the course and scope of that their employment ("Covered Staff Members"); and

WHEREAS, City Council desires to protect such staff members by providing for the defense and indemnity of Covered Staff Members for claims arising out of the implementation or enforcement of the Campaign Finance Provisions.

NOW, THEREFORE, BE IT RESOLVED by City Council that the City shall provide for the defense and indemnity of any Covered Staff Member who is sued or threatened with suit, either personally or in an official capacity, for any claim arising out of the implementation or enforcement of the Campaign Finance Provisions.
This resolution will become effective immediately upon adoption.

Approved as to form and content:

________________________________    __________________________________
City Attorney (or Designee)  Administration
Resolution No. ___

A RESOLUTION APPROVING THE RECOMMENDATION OF THE COMMITTEE OF THE WHOLE TO PROVIDE FUNDING FOR THE BOOKER CREEK PARK PROJECT FROM WEEKI WACHEE FUNDS; APPROVING A TRANSFER IN THE AMOUNT OF $99,500 FROM THE UNAPPROPRIATED BALANCE OF THE WEEKI WACHEE OPERATING FUND (1041) TO THE WEEKI WACHEE CAPITAL PROJECTS FUND (3041); APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF $99,500 FROM THE INCREASE IN THE UNAPPROPRIATED BALANCE OF THE WEEKI WACHEE CAPITAL PROJECTS FUND RESULTING FROM THIS TRANSFER IN THE AMOUNT OF $99,500 TO THE BOOKER CREEK PARK PROJECT (TBD); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, City Council adopted Article IV, Chapter 21, St. Petersburg City Code, which created procedures and criteria for the use of principal and investment proceeds from the sale of the Weeki Wachee property; and

WHEREAS, as required by Section 21-120(a), St. Petersburg City Code, the Booker Creek Park Project (Project) has been recommended in writing to City Council by a City Council Member or the Mayor; and

WHEREAS, the Committee of the Whole has recommended that funding from the Weeki Wachee fund in the amount of $99,500 be utilized for the Project; and

WHEREAS, the City Council of the City of St. Petersburg hereby approves the recommendation of the Committee of the Whole.

NOW THEREFORE BE IT RESOLVED that the City Council of the City of St. Petersburg, Florida finds that:

- the Project is a new capital project in the “parks” and “recreation” referendum categories.
- only investment income will be expended for the Project.
- the Project is a City-owned project and will be constructed on City-owned land.
- allowable operating and maintenance costs of $0 for ten years are included in the...
cost of the Project.

BE IT FURTHER RESOLVED that the allocation of funding in the amount of $99,500 from the Weeki Wachee Capital Projects fund for the Booker Creek Park Project is hereby approved.

BE IT FURTHER RESOLVED that the following transfer from the unappropriated balance of the Weeki Wachee Operating Fund (1041) to the Weeki Wachee Capital Projects Fund (3041) for Fiscal Year 2018 is hereby approved:

| Weeki Wachee Operating Fund (1041) | Transfer to: Weeki Wachee Capital Projects Fund (3041) | $99,500 |

BE IT FURTHER RESOLVED that the following supplemental appropriation from increase in the unappropriated balance of the Weeki Wachee Capital Projects Fund (3041) for Fiscal Year 2018 is hereby approved:

| Weeki Wachee Capital Projects Fund (3041) | Transfer to: Booker Creek Park Project (TBD) | $99,500 |

BE IT FURTHER RESOLVED that since there are no allowable operation and maintenance costs that can be paid from the Weeki Wachee fund that upon completion of the Project, $0 shall be transferred for the ten years of Project maintenance.

BE IT FURTHER RESOLVED that this Project shall include signs to insure that the public is aware that the Project is funded from the Weeki Wachee fund.

This resolution shall become effective immediately upon its adoption.

DEPARTMENT: _______________________________  BUDGET: _______________________________

LEGAL: ________________________________

00346160
Resolution No. ___

A RESOLUTION APPROVING THE RECOMMENDATION OF THE COMMITTEE OF THE WHOLE TO PROVIDE FUNDING FOR THE TREE PLANTING PROGRAM PROJECT FROM WEEKI WACHEE FUNDS; APPROVING A TRANSFER IN THE AMOUNT OF $1,465,000 FROM THE UNAPPROPRIATED BALANCE OF THE WEEKI WACHEE OPERATING FUND (1041) TO THE WEEKI WACHEE CAPITAL PROJECTS FUND (3041); APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF $1,465,000 FROM THE INCREASE IN THE UNAPPROPRIATED BALANCE OF THE WEEKI WACHEE CAPITAL PROJECTS FUND RESULTING FROM THIS TRANSFER IN THE AMOUNT OF $1,465,000 TO THE TREE PLANTING PROGRAM PROJECT (TBD); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, City Council adopted Article IV, Chapter 21, St. Petersburg City Code, which created procedures and criteria for the use of principal and investment proceeds from the sale of the Weeki Wachee property; and

WHEREAS, as required by Section 21-120(a), St. Petersburg City Code, the City Trails Shade Tree Planting Program Project (Project) has been recommended in writing to City Council by a City Council Member or the Mayor; and

WHEREAS, the Committee of the Whole has recommended that funding from the Weeki Wachee fund in the amount of $1,465,000 be utilized for a general Tree Planting Program (Project); and

WHEREAS, the City Council of the City of St. Petersburg hereby approves the recommendation of the Committee of the Whole.

NOW THEREFORE BE IT RESOLVED that the City Council of the City of St. Petersburg, Florida finds that:

- the Project is a new capital project in the “beautification” referendum category.
- only investment income will be expended for the Project.
the Project is a City-owned project and will be constructed on City-owned land.

allowable operating and maintenance costs of $0 for ten years are included in the cost of the Project.

BE IT FURTHER RESOLVED that the allocation of funding in the amount of $1,465,000 from the Weeki Wachee Capital Projects fund for the Tree Planting Program Project is hereby approved.

BE IT FURTHER RESOLVED that the following transfer from the unappropriated balance of the Weeki Wachee Operating Fund (1041) to the Weeki Wachee Capital Projects Fund (3041) for Fiscal Year 2018 is hereby approved:

| Weeki Wachee Operating Fund (1041) | Transfer to: Weeki Wachee Capital Projects Fund (3041) | $1,465,000 |

BE IT FURTHER RESOLVED that the following supplemental appropriation from the increase in the unappropriated balance of the Weeki Wachee Capital Projects Fund (3041) for Fiscal Year 2018 is hereby approved:

| Weeki Wachee Capital Projects Fund (3041) | Transfer to: Tree Planting Program Project (TBD) | $1,465,000 |

BE IT FURTHER RESOLVED that since there are no allowable operation and maintenance costs that can be paid from the Weeki Wachee fund that upon completion of the Project, $0 shall be transferred for the ten years of Project maintenance.

BE IT FURTHER RESOLVED that this Project shall include signs to insure that the public is aware that the Project is funded from the Weeki Wachee fund.

This resolution shall become effective immediately upon its adoption.
A RESOLUTION APPROVING THE RECOMMENDATION OF THE COMMITTEE OF THE WHOLE TO PROVIDE INCREASED FUNDING FROM WEEKI WACHEE FUNDS FOR THE TENNIS CENTER COURT ADDITION PROJECT AT BARTLETT PARK (15642); APPROVING A TRANSFER IN THE AMOUNT OF $54,320 FROM THE UNAPPROPRIATED BALANCE OF THE WEEKI WACHEE OPERATING FUND (1041) TO THE WEEKI WACHEE CAPITAL PROJECTS FUND (3041); APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF $54,320 FROM THE INCREASE IN THE UNAPPROPRIATED BALANCE OF THE WEEKI WACHEE CAPITAL PROJECTS FUND RESULTING FROM THIS TRANSFER IN THE AMOUNT OF $54,320 TO THE TENNIS CENTER COURT ADDITION PROJECT AT BARTLETT PARK (15642); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, City Council adopted Article IV, Chapter 21, St. Petersburg City Code, which created procedures and criteria for the use of principal and investment proceeds from the sale of the Weeki Wachee property; and

WHEREAS, as required by Section 21-120(a), St. Petersburg City Code, the Tennis Center Court Addition Project at Bartlett Park (Project) has been recommended in writing to City Council by a City Council Member or the Mayor; and

WHEREAS, the City Council allocated $97,000 from the Weeki Wachee fund for the Project on June 16, 2016 in Resolution 2016-256; and

WHEREAS, on October 19, 2017, the Administration requested increased funding in the amount of $54,320 for the Project due to additional requirements from the Southwest Florida Water Management District, bringing the total Project cost to $151,320; and

WHEREAS, the City Council of the City of St. Petersburg hereby approves the recommendation of the Committee of the Whole.

NOW THEREFORE BE IT RESOLVED that the City Council of the City of St. Petersburg, Florida finds that:
• the Project is a new capital project in the “parks” and “recreation” referendum categories.

• only investment income will be expended for the Project.

• the Project is a City-owned project and will be constructed on City-owned land.

• allowable operating and maintenance costs of $0 for ten years are included in the cost of the Project.

BE IT FURTHER RESOLVED that the allocation of funding in the total amount of $151,320 from the Weeki Wachee Capital Projects fund for the Tennis Center Court Addition Project at Bartlett Park is hereby approved.

BE IT FURTHER RESOLVED that the following transfer from the unappropriated balance of the Weeki Wachee Operating Fund (1041) to the Weeki Wachee Capital Projects Fund (3041) for Fiscal Year 2018 is hereby approved:

<table>
<thead>
<tr>
<th>Weeki Wachee Operating Fund (1041)</th>
<th>Transfer to: Weeki Wachee Capital Projects Fund (3041)</th>
<th>$54,320</th>
</tr>
</thead>
</table>

BE IT FURTHER RESOLVED that the following supplemental appropriation from the increase in the unappropriated balance of the Weeki Wachee Capital Projects Fund (3041) for Fiscal Year 2018 is hereby approved:

<table>
<thead>
<tr>
<th>Weeki Wachee Capital Projects Fund (3041)</th>
<th>Transfer to: Tennis Center Court Addition Project at Bartlett Park (15642)</th>
<th>$54,320</th>
</tr>
</thead>
</table>

BE IT FURTHER RESOLVED that since there are no allowable operation and maintenance costs that can be paid from the Weeki Wachee fund that upon completion of the Project, $0 shall be transferred for the ten years of Project maintenance.

BE IT FURTHER RESOLVED that this Project shall include signs to insure that the public is aware that the Project is funded from the Weeki Wachee fund.

This resolution shall become effective immediately upon its adoption.

DEPARTMENT:       BUDGET:
___________________  _____________________________
REPORT

City of St. Petersburg
Committee of the Whole
Meeting of October 19, 2017 @ 8:00 a.m.
City Hall - Room 100

Present: Chair Darden Rice, Vice Chair Lisa Wheeler-Bowman, Council members Jim Kennedy, Karl Nurse, Ed Montanari, Charlie Gerdes, Amy Foster, Steve Kornell; City Attorney Jackie Kovilaritch; Chief Assistant City Attorney Jeannine Williams, City Administrator Gary Cornwell, Deputy Mayor Kanika Tomalin, Parks and Recreation Director Mike Jefferis, Sustainability and Resiliency Manager Sharon Wright; St Petersburg Tennis Center General Manager John Greene; Foundation for Healthy St. Petersburg President and CEO Randy Russell; Bayfront Health CEO John McLain

A. Call to Order – Council Chair Darden Rice

B. Discussion Items

1. Weeki Wachee Fund

   a. Booker Creek Park

   Mike Jefferis gave an overview of the proposed improvements to the Booker Creek Park to include a basketball court and pickleball court as well as lightning. A motion was made and seconded to approve funding for the Booker Creek Park Project from the Weeki Wachee Funds in the amount of $99,500. Motion passed unanimously.
b. Multi-year tree planting program

Sharon Wright gave a presentation on the multi-year tree planting program. A motion was made and seconded to approve funding for the Tree Planting Program Project from the Weeki Wachee Funds in the amount of $1,465,000. Motion passed unanimously.

c. Bartlett Park/Vinoy Tennis Courts

St. Petersburg Tennis Center General Manager John Greene opened the discussion for the need of additional funds for the tennis courts at Bartlett Park Project due to requirements from SWFMD. A motion was made and seconded to approve additional funding for the Tennis Courts at Bartlett Park project from the Weeki Wachee Funds in the amount of $54,320 for a total project amount of $151,320. Motion passed unanimously.

2. Foundation for Healthy St. Petersburg

Randy Russell, President and CEO of Foundation for a Health St. Petersburg gave a presentation regarding the proposed sale of the Foundations 20% interest in the hospital ownership. Deputy Mayor spoke to Administrations thoughts about the proposed sale. Questions and answer between Council, Administration, the Foundation and Hospital followed. A motion was made requesting Administration to continue to negotiate with the Hospital and the Foundation to allow the Foundation to sell their 20% interest in the hospital and amend the lease to include a minimum fair market value of rent to be specified as the charity care obligation to support a public policy purpose while also keeping the existing charity care policy intact. Motion passed unanimously.

C. Next Meeting – November 20, 2017 @ 8:00 a.m.
D. Adjournment
Chair Rice called the meeting to order and the following topics were discussed:

Approval of September 21, 2017 Minutes: Postponed to December meeting as minutes were inadvertently left out of public agenda package.

Office of Sustainability & Resiliency – General Updates
Chair Rice discussed the name change of the committee to the Health, Environment, Resiliency, and Sustainability (HERS) Committee to reflect the direction of Health in All Policies being incorporated into city programs, projects, and policies.

Sharon provided the following brief updates:

- The city has received quotes on tree pricing for the first phase of the Tree Planting Program along corridors approved in 2016. Committee of the Whole unanimously approved recommendation to allocate $1.465 million of Weeki Wachee funds to fund a fuller, city-wide corridor program that was identified by Tree Czar Fischer and community members.
- BFT will review financing options on October 26 for the Energy Efficiency & Retrofits Program.
- City staff continue to engage stakeholders for feedback on the proposed plastic bag ban. Michael Dema, Sally Everett, and Sharon Wright met with the Florida Retail Federation (FRF) on October 11, 2017. Publix, Walgreens, Walmart, Novolex (plastic bag-making company) and the association were included in the invitation organized by FRF. Publix, Walmart, and FRF were present in-person. Feedback was provided, and the city requested incentive and program ideas that would address their issues with a ban.
- Green Fleet Program development has not progressed since last ENRS meeting. This will pick back up and utilize what preliminary analysis has been done for fuel as part of Integrated Sustainability Action Plan (ISAP). It will later likely be adjusted to align with ISAP final results and Roadmap to 100% Clean Energy.
- Consent Decree/Pollution Prevention Projects – Green Fleet and Energy Efficiency Elements developed for submittal to Florida Department of Environmental Protection (FDEP) submittal on October 23, 2017.
Integrated Sustainability Action Plan (ISAP) Kick-Off (materials attached)

Sharon provided a summary of the ISAP internal kick-off held on October 10, 2017. Many city departments were represented, Mayor addressed the city and consultant teams, and staff went over the scope of work, the public outreach plan, and data needs. The slides from the kick off and the greenhouse gas inventory technical meeting are attached to this report.

- Council Member Montanari inquired more about the public and business outreach and who was involved. Sharon explained that it is open at this time and to please send her any names or organizations that you may have in mind that we do not have already. Council Member Montanari suggested that the team specifically invite Peter Clark and Jacqueline Dixon.
- Council Member Nurse discussed some of the Tampa Bay Water efforts and including passive energy management as part of plan. Sharon mentioned that she spoke with Tampa Bay Water staff and look forward to involving them.
- Chair Rice suggested that when the team does outreach and other presentations with ISAP status that we also include why the various elements like the greenhouse gas inventory are important to the city. The efforts can bolster the Community Rating System work, STAR Communities, as well as the environmental, health, and economic benefits like attracting high quality business and jobs to the area.

Meeting adjourned.
Agenda

- Introductions and Roles
- Scope Overview
- Visioning Exercise
- Data and Information Needs
- Instant Feedback Exercise
- Action Plan Outputs
Scope Overview

Task Overview

1. Project Management and QA/QC
2. Community, Business and Stakeholder Engagement
3. Greenhouse Gas (GHG) Inventory
4. Baseline Assessment
5. 100% Clean Energy Roadmap
6. Identify and Evaluate Strategies
7. Develop Implementation Strategy and Cost Estimates
8. Develop Final Report
Project Schedule

<table>
<thead>
<tr>
<th>Task</th>
<th>Task Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>Task 1</td>
<td>Project Management and Kick Off</td>
</tr>
<tr>
<td>Task 2</td>
<td>Public Outreach and Community Engagement</td>
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<tr>
<td>Task 3</td>
<td>Community outreach Strategy</td>
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<td>Task 4</td>
<td>Internet-based Outreach</td>
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<td>Task 9</td>
<td>100% Clean Energy Roadmap</td>
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<td>Identity and Inclusion Strategies</td>
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<td>Task 7</td>
<td>Develop Implementation Strategies and Plan Development</td>
</tr>
<tr>
<td>Task 8</td>
<td>Final Report</td>
</tr>
</tbody>
</table>

Community, Business and Stakeholder Engagement

- City ISAP Team, Sustainability Team, sustainability Advisory Group, Executive Commission and City Council
  - Visioning, Goals, and Objectives
  - Identify Potential Initiatives
  - Implementation Planning
- Public Outreach and Engagement
- Business Community Outreach and Engagement
- Internet-based Outreach
### Community, Business and Stakeholder Engagement: Meetings

- Three (3) City ISAP Team, Sustainability Advisory Group and Executive Commission meetings
- Six (6) City department leader interviews
- Two (2) City Council meetings
- One day at The Greenhouse with the following meetings:
  - CEO/Executive Roundtable
  - St. Petersburg Chamber of Commerce outreach
  - Small Business outreach
- Various public outreach and engagement meetings (to be determined following completion of Outreach and Engagement Plan)

### Project Schedule with Stakeholder Outreach Events

<table>
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<tr>
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<td>Stakeholders Assessment</td>
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<tr>
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<td>ISSR, Public Outreach Roadmap</td>
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<tr>
<td>Task 7</td>
<td>Working towards a Citywide Strategy and Core Elements</td>
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<td>Task 8</td>
<td>Stakeholder Final Report</td>
</tr>
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</table>

<table>
<thead>
<tr>
<th>Meeting</th>
<th>Stakeholders</th>
</tr>
</thead>
<tbody>
<tr>
<td>Task 1: Project Management and OA/OC</td>
<td>OA, ISAP Team, Sustainability Advisory Group, Executive Commission, Citywide Stakeholders</td>
</tr>
<tr>
<td>Task 2: Public, Business, and City Stakeholder Engagement</td>
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<tr>
<td>Task 3: Citywide/Citywide Strategy</td>
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<tr>
<td>Task 4: Stakeholders Assessment</td>
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<tr>
<td>Task 5: ISSR, Public Outreach Roadmap</td>
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<td>Task 8: Stakeholder Final Report</td>
<td>OA, ISAP Team, Sustainability Advisory Group, Executive Commission, Citywide Stakeholders</td>
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**St. Petersburg Integrated Sustainability Action Plan**
Greenhouse Gas (GHG) Inventory

- Methodology Development
  - Municipal Operations Inventory
  - Community Inventory
- GHG Inventory Data Collection
  - Data collection matrix
  - GHG inventory meeting
- GHG Inventory Analysis
  - Scopes, sectors, sources
  - Forecast
- GHG Inventory Documentation

EXAMPLE LOCAL GOVERNMENT GHG EMISSIONS BY SECTOR

- Stationary Combustion: 35%
- Electricity: 23%
- Wastewater Treatment: 25%
- Mobile Combustion: 7%
- Solid Waste: 5%
- Employee Commute: 5%
- Wastewater Treatment: 25%

Greenhouse Gas (GHG) Inventory

- Understand emissions sources
- Establish realistic goals
- Prioritize GHG reduction strategies
- Demonstrate progress toward GHG reduction goals
- Manage energy use
Greenhouse Gas (GHG) Inventory

- **Community Inventory**
  - *Tool*: ClearPath

- **Government Operations Inventory**
  - *Tool*: Varied – VHB to develop/customize for City-specific data management practices and needs

Baseline Assessment

- **Data Collection**
  - STAR Communities
  - GHG Emissions inventory
  - 100% Clean Energy Roadmap

- **Resiliency/Vulnerability Assessment**

- **Documentation**
Baseline Assessment: Resiliency/Vulnerability Assessment

- Leveraging study for Pinellas County
- “Ground-truth” it for experience and perceived risks/vulnerabilities in stakeholder engagement/community outreach efforts
- Assess socio-economic vulnerabilities in addition to infrastructure
  - Think about the most vulnerable populations
- Emphasize “win-wins” – strategies that help mitigate contributions to climate change and also increase St. Pete’s adaptive capacity
  - Especially reducing disparities and improving adaptive capacity and well-being among those already most vulnerable

Resiliency/Vulnerability Assessment - Process

- Review climate projections (leveraging existing studies/resources)
- Identify key impacts/exposure and critical assets/sectors impacts
- Vulnerability workshop
- Summarize vulnerabilities
100% Clean Energy Roadmap

- Baseline Assessment
  - Baseline assessment of energy sources and consumption
  - Regulatory review
  - Current procurement/contractual conditions with utility

- Strategy Identification
  - Short and long term strategies
  - Regulatory, procurement, residential/commercial incentives, building codes, etc

- Implementation Plan
  - Short term strategies focus on reducing consumption/increasing efficiency first
  - Interim steps for longer term strategies
  - Development of a steering committee to drive implementation

Identify and Evaluate Strategies

- Sustainability Strategies and Initiatives developed based:
  - Tasks 2 through 5
  - STAR Communities objectives and actions
  - Sustainability Advisory Group and City Executive Committee input
  - Online idea submissions (through the City sustainability internet site)
  - Documented public input
  - Project team (City and Consultant Team) best practices knowledge/experience
Develop Implementation Strategy and Cost Estimates

- Based on the prioritized strategies identified in Task 6, the Consultant Team shall develop an implementation strategy that will support a 5-year program with some additional guidance for long-term implementation
- Develop implementation plan for each short-term initiatives
- Develop high level guidance for long-term initiatives

Plan Outputs
At the end of the planning process, the City will have:

- Engagement with community on sustainability issues
- Enhanced organizational capacity for sustainability implementation
- GHG emissions inventory
  - Community
  - Government operations
- 100% Clean Energy Roadmap
- Vulnerability assessment
- Prioritized initiatives, strategies and policies to implement (with tool)
- Sustainable business case assessment on select infrastructure projects
- Final report

Questions and Discussion
City of St. Petersburg
Integrated Sustainability Action Plan
Greenhouse Gas Inventory Meeting

Presented by VHB Team

October 10, 2017

Agenda

- Introductions
- Why do we do this?
- What is the process?
- Data Needs
- Analysis and outputs
Greenhouse Gas (GHG) Inventory

- Understand emissions sources
- Establish realistic goals
- Prioritize GHG reduction strategies
- Demonstrate progress toward GHG reduction goals
- Manage energy use

EXAMPLE LOCAL GOVERNMENT GHG EMISSIONS BY SECTOR

- **Stationary Combustion**: 25%
- **Mobile Combustion**: 7%
- **Electricity**: 23%
- **Wastewater Treatment**: 10%
- **Wastewater Treatment**: 10%
- **Solid Waste**: 5%
- **Employee Commute**: 5%

GHG Inventory Data Collection
- Data collection matrix
- GHG inventory meeting

GHG Inventory Analysis
- Scopes, sectors, sources
- Forecast

GHG Inventory Documentation
Project Schedule

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<td>Public Outreach and Community Engagement</td>
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<td>Task 3</td>
<td>Greenhouse Gas Inventory</td>
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<tr>
<td>Task 4</td>
<td>Water Quality Management</td>
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<td>Task 5</td>
<td>2016 Clean Energy Roadmap</td>
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<td>Identity and Inclusion Strategies</td>
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<td>Develop Implementation Strategies and Cost Analysis</td>
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<td>Task 8</td>
<td>Final Project Report</td>
</tr>
</tbody>
</table>

Greenhouse Gas (GHG) Inventory – Govt Ops

**Protocol:** Local Government Operations Protocol (LGOP)

- Buildings and other facilities, including the Fire and Police Departments
  - Heating Fuel (nat gas) Combustion (Scope 1)
  - Fugitive emissions - Refrigerants and Fire Suppression Equip (Scope 1)
  - Electricity (Scope 2)
- Streetlights and traffic signals
  - Electricity (Scope 2)
- Water delivery facilities
  - Heating Fuel (nat gas) Combustion (Scope 1)
  - Electricity (Scope 2)
- Port St. Pete facilities
  - Heating Fuel (nat gas) Combustion (Scope 1)
  - Electricity (Scope 2)
- Airport facilities (Albert Whitted Airport)
  - Heating Fuel (nat gas) Combustion (Scope 1)
  - Fugitive emissions - Refrigerants and Fire Suppression Equip (Scope 1)
  - Electricity (Scope 2)
- Vehicle fleet
  - Mobile combustion (gasoline and diesel) (Scope 1)
  - Fugitive emissions refrigerants used in vehicle maintenance (Scope 1)
  - Emissions from alternative fuel and electric vehicles (Scopes 1 and 2)
- Wastewater facilities
  - Heating Fuel (nat gas) Combustion (Scope 1)
  - Process and fugitive emissions (Scope 1)
  - Electricity (Scope 2)
- Green Power
  - Solar energy generation (Scope 2)
- Scope 3 Emissions
  - Emissions from solid waste generated by City (from incineration at WTE facility and/or decomposition in landfills)
  - Employee commute mobile combustion
Greenhouse Gas (GHG) Inventory - Community

- **Protocol:** Global Protocol for Community-Scale Greenhouse Gas Emission Inventories (GPC) (and US Community Protocol)
- **Tool:** ClearPath

### Table 1: GPC Sectors and Sub-Sectors

<table>
<thead>
<tr>
<th>Sector</th>
<th>Sub-sectors</th>
</tr>
</thead>
<tbody>
<tr>
<td>Stationary Energy</td>
<td>Residential buildings; commercial and institutional buildings and facilities; manufacturing and industrial facilities; and fugitive emissions from oil and natural gas systems</td>
</tr>
<tr>
<td></td>
<td>- Electricity and natural gas consumption</td>
</tr>
<tr>
<td>Transportation</td>
<td>On-road, railways, marine, aviation, and off-road</td>
</tr>
<tr>
<td></td>
<td>- Gasoline and diesel consumption (and alt fuels)</td>
</tr>
<tr>
<td>Waste</td>
<td>Solid waste disposal, biological treatment of waste, incineration and open burning</td>
</tr>
<tr>
<td></td>
<td>- Process emissions</td>
</tr>
<tr>
<td>Wastewater treatment and discharge</td>
<td>- process emissions</td>
</tr>
<tr>
<td>Industrial Processes and Product Use (IPPU)</td>
<td>Industrial processes and product use</td>
</tr>
<tr>
<td>Agriculture, Forestry, and Other Land Use (AFOLU)</td>
<td>Livestock, land, and aggregate sources and non-CO2 emissions sources on land</td>
</tr>
</tbody>
</table>

### Analysis and Deliverables

- Get activity data
- Calculate emissions based on activity data and emissions factors – account for Global Warming Potential (GWP)
- Summarize by Scope, Source, and Sector
- Forecast Business As Usual (BAU) scenario
- Documentation of all data, sources, and calculations
- Methodology Report
- Executive Summary – standalone and as appendix to ISAP
- Report to Compact of Mayors (CDP or carbonn)
Members: Chair Steve Kornell, Vice Chair Ed Montanari, Charlie Gerdes, Amy Foster, Jim Kennedy (alternate)

Also Present: Chief Assistant City Attorney Jeannine Williams, Assistant City Attorney Heather Judd, Assistant City Attorney Brett Pettigrew, Elizabeth Abernathy, Evan Mory

Support Staff: Cindy Sheppard, City Council Administrative Officer

1) Call to Order

2) Approval of Agenda - Approved

3) Approval of September 28, 2017 Minutes - Approved

4) New Business – October 26, 2017

a) Consideration of regulating and limiting the use of commercial sized wood burning grills in residential zoning districts, L. Abernathy, H. Judd

Assistant City Attorney Heather Judd gave an explanation of the proposed language for consideration. In a recent ruling in a Court case related to wood burning grilles the Judge ruled that the smoke coming from the Defendants’ property constituted a nuisance as it related to the Plaintiff. State law gives the power to regulate air quality pollution to the County. Pinellas County has an air quality preemption prohibiting a municipality from adopting any ordinance pertaining to air quality. However, the City can regulate as to zoning and uses. The complaints received on wood burning grilles/smokers did not rise to the level of a home occupation but could fall under the Section 16.50.170 – Hobbies. Liz Abernathy commented that the proposed language is consistent with the regulations of kilns in the Artist Overlay Enclave. CM Kennedy moved to advise the County of the issue and request the County to review this as a health issue. Motion passed unanimously. Committee Chair Kornell requested the item remain on the referral list and that legal return with information from other municipalities and how they deal with the issue.
b) **Seeking the committee’s input on whether or not Legal should move forward with drafting an agreement with PSTA to permit the construction of 23 proposed additional bus shelters with advertising, B. Pettigrew**

CM Nurse spoke as to why bus shelters are necessary explaining that strategically placed advertising could pay for the shelters. CM Rice stated that PSTA has had a long standing 50/50 match with municipalities in the County. The decision is what can the City do to help come up with its 50 percent match to put in more shelters? Parking and Transportation Director Evan Mory has been working with PSTA on a shelter match for the Skyway Marina District through the shelter management program and are planning on using streetscape funds. Streetscapes funds have already been approved and feels fairly comfortable saying that we could either fund all of the proposed shelters with funds already appropriated by Council if we look at using streetscape funds, and look at potentially additional budget money specifically called out for shelter match in the following years budget. CM Foster made a motion that Administration come back with funding sources to participate in the shelter match program. Motion passed unanimously.

Meeting adjourned at 10:29 a.m.
A RESOLUTION OF THE CITY OF ST. PETERSBURG CITY COUNCIL REQUESTING THE BOARD OF COUNTY COMMISSIONERS OF PINELLAS COUNTY FLORIDA TO STUDY THE IMPACTS OF RESIDENTIAL WOOD BURNING DEVICES AND IF NECESSARY, ADD CRITERIA TO THEIR COMPREHENSIVE AIR QUALITY ORDINANCE TO FURTHER ADDRESS IMPACTS FROM RESIDENTIAL WOOD BURNING DEVICES; REQUESTING THE BOARD ALLOCATE ADDITIONAL RESOURCES FOR THE ENFORCEMENT OF THE AIR QUALITY CODE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, in the past few years there have been studies released by the scientific community showing that smoke from wood burning residential devices contains particulate matter in a type and number that is dangerous to human health. Most of these studies have been conducted by cities in the western United States; and

WHEREAS, the City of St. Petersburg has received citizen complaints related to smoke and air quality degradation and these complaints result from usage of large wood burning devices such as barbeque grills in residential zoning districts; and

WHEREAS, the regulation of pollution and air quality is preempted to the counties under state law, and Pinellas County has enacted the Pinellas County Comprehensive Air Quality Ordinance to regulate the same; and

WHEREAS, Pinellas County Board of County Commissioners is the rule-making authority of Pinellas County under the Comprehensive Air Quality Ordinance; and

WHEREAS, the City would request that the County do further research into the effects of large residential wood burning devices which is specific to Pinellas County and considers the unique population, topographical and atmospheric conditions of our region; and

WHEREAS, if the County performs such investigation and research collected shows a potential for health hazards related to residential wood burning devices, the City would request these findings be incorporated into new regulations to limit the impacts from residential wood burning devices; and

WHEREAS, the current Comprehensive Air Quality Ordinance and the Pinellas County regulations regarding open burning address issues of smoke and odor from residential sources which can become nuisances. However, Pinellas County does not currently allocate resources and staff for night and weekend investigations into complaints; and
WHEREAS, the complaints received by the City related to large residential wood burning devices have been referred to County enforcement agents, and such agents’ responses have been limited by the distance from their operational base in Clearwater and the days and hours of the complaints.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that this City Council requests the Board of County Commissioners of Pinellas County to direct Pinellas County staff to investigate and research the potential health impacts in residential zoning districts of wood burning devices and to amend its Comprehensive Air Quality Ordinance to address any impacts from residential wood burning devices.

NOW BE IT FURTHER RESOLVED, that this City Council requests that additional resources be allocated to enforcement of the current Comprehensive Air Quality Ordinance and any future air quality regulations which may be adopted by the County, so that response times to complaints in the City of St. Petersburg may be improved.

This resolution shall become effective immediately upon its adoption.

Approvals:

Legal:__________________________
TO: The Honorable Darden Rice, Chair, and Members of City Council

FROM: Housing Services Committee: Karl Nurse, Committee Chair, Darden Rice, Committee Vice-Chair, Lisa Wheeler Bowman, Councilmember, Amy Foster, Councilmember, and Charlie Gerdes, Councilmember-Alternate

RE: Housing, Land Use & Transportation Committee Meeting of October 26, 2017

New Business:

Information on request from the U.S. Department of Housing and Urban Development (HUD) for the City to make minor revisions to its Citizen Participation Plan, Lynn Gilbert, Housing Development Coordinator

Ms. Gilbert discussed that the City submitted its FY 2017-2018 Annual Action Plan and Citizen Participation for review to the U.S. Department of Housing and Urban Development (HUD). HUD conducted a remote monitoring and informed staff that the Citizen participation Plan needed to contain additional regulatory language, prior to HUD’s approval.

Staff has made the recommended regulatory changes and will conduct a public forum at Enoch Davis Center on November 19th and include the item on City Council’s December 7, 2017 Agenda for a public hearing.

Action: No action taken.

Update of new RFP for multi-family affordable housing, Stephanie Lampe, Sr. Housing Development Coordinator

Ms. Lampe discussed that an RFA for multi-family development has been issued with a return deadline of next week. She discussed that the project will be considered under a priority funding. Staff will review the applications and bring them forward to the next Housing, Land Use and Transportation on November 20, 2017 for recommendation of funding, and will be forwarded to Full Council for approval on December 7, 2017.

Action: No action taken.

Update to consider an Ordinance amending the City Code to add a definition of low-flow toilet, and adding requirements that all residential dwelling units have attic insulation of R-30 or better rating, Heather Judd, Assistant City Attorney

Ms. Judd discussed the proposed Ordinance for Low-Flow Toilet that shall mean a toilet with a maximum flow rate or quantity of 1.6 gallons per flush. The City does not make a distinction for enforcement between rental and owner housing. She further discussed that in consultations with the Building Official, Subsection 6 was created to say that: Each dwelling unit shall have installed attic insulation rated R-30 or better. If the available roof space is such R-30 rated insulation cannot be placed, an example being flat roofed structures, the dwelling or dwelling unit shall have installed the highest rated insulation that can fit in the roof space.
Ms. Judd is waiting on receipt of other information and if it does not arrive she may have to change the Whereas Clauses prior to the first reading.

**Action:** A motion was made to move the item to Full Council for approval.

**Discussion on status of future LDR amendments to expand housing options, Derek Kilborn, Urban Planning and Historic Preservation Manager and Elizabeth Abernathy, Development Review Services Division, Zoning Official**

Mr. Kilborn discussed what has been accomplished and what is in process from the Planning to provide additional housing diversity in the City. Ms. Abernathy said that the LDR packets were adopted last July which changed designs that allowed accessory dwellings, made changes to allow administrative approval, for reinstatement and redevelopment of grandfathered accessory dwelling units, eliminated prohibition against with variances, exempts first 500 square feet to incentivize construction of affordable units, reduced lot sizes, and administrative approval to non-conforming lots. Many of the changes to the LDR packets were specific to enabling more affordable units.

Mr. Kilborn discussed categories - the comprehensive plan that identifies areas for this time of application. Looking at: underdeveloped areas, vacancy of lots, vacated or boarded properties, walkable neighborhoods, where are opportunities to permit increased densities, knowing that tenant or owners will have convenience to multi-modal opportunities, transit accessibility, and to identify where are those corridors located.

Staff looked at zoning categories and where all might fit in. Staff is trying to create a neighborhood traditional multi-family zoning category, which will permit a combination of traditional single family homes along with different building typologies that would permit multi-family. Those building typologies would include duplexes, triplexes, four-plexes, multi-family two-units and up to 9 or 12-units.

Trying to insure that whatever multi-family permitted in the neighborhood fit in contextually with other units in the neighborhood, many of which may be majority single family. Staff is trying to figure out how does that fits into Chapter 16.

Some of the things that are being looked at are building typology, lot width, examples are where lot widths are used. In Midtown a single family home may be able to be constructed a single family home on a 30 feet lot. The sliding scale may allow you to construct a four-plexes on 50 foot lots. One of the things staff is looking at is how to change the Vision 2020 Special Area Plan bump that 15 units per acre up.

Mr. Kilborn discussed staff’s reviews of Skinny Homes which was a narrowly defined initiative. As staff looked at other Ordinances across the country, they decided to move to the type of model that is in discussion. He discussed a document named “Finding the Missing Middle” a document that the City has worked on with the County. He discussed the handout which depicted various buildings permitted, parking requirements, and transit stops. He discussed bonus densities in the downtown and floor area ratios that require workforce housing to be constructed in other areas, inclusionary zoning, among others. Another effort that is coming up is the Affordable Housing Advisory Committee that is required to assemble and meet every three years. The Committee looks the affordable housing efforts in the City and discuss where changes need to be made to the code. In the last cycle, changes were made to the parking requirement which allowed 50% parking which allowed the remainder to remain unpaved and only paved it the project transitions back to market rate.

Community outreach has been determined a priority. Staff is looking at all categories, and will be coming up with an action plan in the next few months to coordinate all the efforts to work on the final development of Neighborhood Traditional Multi-family Category.
The Committee asked the following questions after Mr. Kilborn’s discussion:

Councilmember Gerdes asked if there were forums in place with developers. Ms. Abernathy responded that there is and provided a summary.

Councilmember Gerdes asked could the City implement an ad valorem incentive to developers to the typologies that have been discussed. Michael Dema, Assistant City Attorney responded that it is something that can be looked at for developers to participate.

Vice-Chair Rice discussed that this is a way of talking about affordable housing/workforce housing by not turning people off.

Councilmember Foster discussed some of the rent freeze programs in New York that focus on seniors and the disabled. New York exchange a swap with taxes, and asked Legal to look into this as they consider the suggestion by Councilmember Gerdes.

Vice-chair Rice discussed that there are many changes happening at the federal level. This is something that should be discussed with the regional folks as transportation grants are pursued.

Mr. Kilborn discussed that this is a priority issue for staff and that it should take several months after holding meetings in the community, after which a draft would be prepared.

**Action:** No action taken.

**Next meeting:** The next meeting is scheduled to be held on November 20, 2017 beginning at 10:30 a.m.

**Topics:**

Recommendation of re-appointment of two St. Petersburg Housing Authority Board of Commissioner members, Report on review of multi-family applications, Complete Streets update.

Committee Members
Karl Nurse, Chair
Darden Rice, Vice-Chair
Lisa Wheeler-Bowman, Councilmember
Amy Foster, Councilmember
Charlie Gerdes, Councilmember-Alternate
AN ORDINANCE OF THE CITY OF ST. PETERSBURG AMENDING THE CITY CODE TO ADD A DEFINITION OF LOW-FLOW TOILET; ADDING LOW-FLOW TOILETS TO REQUIRED PLUMBING SYSTEMS AND EQUIPMENT FOR RESIDENTIAL DWELLING UNITS; ADDING A REQUIREMENT THAT ALL RESIDENTIAL DWELLING UNITS HAVE ATTIC INSULATION OF R-30 OR BETTER RATING; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, low-flow toilets and R-30 rated or better attic insulation materials have been shown to increase the energy efficiency of a home and therefore reduce the costs associated with residential dwelling unit occupancy; and

WHEREAS, the Southwest Florida Water Management District has had a rebate program for the installation of new low-flow toilets in single family homes since the late 1990s; and

WHEREAS, this rebate program has seen its participation numbers decline over the past few years. The numbers indicate that participation in the program has most likely reached its saturation point; and

WHEREAS, maps of program participation show low numbers in areas of predominately low income housing stock, such as the Midtown area; and

WHEREAS, the City has a stated goal of increasing the provision of affordable housing stock within the City and becoming a more sustainable and green-friendly City;

WHEREAS, the City believes that a mandatory requirement shall be a more effective means of accomplishing full adoption of these energy efficient technologies, which in turn supports the goals of the City as stated above; now therefore,

THE CITY OF ST. PETERSBURG, FLORIDA DOES ORDAIN:

Section 1. The St. Petersburg City Code Section 8-63 is hereby amended to add the following definition:

Low-Flow Toilet shall mean a toilet with a maximum flow rate or quantity of 1.6 gallons per flush.

Section 2. The St. Petersburg City Code Section 8-163 is hereby amended to read as follows:
Sec. 8-163. - Plumbing systems and equipment.

No person shall occupy, let to another for occupancy or allow another person to occupy any dwelling unit for the purpose of living, sleeping, cooking or eating therein, which does not comply with the following requirements:

(1) All plumbing facilities and fixtures shall be connected to the public sewer system. All water shall be supplied through the public potable water supply.

(2) Each dwelling unit shall have a specific kitchen area and shall have hot and cold running water supplied to the kitchen area.

(3) Each dwelling unit shall have a sink, counter, and space for a stove installed in accordance with the Florida Building Code.

(4) Each dwelling unit shall have a bathroom area which shall be connected to a hot and cold running water supply and shall contain a lavatory, a low-flow toilet, bathtub or shower. The bathroom area must be enclosed as a self-contained room.

(5) All plumbing fixtures shall be maintained in a state of good repair and good working order.

(6) All required plumbing fixtures shall be located within the dwelling unit and be accessible to the occupants thereof.

Section 3. The St. Petersburg City Code Section 8-167 is hereby amended to read as follows:

Sec. 8-167. - Air and water heating, Insulation

No person shall occupy, let to another for occupancy, or allow another person to occupy any dwelling or dwelling unit which does not comply with the following requirements:

(1) Each dwelling unit which is held out to the public for the purpose of providing living or rooming quarters shall be equipped with permanent heating equipment, which shall be capable of safely and adequately heating to a minimum air temperature of 68 degrees Fahrenheit, measured three feet above the floor. The heating equipment shall be installed and maintained in accordance with all the applicable provisions of the codes governing the installation of such heating equipment. Wood or coal burning fireplaces are not considered permanent heating equipment for the purposes of this article.

(2) Each dwelling or dwelling unit shall have a hot water heater or be supplied by a central hot water system capable of supplying hot water when being used to the kitchen sink, lavatory and the tub or shower, heated to a temperature of not less than 120 degrees Fahrenheit. The water heater or central supply unit shall be installed and maintained in good working condition. No open-flame water heater shall be installed in a room used or designed to be used for sleeping or closet purposes or any bathroom or under any stairway.

(3) Heating appliances and facilities shall be maintained in a safe and good working condition.
(4) When any rooming unit or dwelling unit is equipped with permanent heating equipment which supplies more than one rooming unit or dwelling unit with heat, the gas, oil, electricity or other energy source for such permanent heating equipment shall either be metered separately and individually for each such rooming unit or dwelling unit in such a manner as to permit the occupant to solely control and operate such permanent heating equipment; or alternatively, such permanent heating equipment shall be equipped with and connected to a constant supply of gas, oil, electricity or other energy source provided by the person holding out the dwelling unit or rooming unit to the public for the purpose of providing living or rooming quarters.

(5) It shall be unlawful for any owner to effect termination of any public utility service to any tenant unless such owner shall first give notice at least three days prior to effecting such termination of any or all public utility service (or such greater period as required by law). Such notice shall be accomplished by giving written notice to the tenant whose utility service is sought to be terminated or, in said tenant's absence, by posting such written notice on the entrance to the dwelling unit.

(6) Each dwelling or dwelling unit shall have installed attic insulation rated R-30 or better. If the available roof space is such that R-30 rated insulation cannot be placed, an example being flat roofed structures, the dwelling or dwelling unit shall have installed the highest rated insulation that can fit in the roof space.

Section 4. As used in this ordinance, language appearing in struck-through type is language to be deleted from the City Code, and underlined language is language to be added to the City Code, in the section, subsection, or other location where indicated. Language in the City Code not appearing in this ordinance continues in full force and effect unless the context clearly indicates otherwise. Sections of this ordinance that amend the City Code to add new sections or subsections are generally not underlined.

Section 5. The provisions of this ordinance shall be deemed to be severable. If any provision of this ordinance is determined unconstitutional or otherwise invalid, such determination shall not affect the validity of any other provisions of this ordinance.

Section 6. In the event this Ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto this Ordinance, in which case this Ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this Ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

Approved as to form and content:

________________________
City Attorney or Designee
City of St. Petersburg  
Youth Services Committee Report  
Thursday, October 26, 2017  
3:30 p.m.

Room 100

Members and Alternates: Council Members Lisa Wheeler-Bowman (Chair), Amy Foster (Vice Chair), Charlie Gerdes, and Steve Kornell; Alternate – Karl Nurse

Support Staff: Mike Jefferis, Parks and Recreation Director

A. Call to Order and Roll Call – Council Member Lisa Wheeler-Bowman, Committee Chair
   The meeting was called to order by Chair Wheeler-Bowman. Council Members in attendance were Amy Foster, Charlie Gerdes, Steve Kornell, and Karl Nurse.

B. Approval of minutes for Youth Services Committee – July 20, 2017
   The minutes for the meeting of July 20, 2017 were deferred for approval until the next meeting.

C. Agenda Items

1. Education and Community Engagement Director Leah McRae introduced a new program to the Youth Services Committee entitled the Youth Program Development Grant. She explained how City Administration is currently developing a grant process, which is the fourth phase of the My Brother’s and Sister’s Keeper initiative, intended to serve all of St. Petersburg’s youth. This grant would provide funds ranging from $1,500 to $25,000 for qualified organizations that serve at-risk youth. A Grant Review Committee, comprised of citizens representing each city district and one mayoral appointee, would be established to determine which groups will be selected to receive funding and the amount of funding to be awarded. City staff will serve in a support capacity only. The pecuniary resources to finance the grant will come from the Department of Urban Affairs budget.

D. Next Meeting Date – Thursday, January 11, 2018

E. Adjournment – Meeting was adjourned at 4:05 p.m.
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Awarding a contract to Ajax Paving Industries of Florida, LLC, in the amount of $643,057.00, for the construction of SPG-Albert Whitted Airport, Taxiway “C” Rehabilitation. (Engineering Project No. 17040-113; Oracle Project Nos. 15120 and 15617).

Explanation: The Procurement Department received four bids for the rehabilitation of Taxiway “C” at the Albert Whitted Airport. Bids were opened on June 20, 2017, and are tabulated as follows:

<table>
<thead>
<tr>
<th>Bidders</th>
<th>Amount</th>
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<tbody>
<tr>
<td>Ajax Paving Industries of Florida, LLC (North Venice, FL.)</td>
<td>$643,057.00</td>
</tr>
<tr>
<td>JPR Universal Construction, LLC (Clearwater, FL.)</td>
<td>$864,409.05</td>
</tr>
<tr>
<td>Preferred Materials, Inc. (Tampa, FL.)</td>
<td>$907,649.67</td>
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The contractor will provide all labor, material, services, and equipment necessary to reconstruct and rehabilitate 832 linear feet (LF) of Taxiway “C” located between Taxiway “A1” and Taxiway “B”; relocation of one illuminated guidance sign; installation of one new illuminated guidance sign and installation of new navigation lights. This project will enhance operations and safety of the airfield.

FDOT’s 2012 Pavement Management Study of Albert Whitted Airport gave a poor assessment (PCI rating of 23) requiring the need to rehabilitate Taxiway C. Currently, Taxiway C shows signs of severe wear and decay, including alligator cracking, longitudinal and transverse cracking and loose aggregate. Loose aggregate can potentially cause foreign object debris (FOD) hazards from taxiing aircraft. Additionally, due to the pavement depression and severe cracking, pavement is holding rainwater at several locations. This project requires pavement reconstruction consisting of the reclamation of existing surface asphalt and base course to create a reclaimed base and the construction of a new wearing course. Work includes grading, asphalt pavement, pavement striping, airfield lighting and illuminated signs, topsoiling and sodding.

Work includes the following approximate quantities: 8,350 cubic yards (CY) of Cold Recycled Bituminous Base Course; 1,500 tons of Item P-403-1 Hot Mix Asphalitic Concrete Surface Course; 2,000 gallons (Gal.) of Bituminous Prime Coat; 9,300 square feet (SF) of Reflective Pavement Markings; 600 SY of Sodding; 1,950 LF of No. 8 AWG, 5kV L-824-C Cable; 900 LF of #6 Bare Counterpoise Wire; 775 LF of Electrical Conduit, 2-inch Schedule 40 PVC; plus all related Elevated Medium Intensity L.E.D. Taxiway Edge Lights and Illuminated Guidance Signs.

The Procurement Department, in cooperation with the Engineering and Capital Improvements Department and recommends an award to:

Ajax Paving Industries of Florida, LLC (North Venice, FL.)...... $643,057.00
The low bidder, Ajax Paving Industries of Florida, LLC, the lowest responsible and responsive bidder, has met the specifications, terms and conditions of Bid No. 6535 dated May 19, 2017, and has satisfactorily performed other similar projects for St. Petersburg/Clearwater International Airport and street/parking lot resurfacing projects for the City and similar projects for other public entities located in Pinellas, Pasco and Hillsborough. Principals of the firm are James A. Jacob, manager, and Michael Alan Horan, manager.

The contractor will begin work approximately ten (10) days from Notice to Proceed and is scheduled to complete the work within one hundred five (105) consecutive calendar days thereafter.

**Cost/Funding/Assessment Information:** Funding for this project is provided through multiple sources using federal, state and City funds. Federal funding is provided by the Federal Aviation Administration ("FAA") through a single grant that was accepted by the City in August of this year. State funding is provided by the Florida Department of Transportation ("FDOT") through three (3) separate grants that were accepted by the City in April and September of this year. City funds are provided through previously appropriated funds through the Airport Capital Fund (4033) Taxiway C Rehab (Design) Project (15120) and Taxiway C South Ramp Project (15617). Due to FAA grant requirements, only 45.6% of the project scope was deemed to be eligible for federal funding. Fortunately, the City was able to secure additional grant funding from the FDOT to participate in funding the remaining 54.4% of the project area. FAA grants will fund up to ninety percent (90%) of eligible project costs. FDOT grants will fund up to eighty percent (80%) of eligible project costs, including a portion of the City's ten percent (10%) match requirement for FAA-funded projects. Accordingly, the funding for the project is as follows:

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<th>FAA (90% &amp; 0%)</th>
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<th>City (2% &amp; 20%)</th>
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**Attachments:** Resolution

**Approvals:**

[Signature: Administrative]

[Signature: Budget]
A RESOLUTION ACCEPING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO AJAX PAVING INDUSTRIES OF FLORIDA, LLC FOR CONSTRUCTION OF THE SPG-ALBERT WHITTED AIRPORT, TAXIWAY “C” REHABILITATION PROJECT AT A TOTAL COST NOT TO EXCEED $643,057 (ENGINEERING PROJECT NO. 17040-113, ORACLE PROJECT NOS. 15120 AND 15617); AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received four (4) bids for construction of the SPG-Albert Whitted Airport, Taxiway “C” Rehabilitation Project pursuant to Bid No. 6535 dated May 19, 2017; and

WHEREAS, Ajax Paving Industries of Florida, LLC has met the specifications, terms and conditions of Bid No. 6535; and

WHEREAS, the Procurement Department with cooperation from the Engineering and Capital Improvements Department recommends approval of this resolution.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the bid is hereby accepted and the award of an agreement to Ajax Paving Industries of Florida, LLC for construction of the SPG-Albert Whitted Airport, Taxiway “C” Rehabilitation Project at a total cost not to exceed $643,057 is hereby approved.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate this transaction.

This resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:

City Attorney (Designee)

00345504
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Approving a three-year blanket purchase agreement with Stan Weeks & Associates, Inc. and All About Hauling, Inc. for road and landscape materials for the Stormwater Pavement and Traffic Operations Department and the Parks and Recreation Department, at a total contract amount of $600,000.

Explanation: The Procurement Department received four bids for road and landscape materials. The suppliers will furnish and deliver various grades of limestone, sand, and shell used to maintain streets and alleys. The suppliers will also furnish and deliver red clay and sand for the sport facilities.

The Procurement Department, in cooperation with the Stormwater Pavement and Traffic Operations Department and the Parks and Recreation Department, recommend for award:

Road and Landscape Materials .......................................................... $600,000
(Three-years @ $200,000 per year)

Stan Weeks & Associates, Inc. (Fort Pierce, FL)
All About Hauling, Inc. (Palmetto, FL)

Stan Weeks & Associates, Inc. and All About Hauling, Inc., the lowest responsive and responsible bidders, have met the terms and conditions of Bid No. 6595, dated August 17, 2017. Stan Weeks & Associates, Inc. is headquartered in Fort Pierce, FL, and has been in business since 1963. All About Hauling, Inc. is headquartered in Palmetto, FL and has been in business since 2004. Both have satisfactorily provided these services for the City in the past. This agreement will be effective through October 31, 2020, with one, two-year renewal option. A blanket purchase agreement will be issued and will be binding only for actual services rendered.

Cost/Funding/Assessment Information: Funds have been previously appropriated in the General Fund (0001).

Attachments: Bid Tabulation
Resolution

Approvals:

[Signature]
Administrative

[Signature]
Budget
### City of St. Petersburg

#### Bid Tabulation

**Procurement and Supply Management**

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<td>$9,840.00</td>
<td>$23.87</td>
<td>$11,935.00</td>
<td>$23.18</td>
<td>$11,590.00</td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Sand, White Diamond</td>
<td>2,200</td>
<td>TON</td>
<td>$20.00</td>
<td>$44,000.00</td>
<td>$26.00</td>
<td>$57,200.00</td>
<td>$33.75</td>
<td>$74,250.00</td>
<td></td>
<td></td>
</tr>
<tr>
<td>6</td>
<td>Shell, Oyster: Medium 1&quot; - 2&quot;, Washed</td>
<td>50</td>
<td>TON</td>
<td>$38.00</td>
<td>$1,800.00</td>
<td>$39.37</td>
<td>$1,968.50</td>
<td>$42.00</td>
<td>$2,100.00</td>
<td></td>
<td></td>
</tr>
<tr>
<td>7</td>
<td>Sand, Volleyball quality</td>
<td>600</td>
<td>TON</td>
<td>$18.00</td>
<td>$10,800.00</td>
<td>$18.88</td>
<td>$11,328.00</td>
<td>$26.13</td>
<td>$15,678.00</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td><strong>Grand Total</strong></td>
<td></td>
<td></td>
<td></td>
<td><strong>$16,250.00</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td><strong>$280,868.00</strong></td>
<td></td>
</tr>
</tbody>
</table>
A RESOLUTION ACCEPTING THE BIDS AND APPROVING THE AWARD OF THREE-YEAR BLANKET PURCHASE AGREEMENTS TO STAN WEEKS & ASSOCIATES, INC. AND ALL ABOUT HAULING, INC. FOR ROAD AND LANDSCAPE MATERIALS FOR THE STORMWATER PAVEMENT AND TRAFFIC OPERATIONS DEPARTMENT AND THE PARKS AND RECREATION DEPARTMENT FOR A TOTAL AMOUNT NOT TO EXCEED $600,000.00 FOR THE INITIAL TERM OF THESE AGREEMENTS; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received four (4) bids for road and landscape materials pursuant to Bid No. 6595, dated August 17, 2017; and

WHEREAS, Stan Weeks & Associates, Inc. and All About Hauling, Inc. have met the specifications, terms and conditions of Bid No. 6595; and

WHEREAS, these agreements will be effective through October 31, 2020 with a one (1) two-year renewal option, subject to City Council approval; and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the Stormwater Pavement and Traffic Operations Department and the Parks and Recreation Department recommends approval of this resolution.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bids are hereby accepted and the award of three-year blanket purchase agreements to Stan Weeks & Associates, Inc. and All About Hauling, Inc., for road and landscape materials for the Stormwater Pavement and Traffic Operations Department and the Parks and Recreation Department at a total contract amount not to exceed $600,000.00 for the initial term of these agreements are hereby approved.

BE IT FURTHER RESOLVED that the Mayor or his designee is hereby authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

LEGAL:

[Signature]
City Attorney (Designee)
00345506
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Approving a three-year blanket purchase agreement with Johnson Controls, Inc. for HVAC Maintenance and Repair Services for the Real Estate and Property Management Department, at a total contract amount of $460,593.

Explanation: The Procurement Department received two bids for full coverage HVAC maintenance and repair services for City Hall, City Hall Annex and the Municipal Services Center. The bids were opened on September 28, 2017, and are tabulated as follows:

<table>
<thead>
<tr>
<th>Bidders</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Johnson Controls, Inc.</td>
<td>$460,593</td>
</tr>
<tr>
<td>Tampa Bay System Sales, dba Tampa Bay Trane</td>
<td>$756,468</td>
</tr>
</tbody>
</table>

The contractor will provide a full-coverage operation and maintenance service that includes comprehensive preventive maintenance, repair and emergency services, centrifugal chiller and water treatment services, annual cleaning of grilles, coils and cooling towers, replacement of parts, and warranty service. The vendor will also provide spot cooler rentals in the event of a system failure.

The Procurement Department, in cooperation with the Real Estate and Property Management Department, recommends for award:

Johnson Controls, Inc. (Milwaukee, WI).................................................................$ 460,593
(Three-years @ $153,531 per year)

Johnson Controls, Inc. the lowest and responsible bidder, has met the terms and conditions of Bid No. 6575, dated September 7, 2017. The company is headquartered in Milwaukee, WI, and has been in business since 1957. It has satisfactorily provided these services for the City in the past. This agreement will be effective through October 31, 2020, with a two-year renewal option. A blanket purchase agreement will be issued and will be binding only for actual services rendered.

Cost/Funding/Assessment Information: Funds are available in the Municipal Office Building Fund (5005).

Attachments: Bid Tabulation
Resolution

Approvals:
## IFS No. 6575 Full Coverage HVAC Service at MSC, City Hall and City Hall Annex

Neal Jones
City of St. Petersburg

### Bid Tabulation
Procurement and Supply Management

<table>
<thead>
<tr>
<th>Item</th>
<th>Description</th>
<th>Qty.</th>
<th>UOM</th>
<th>Unit Price</th>
<th>Extended Price</th>
<th>Unit Price</th>
<th>Extended Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>City Hall</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>a.</td>
<td>Operation and Maintenance</td>
<td>36 MONTH</td>
<td></td>
<td>$3,557.00</td>
<td>$129,052.00</td>
<td>$6,916.00</td>
<td>$249,970.00</td>
</tr>
<tr>
<td>b.</td>
<td>Water Treatment</td>
<td>36 MONTH</td>
<td></td>
<td>$2,342.00</td>
<td>$84,224.00</td>
<td>53.00</td>
<td>1,908.00</td>
</tr>
<tr>
<td></td>
<td>Sub-Total</td>
<td></td>
<td></td>
<td></td>
<td>$130,276.00</td>
<td></td>
<td>$250,878.00</td>
</tr>
<tr>
<td>2</td>
<td>City Hall Annex</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>a.</td>
<td>Operation and Maintenance</td>
<td>36 MONTH</td>
<td></td>
<td>$125.00</td>
<td>$4,500.00</td>
<td>$83.00</td>
<td>$31,788.00</td>
</tr>
<tr>
<td></td>
<td>Sub-Total</td>
<td></td>
<td></td>
<td></td>
<td>$4,500.00</td>
<td></td>
<td>$31,788.00</td>
</tr>
<tr>
<td>3</td>
<td>Municipal Services Center</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>a.</td>
<td>Operation and Maintenance</td>
<td>36 MONTH</td>
<td></td>
<td>$8,270.00</td>
<td>$297,720.00</td>
<td>$11,291.00</td>
<td>$406,476.00</td>
</tr>
<tr>
<td>b.</td>
<td>Water Treatment</td>
<td>36 MONTH</td>
<td></td>
<td>$472.00</td>
<td>$16,992.00</td>
<td>396.00</td>
<td>14,256.00</td>
</tr>
<tr>
<td>c.</td>
<td>Maintenance, Centrifugal Chillers, 36 Months, (Approved CSP)</td>
<td>1 TOTAL</td>
<td></td>
<td>$135,106.00</td>
<td>$135,106.00</td>
<td>98,064.00</td>
<td>98,064.00</td>
</tr>
<tr>
<td>d.</td>
<td>Deductive Alternate Option 1: Chiller Maintenance Excluding Major Replacement Parts</td>
<td>1 TOTAL</td>
<td></td>
<td>($93,886.00)</td>
<td>($93,886.00)</td>
<td>($105,000.00)</td>
<td>($105,000.00)</td>
</tr>
<tr>
<td>e.</td>
<td>Deductive Alternate Option 2: MERV 8's changed once per month.</td>
<td>36 MONTH</td>
<td></td>
<td>($124,146.00)</td>
<td>($45,000.00)</td>
<td>($1,250.00)</td>
<td>($45,000.00)</td>
</tr>
<tr>
<td>f.</td>
<td>Additive Alternate Option 3: MERV 13's changed every two weeks.</td>
<td>36 MONTH</td>
<td></td>
<td>$7,566.00</td>
<td>$275,976.00</td>
<td>0.00</td>
<td>288,000.00</td>
</tr>
<tr>
<td>g.</td>
<td>Additive Alternate Option 4: MERV 13's changed monthly.</td>
<td>36 MONTH</td>
<td></td>
<td>$4,362.00</td>
<td>$167,832.00</td>
<td>4,000.00</td>
<td>144,000.00</td>
</tr>
<tr>
<td></td>
<td>Sub-Total</td>
<td></td>
<td></td>
<td></td>
<td>$675,624.00</td>
<td></td>
<td>$800,796.00</td>
</tr>
<tr>
<td>4</td>
<td>Add all Sub-Totals for Sites Listed on Lines 1, 2, 3 and 4</td>
<td></td>
<td></td>
<td></td>
<td>$810,516.00</td>
<td></td>
<td>$1,083,468.00</td>
</tr>
<tr>
<td></td>
<td>2%10, Net 30 Discount</td>
<td></td>
<td></td>
<td></td>
<td>0.00</td>
<td>21,669.36</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Grand Total</td>
<td></td>
<td></td>
<td></td>
<td>$810,516.00</td>
<td></td>
<td>$1,061,798.64</td>
</tr>
</tbody>
</table>

### A. EXCLUDED REPAIR SERVICES

1. Labor Rate:
   - Hourly Rate, Monday through Friday, 8:00 a.m. to 5:00 p.m.
     - 1 HR | $88.00 | $99.00 |
   - Hourly Rate, Monday through Friday (after hours) 5:01 p.m. to 7:59
     - 1 a.m. | $122.00 | $130.00 |
   - c. Hourly Rate, Saturday, Sunday, Holiday
     - 1 HR | $122.00 | $130.00 |

2. DAILY RENTAL
   - 1 Spot Cooler, 115V/1, 16,800 BTU/HR
     - 1 DAY | $375.00 | $325.00 |
   - 2 Spot Cooler, 208v/2030V/1, 34,000 BTU/HR
     - 1 DAY | $610.00 | $540.00 |
   - 3 Spot Cooler, 208v/2030V/1, 36,000 BTU/HR
     - 1 DAY | $800.00 | $800.00 |
   - 4 Spot Cooler, 208v/2030V/1, 58,500 BTU/HR
     - 1 DAY | $1,230.00 | $1,000.00 |
   - 5 Fee, Set-up/Tear-down
     - 1 SPOT COOLER | $190.00 | $150.00 |

Award Pending
A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF A THREE-YEAR BLANKET PURCHASE AGREEMENT TO JOHNSON CONTROLS, INC., FOR HVAC MAINTENANCE AND REPAIR SERVICES FOR THE REAL ESTATE AND PROPERTY MANAGEMENT DEPARTMENT FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED $460,593.00 FOR THE INITIAL TERM; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received two (2) bids for the HVAC Maintenance and Repair Services pursuant to Bid No. 6575, dated September 7, 2017; and

WHEREAS, Johnson Controls, Inc. has met the specifications, terms and conditions of Bid No. 6575; and

WHEREAS, funds are available in the Municipal Office Building Fund (5005); and

WHEREAS, this agreement will be effective through October 31, 2020, with a two-year renewal option, subject to City Council approval; and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the Real Estate and Property Management Department recommends approval of this resolution.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is hereby accepted and the award of a three-year blanket purchase agreement to Johnson Controls, Inc. for HVAC Maintenance and Repair Services for a total contract amount not to exceed $460,593.00 for the initial term is hereby approved.

BE IT FURTHER RESOLVED that the Mayor or his designee is hereby authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

LEGAL:

[Signature]
City Attorney (Designee)
00345507
Subject: Accepting a bid from New Vista Builders Group LLC, for the Jamestown Apartments and Townhomes Renovations, Phase 3F Project, in the amount of $452,000 (Engineering Project No.16203-519, Oracle Project No. 15114); and providing an effective date.

Explanation: The Procurement Department received one bid for Jamestown Apartments and Townhomes Renovations. The bid was opened on September 28, 2017, and is tabulated as follows:

<table>
<thead>
<tr>
<th>Bidder</th>
<th>Bid Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>New Vista Builders Group LLC (Tampa)</td>
<td>$452,000</td>
</tr>
</tbody>
</table>

The work consists of furnishing all labor, materials, tools, equipment and services necessary to fully renovate two (2) vacant units and partially renovate three (3) occupied units at the Jamestown Apartments and Townhomes ("Jamestown"). The work includes two (2) vacant units receiving a full renovation, which includes a new kitchen (cabinets, appliances and water-saver plumbing fixtures); new bathrooms with new tile, tub, vanity, medicine cabinet, water saver fixtures and toilets; new electrical service panels with arc fault circuitry, vinyl plank flooring in the living areas and carpet in the bedrooms; a new energy efficient hot water heater; repairing and retexturing of walls and ceilings; new paint throughout, all new interior and exterior doors and hardware; all new impact resistant low-e windows and new impact resistant "French" style doors. Work at the three (3) units receiving a partial renovation includes new electrical service panels with arc fault circuitry; all new interior and exterior doors and hardware, all new impact resistant low-e windows, and new impact resistant "French" style doors.

Jamestown is located just west of the Dwight H. Jones Neighborhood Center at 1050 Third Avenue North and south of Unity Park. Fifty-Five (55) units were constructed in 1976 and twenty-one (21) new units were constructed in 2008. Eight (8) units were fully renovated in Phase 1. An additional eight (8) units were partially renovated in Phase 2. Eight (8) units were fully renovated as part of Phases 3A and 3B. Four (4) units were renovated in Phase 3C; five (5) units in Phase 3D and six (6) units in Phase 3E. The five (5) units that are being renovated in Phase 3F are located at 1159 Third Terrace North; 1129, 1186 and 1211 and 1253 Third Avenue North.

At the completion of Phase 3F, a total of thirty-six (36) units will have been fully renovated. All of the remaining nineteen (19) units will need a full renovation.

The contractor will begin work approximately 10 calendar days from written Notice to Proceed and is scheduled to complete the work within 120 consecutive calendar days thereafter.

The Procurement Department, in cooperation with the Engineering and Capital Improvements Department, recommends an award to:

New Vista Builders Group LLC (Tampa)............................... $452,000

New Vista Builders Group LLC, the lowest responsible and responsive bidder, has met the specifications, terms and conditions of IFB No. 6635. They have satisfactorily completed similar work for the City, including the Phase 3B of Jamestown Apartment Renovations. The principals of New Vista Builders Group LLC are Matthew Carlson, manager member, and Lazaro Fernandez, manager member.
Cost/Funding/Assessment Information: Funds have been previously appropriated in the City Facilities Capital Improvements Fund (3031), (Engineering Project No. 16203-519; Oracle No. 15114).

Attachments: Bid Tabulation
             Resolution

Approvals:  

[Signatures]
## BID TABULATION

**Jamestown Apartments Renovations - Phase 3-F**  
**Project No.: 16203-519**  
**Bid Date: September 28, 2017**

**New Vista Builders Group, LLC**

4906 N. Manhattan Ave.  
Tampa, FL 33614

<table>
<thead>
<tr>
<th>Item No.</th>
<th>Description</th>
<th>Unit</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Base Bid - All Construction Work included in Contract Documents for Project No. 16203-519 for Units 1129, 1159, 1186, 1211 and 1253</td>
<td></td>
<td>$ 418,000.00</td>
</tr>
<tr>
<td>2</td>
<td>Allowance for Permit Costs</td>
<td></td>
<td>$ 4,000.00</td>
</tr>
<tr>
<td>3</td>
<td>Allowance for Unforeseen Conditions/Contract Amendments</td>
<td></td>
<td>$ 30,000.00</td>
</tr>
<tr>
<td></td>
<td><strong>Subtotal: BASE BID</strong></td>
<td>1</td>
<td>$ 452,000.00</td>
</tr>
</tbody>
</table>

**BID TABULATION SUMMARY**

<table>
<thead>
<tr>
<th></th>
<th>Subtotal: BASE BID</th>
<th>Total:</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>$ 452,000.00</td>
<td>$ 452,000.00</td>
</tr>
</tbody>
</table>

**Surety-5% bond -> ICCI Coeçay**

**Award Pending**

This tabulation is a compilation of bid prices and a mathematical check of total totals. The tabulation does not imply that the bid is in conformance with the City's requirements for a responsive bid.
A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO NEW VISTA BUILDERS GROUP LLC FOR THE JAMESTOWN APARTMENTS AND TOWNHOMES RENOVATIONS, PHASE 3F PROJECT FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED $452,000.00; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received one (1) bid for the Jamestown Apartments and Townhomes Renovations Phase 3F Project pursuant to IFB No. 6635, dated August 22, 2017; and

WHEREAS, New Vista Builders Group LLC has met the specifications, terms and conditions of IFB No. 6635; and

WHEREAS, funds needed for this project have been previously appropriated in the City Facilities Capital Improvements Fund (3031); and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the Engineering and Capital Improvements Department recommends approval of this resolution.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is hereby accepted and the award of an agreement to New Vista Builders Group LLC for the Jamestown Apartments and Townhomes Renovations, Phase 3F Project for a total contract amount not to exceed $452,000.00 is hereby approved.

BE IT FURTHER RESOLVED that the Mayor or his designee is hereby authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

LEGAL:

City Attorney (Designee)

00345508
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Accepting a bid from Avatar Construction, Inc. for the Jamestown Apartments and Townhomes Renovations, Phase 3E Project, in the amount of $397,235 (Engineering Project No. 16203-419, Oracle Project No. 15114); and providing an effective date.

Explanation: The Procurement Department received two bids for Jamestown Apartments and Townhomes Renovations. The bids were opened on September 28, 2017, and are tabulated as follows:

<table>
<thead>
<tr>
<th>Bidder</th>
<th>Bid Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Avatar Construction, Inc. (Tampa)</td>
<td>$397,235</td>
</tr>
<tr>
<td>New Vista Builders Group LLC (Tampa)</td>
<td>$472,750</td>
</tr>
</tbody>
</table>

The work consists of furnishing all labor, materials, tools, equipment and services necessary to fully renovate two (2) vacant units and partially renovate four (4) occupied units at the Jamestown Apartments and Townhomes ("Jamestown"). The work includes two (2) vacant units receiving a full renovation, which includes a new kitchen (cabinets, appliances and water-saver plumbing fixtures); new bathrooms with new tile, tub, vanity, medicine cabinet, water-saver fixtures and toilets; new electrical service panels with arc fault circuitry, vinyl plank flooring in the living areas and carpet in the bedrooms; a new energy efficient hot water heater; repairing and retexturing of walls and ceilings; new paint throughout; all new interior and exterior doors and hardware and; all new impact resistant low-e windows and new impact resistant "French" style doors. Work at the four (4) units receiving a partial renovation includes new electrical service panels with arc fault circuitry; all new interior and exterior doors and hardware; all new impact resistant low-e windows; and new impact resistant "French" style doors.

Jamestown is located just west of the Dwight H. Jones Neighborhood Center at 1050 Third Avenue North and south of Unity Park. Fifty-Five (55) units were constructed in 1976 and twenty-one (21) new units were constructed in 2008. Eight (8) units were fully renovated in Phase 1. An additional eight (8) units were partially renovated in Phase 2. Eight (8) units were fully renovated as part of Phases 3A and 3B. Four (4) units were renovated in Phase 3C and five (5) units in Phase 3D. The six (6) units that are being renovated in Phase 3E are located at 1117, 1153 and 1155 Third Terrace North; 1120, 1154 and 1217 Third Avenue North.

At the completion of Phase 3E, a total of thirty-one (31) units will have been fully renovated. All of the remaining twenty-four (24) units will need a full renovation.

The contractor will begin work approximately 10 calendar days from written Notice to Proceed and is scheduled to complete the work within 120 consecutive calendar days thereafter.

The Procurement Department, in cooperation with the Engineering and Capital Improvements Department, recommends an award to:

Avatar Construction, Inc. (Tampa) .................. $397,235

Avatar Construction, Inc., the lowest responsible and responsive bidder, has met the specifications, terms and conditions of IFB No. 6634. They have satisfactorily completed similar work for the City, including Phases 2, 3A, 3C and 3D of Jamestown Apartment Renovations. The principal of Avatar Construction Inc. is Jayantilal Patel, president.
**Cost/Funding/Assessment Information:** Funds have been previously appropriated in the City Facilities Capital Improvements Fund (3031), (Engineering Project No. 16203-419; Oracle No. 15114).

**Attachments:** Bid Tabulation
Resolution

**Approvals:**

[Signature]
Administrative

[Signature]
Budget
### BID TABULATION

**Jamestown Apartments Renovations - Phase 3-E**

**Project No.:** 16203-419  
**Bid Date:** September 28, 2017

#### Item Description

<table>
<thead>
<tr>
<th>Item No.</th>
<th>Description</th>
<th>Avatar Construction, Inc.</th>
<th>New Vista Builders Group, LLC</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>2002 N. Village Ave.</td>
<td>4906 N. Manhattan Ave.</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Tampa, FL 33647</td>
<td>Tampa, FL 33614</td>
</tr>
</tbody>
</table>

#### Totals

<table>
<thead>
<tr>
<th></th>
<th>Avatar Construction, Inc.</th>
<th>New Vista Builders Group, LLC</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total</td>
<td>$392,290.30</td>
<td>$472,750.00</td>
</tr>
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</table>

#### BASE BID

<table>
<thead>
<tr>
<th>Item No.</th>
<th>Description</th>
<th>Quantity</th>
<th>Unit $</th>
<th>Total $</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Base Bid - All Construction Work included in Contract Documents for Project No. 16203-419 for Units 1117, 1120, 1153, 1154, 1155, and 1217</td>
<td>1</td>
<td>LS $ 352,235.00</td>
<td>$352,235.00</td>
</tr>
<tr>
<td>2</td>
<td>Allowance for Permit Costs</td>
<td>1</td>
<td>LS $ 5,000.00</td>
<td>$5,000.00</td>
</tr>
<tr>
<td>3</td>
<td>Allowance for Unforeseen Conditions/Contract Amendments</td>
<td>1</td>
<td>LS $ 40,000.00</td>
<td>$40,000.00</td>
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</tbody>
</table>

**Subtotal: BASE BID**

<table>
<thead>
<tr>
<th></th>
<th>Avatar Construction, Inc.</th>
<th>New Vista Builders Group, LLC</th>
</tr>
</thead>
<tbody>
<tr>
<td>Subtotal</td>
<td>$397,235.00</td>
<td>$472,750.00</td>
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</tbody>
</table>

#### BID TABULATION SUMMARY

<table>
<thead>
<tr>
<th></th>
<th>Avatar Construction, Inc.</th>
<th>New Vista Builders Group, LLC</th>
</tr>
</thead>
<tbody>
<tr>
<td>Subtotal</td>
<td>$392,290.30</td>
<td>$472,750.00</td>
</tr>
<tr>
<td>2%/10, Net 15 Discount</td>
<td>$7,944.70</td>
<td>0</td>
</tr>
<tr>
<td>Total</td>
<td>$384,345.30</td>
<td>$472,750.00</td>
</tr>
</tbody>
</table>

---

*Award Pending*

This tabulation is a compilation of bid prices and a mathematical check of bid totals. The tabulation does not imply that the bid is in conformance with the City’s requirements for a responsive bid.
A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO AVATAR CONSTRUCTION, INC. FOR THE JAMESTOWN APARTMENTS AND TOWNHOMES RENOVATIONS, PHASE 3E PROJECT AT A TOTAL COST NOT TO EXCEED $397,235 (ENGINEERING PROJECT NO. 16203-419, ORACLE PROJECT NO. 15114); AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received two bids for the Jamestown Apartments and Townhomes Renovations, Phase 3E Project pursuant to IFB No. 6634, dated August 22, 2017; and

WHEREAS, Avatar Construction, Inc. has met the specifications, terms and conditions of IFB No. 6634; and

WHEREAS, the Procurement Department in cooperation with the Engineering & Capital Improvements Department recommends approval of this resolution.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is hereby accepted and the award of an agreement to Avatar Construction, Inc. for the Jamestown Apartments and Townhomes Renovations, Phase 3E Project at a total cost not to exceed $397,235 is hereby approved.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:

City Attorney (Designee)

00345477
SAINT PETERSBURG CITY COUNCIL
Consent Agenda
Meeting of November 2, 2017

To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Accepting a proposal from Bottling Group, LLC dba, Pepsi Beverages Company, for a beverage vending agreement for the Parks and Recreation Department, Library, and Golf Courses at a five-year contract amount of $200,000.

Explanation: The Procurement Department received two proposals for the beverage vending agreement, including beverages for resale. The two proposals and respective annual re-sale beverage pricing was received from:

<table>
<thead>
<tr>
<th>Offerors</th>
<th>Amount/Yr.</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Bottling Group, LLC, dba Pepsi Beverages Company</td>
<td>$19,513.00</td>
</tr>
<tr>
<td>2. Coca-Cola Beverages Florida</td>
<td>$36,560.25</td>
</tr>
</tbody>
</table>

The proposals were evaluated by a cross-functional team from Parks and Recreation, Library, and Golf Courses. They Included:

Jeffery Hollis, Director, Golf Courses
Lynn Bittner, Manager, Recreation Programs, Parks and Recreation
Linda Branson, Library Support Services Coordinator, Library
Chris Wolfe, Recreation Supervisor, Parks and Recreation

The proposals were evaluated on the following criteria:

- Qualifications of the firm
- Proposal
- Revenue Schedule and In-Kind Donations
- Re-Sale Pricing
- Experience, resources, and personnel

The vendor will provide all products and equipment for dispensing non-alcoholic vend and fountain drinks such juice, water, sports drinks, tea, and carbonated beverages, at parks, golf courses, libraries, and recreational facilities. They will also provide case quantities of beverages at discounted prices for re-sale.

In addition, the vendor will provide cash contributions and other in-kind non-cash donations, such as scoreboard maintenance and beverages for events. Under this agreement, annual commissions from beverage sales from provided vending machines will be approximately $46,830, based on estimated consumption. Additional cash contributions, non-cash contributions, product donations, and loaned equipment (excluding vending equipment) are valued at a minimum of $16,546.50 annually based on the revenue schedule provided in the proposal response.

The Procurement Department, in cooperation with the Parks and Recreation Department, Library, and Golf Courses, recommend for award:

Bottling Group, LLC, dba Pepsi Beverages Company (St. Petersburg)...........$200,000
(Five-years @ $40,000 per year)

Bottling Group, LLC, dba Pepsi Beverages Company, has met the requirements of RFP No. 6549 dated June 25, 2017. Bottling Group, LLC dba, Pepsi Beverages Company, Inc. was determined to be most advantageous to the City, taking into consideration price and the evaluation factors set forth in the RFP. They have satisfactorily provided these services for the City in the past. During the past year, the current beverage vending agreement generated approximately $40,000 in commission revenue for the vending

Continued on Page 2
sites and the City spent approximately $40,000 on beverages for resale. This agreement will be in effect through October 31, 2022 with two, two-year renewal options. A blanket purchase agreement will be issued and will be binding only for actual supplies purchased.

Cost/Funding/Assessment Information: Funds have been previously appropriated in the General Fund (0001) and the Golf Course Operating Fund (4061).

Attachments: Evaluation Committee Minutes (3 pages) Technical Evaluation Report (3 pages) Resolution

Approvals:  

Shy - K. McBee  Stacy P. Kee

By: Administrative Budget
City of St. Petersburg
Evaluation Committee Meeting Agenda
Procurement and Supply Management

Title: RFP No. 6549: Beverage Vending Agreement
Meeting Date: Friday, July 14, 2017
Time: 9:30 a.m.
Place: Municipal Services Center, One 4th Street North, CR500, St. Petersburg, FL

Agenda Item | Discussion/Action Taken
---|---
1. Introductions | Committee members in attendance: Jeff Hollis, Lynn Bittner, Chris Wolfe, Linda Branson
a. Public Comments (if needed) | Staff: Dawn Fisher
b. Florida's Open Meeting Law – FS 286.011 [Fisher] | No members of public in attendance
c. Prohibited Communication - AP #050100 [Fisher] | Lynn Bittner chosen as Chairperson
d. Selection of Chairperson (Committee) |

2. Evaluations of Proposals (Strengths and Weaknesses) | Motion by: Jeff Hollis to send list of Coca-Cola Beverages Florida exceptions to Legal for review before deciding on presentations. Seconded by: Chris Wolfe Votes: Affirmative (4)
1. Bottling Group dba Pepsi Beverages Company |
2. Coca-Cola Beverages Florida |

3. Rank/Short-list |
4. Oral Presentation |
5. Clarifications/Questions |
6. Adjournment | Meeting Adjourned at 10:35 am

Rev (8/16)
City of St. Petersburg  
Evaluation Committee Meeting Agenda  
Procurement and Supply Management  

Title:  
Meeting Date: RFP No. 6549: Beverage Vending Agreement  
Meeting Date: Wednesday, August 9, 2017  
Time: 1:30 p.m.  
Place: Municipal Services Center, One 4th Street North, CR500, St. Petersburg, FL  

<table>
<thead>
<tr>
<th>Agenda Item</th>
<th>Discussion/Action Taken</th>
</tr>
</thead>
</table>
| 1. Introductions | Committee members in attendance: Jeff Hollis, Lynn Bittner, Chris Wolfe, Linda Branson  
Staff: Dawn Fisher |
| a. Public Comments |  
| b. Florida’s Open Meeting Law – FS 286.011 [Fisher] |  
| c. Prohibited Communication - AP #050100 [Fisher] |  
| d. Introduction of Chair – Lynn Bittner |  
| 2. Clarification of exceptions | Motion by: Jeff Hollis to send list of clarification questions to Bottling Group dba Pepsi Beverages Company.  
Seconded by: Chris Wolfe  
Votes: Affirmative (4) |
| a. Letter to Coca-Cola Beverages Florida |  
| b. Response from Coca-Cola Beverages Florida |  
| 3. Short-list |  
| 4. Oral Presentation | Motion by: Chris Wolfe to schedule presentation with Bottling Group dba Pepsi Beverages Company.  
Seconded by: Jeff Hollis  
Votes: Affirmative (4) |
| a. Motion to proceed with presentations |  
| b. Date and time |  
| c. Information requested for presentations |  
| d. Questions for presenters |  
| 5. Adjournment | Meeting Adjourned: 1:55 pm |
# Evaluation Committee Meeting Agenda

**Procurement and Supply Management**

**Title:** RFP No. 6549: Beverage Vending Agreement  
**Meeting Date:** Friday, August 25, 2017  
**Time:** 2:00 p.m.  
**Place:** Municipal Services Center, One 4th Street North, CR500, St. Petersburg, FL

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<table>
<thead>
<tr>
<th>Agenda Item</th>
<th>Discussion/Action Taken</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Introductions</td>
<td>Committee members in attendance: Jeff Hollis, Lynn Bittner, Chris Wolfe, Linda Branson. Staff: Dawn Fisher. No members of public in attendance.</td>
</tr>
<tr>
<td>a. Public Comments</td>
<td></td>
</tr>
<tr>
<td>b. Florida's Open Meeting Law – FS 286.011 [Fisher]</td>
<td></td>
</tr>
<tr>
<td>c. Prohibited Communication - AP #050100 [Fisher]</td>
<td></td>
</tr>
<tr>
<td>d. Introduction of Chair – Lynn Bittner</td>
<td></td>
</tr>
<tr>
<td>a. Review of presentation</td>
<td></td>
</tr>
<tr>
<td>b. Questions</td>
<td></td>
</tr>
<tr>
<td>c. Award</td>
<td></td>
</tr>
<tr>
<td>3. Adjournment</td>
<td>Meeting Adjourned: 2:20 pm</td>
</tr>
</tbody>
</table>
Technical Evaluation
961-53 Beverage Vending Agreement

Summary Work Statement

The City received two proposals for RFP No. 6549: Beverage Vending Agreement. The successful offeror(s) will receive beverage vending and pouring rights which will encompass City operated facilities including recreation centers, swimming pools, golf courses, parks, libraries, and other approved venues. The City will receive a negotiated commission on beverage sales from provided vending machines. In addition the selected offeror will provide support of recreational venues through donations of beverages, scoreboard maintenance, and cash. The Agreement will not include the non-city directed youth athletic programs. The two proposals were received from:

1. Bottling Group dba Pepsi Beverages Company
2. Coca-Cola Beverages Florida

Evaluation Committee

The evaluations of the two proposals were conducted by:

Jeffery Hollis, Director, Golf Courses
Lynn Bittner, Manager, Recreation Programs, Parks and Recreation
Linda Branson, Library Support Services Coordinator, Library
Chris Wolfe, Recreation Supervisor, Parks and Recreation

Evaluation Criteria

The proposals were evaluated based on the following criteria:

- Qualifications of the firm
- Proposal
- Revenue Schedule and In-Kind Donations
- Re-Sale Pricing
- Experience, resources, and personnel

Offerors' Profiles

Below is a profile of each offeror and a summary of the strengths and weaknesses of each offeror as reported after the initial independent review.

Bottling Group dba Pepsi Beverages Company is headquartered in White Plains, New York, and was incorporated in Florida in 1999. The firm has been providing this service locally since 1965 and employs 71 people in locally with 264,000 employees nationwide. Its strengths include:

- Net revenues of $65 billion
- 22 brands
- Sustainability
- Ability to meet the City's plan for healthier options – Hello Goodness brand
- No exceptions to City's agreement
- "Committed to servicing the City"
- Personnel have been with vendor a number of years in different areas
- 40% commission rate, offered to City on dispensed beverages
- Agreed to allow City to determine vending price
- Firm annual pricing and commission

Weaknesses include:
- Initially did not provide general requirements information
- Initially no price or quantity listed for Menu Boards on Appendix A
- Large area to cover
- Issues with past service

The proposal meets the City's requirements.

**Coca-Cola Beverages Florida** is headquartered in Tampa, Florida, and was incorporated in Florida in 2015. The firm has been providing this service locally for 2 years and employs 4,500 people in the distribution area. Its strengths include:

- Largest independently owned
- Well-known brand and variety
- Well-staffed
- High ratings by Advantage
- Sustainability
- Variety of machines – ADA compliant for year built
- Machines have payment options
- Detailed proposal

Weaknesses include:
- Has only been servicing area since 2015
- Did not provide financial statement
- No mention of stocking machines with healthy drinks
- Proposed adjusting the vending prices and/or commission rates “as necessary” to reflect changes in its cost
- 32 exceptions to RFP and agreement considered non-negotiable by Coca-Cola Beverages Florida
- Low commissions of 15% and less favorable donation amounts

The proposal does not meet the City's requirements.

**Short-listing and Oral Presentations**

The proposals were initially evaluated solely on its evaluation criteria established in the RFP. Due to the non-negotiable terms and exceptions from Coca-Cola Beverages Florida, the committee unanimously agreed to remove their proposal from consideration during the August 9, 2017 Evaluation Committee Meeting. On August 25, 2017, the top offeror was invited to make an oral presentation before the Evaluation Committee for the purpose of clarifications and to ensure full
understanding of the City’s requirements. The presentation also enabled the committee to have a full understanding of the offerors’ proposal and response.

Recommendation for Award

On August 25, 2017, the evaluation committee met to evaluate the offer and presentation. The evaluation committee recommended:

<table>
<thead>
<tr>
<th>Rank</th>
<th>Firm</th>
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<tbody>
<tr>
<td>1.</td>
<td>Bottling Group dba Pepsi Beverages Company</td>
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</tbody>
</table>

The offeror has met the requirements of RFP No. 6549 and has been determined to be the most advantageous to the City, taking into consideration price and the evaluation criteria set forth in the RFP.

*Bottling Group dba Pepsi Beverages Company* was selected for the following reasons:

- No exceptions to RFP conditions and resulting agreement
- Ability to meet the City’s plan for healthier options – Hello Goodness brand
- Higher commission rates and donation amounts
- Firm annual pricing and commission

Bottling Group dba Pepsi Beverages Company references have been checked and are satisfactory.

Lynn Bittner, Chair

Jeffrey Hollis, Committee Member

Linda Branson, Committee Member

Chris Wolfe, Committee Member
A RESOLUTION ACCEPTING THE PROPOSAL AND APPROVING THE AWARD OF A FIVE-YEAR AGREEMENT WITH BOTTLING GROUP, LLC D/B/A PEPSI BEVERAGES COMPANY TO PROVIDE BEVERAGE VENDING SERVICES FOR THE PARKS AND RECREATION DEPARTMENT, LIBRARIES, AND GOLF COURSES AT A TOTAL COST NOT TO EXCEED $200,000 FOR THE INITIAL TERM; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department issued RFP No. 6549 on June 29, 2017 for vending agreement services for the Parks and Recreation Department, Libraries, and Golf Courses; and

WHEREAS, the Procurement and Supply Management Department received two (2) proposals in response to this RFP; and

WHEREAS, on August 25, 2017, an evaluation committee (Jeffery Hollis, Lynn Bittner, Linda Branson, and Chris Wolfe) evaluated the proposals from (i) Bottling Group, LLC d/b/a Pepsi Beverages Company, (ii) Coca-Cola Beverages Florida; and

WHEREAS, on August 25, 2017, the evaluation committee selected Bottling Group, LLC d/b/a Pepsi Beverages Company to provide beverage vending services for the Parks and Recreation Department, Libraries, and Golf Courses; and

WHEREAS, Bottling Group, LLC d/b/a Pepsi Beverages Company has met the specifications, terms and conditions of RFP No. 6549; and

WHEREAS, the Procurement & Supply Management Department in cooperation with the Parks and Recreation Department, Libraries, and Golf Courses recommends approval of this resolution; and

WHEREAS, the agreement can be renewed for two (2) two-year renewal periods with City Council approval.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the proposal is hereby accepted and the award of a five-year agreement with Bottling Group, LLC d/b/a Pepsi Beverages Company to provide beverage vending services for the Parks and Recreation Department, Libraries, and Golf Courses at a total cost not to exceed $200,000 for the initial term is hereby approved.
BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate this transaction.

This resolution shall become effective immediately upon its adoption.

LEGAL:

City Attorney (Designee)
00345505
To: The Honorable Darden Rice, Chair, and Members of City Council

Subject: Approving the renewal of a blanket purchase agreement with Eco-Land Design, LLC for outdoor water conservation irrigation evaluation services for the Water Resources Department, for a total contract amount of $162,590.

Explanation: On September 16, 2014, the City entered into a one-year agreement for outdoor water conservation irrigation evaluation services through October 31, 2015. This agreement has three, one-year renewal options. On April 9, 2015, and November 21, 2016, respectively, City Council approved the first and second renewal options. This is the final renewal.

Additional allocation was not requested for the second renewal and is also not requested for this final renewal. The costs for services required through the balance of the agreement will not exceed the previously approved allocation amount.

The vendor provides outdoor water conservation irrigation evaluation services for the City’s Sensible Sprinkling Program. This popular program provides in-ground irrigation evaluation to residential, multi-family, and commercial users of potable, private well, and reclaimed water.

The purpose of this Southwest Florida Water Management District (SWFWMD) grant co-funded program (50%) is to determine efficiency, and make site-specific recommendations, detailing appropriate modifications to enhance efficiency. The program also installs rain sensor devices provided by the City, and completes follow-up evaluations to 10 percent of program participants to determine if suggested modifications were implemented.

The Procurement Department, in cooperation with the Water Resources Department, recommends approval:

<p>| | |</p>
<table>
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<tbody>
<tr>
<td>Original agreement</td>
<td>$82,590</td>
</tr>
<tr>
<td>1st renewal</td>
<td>80,000</td>
</tr>
<tr>
<td>2nd renewal</td>
<td>n/c</td>
</tr>
<tr>
<td>3rd renewal</td>
<td>n/c</td>
</tr>
<tr>
<td>Total Contract Amount</td>
<td>$162,590</td>
</tr>
</tbody>
</table>

The contractor has agreed to hold prices firm under the terms and conditions of RFP No. 7727, dated August 1, 2014. Administration recommends renewal of the agreement based on the vendor’s past satisfactory performance, demonstrated ability to comply with the terms and conditions of the contract, and no requested increase in unit price. The renewal will be effective from the date of approval through October 31, 2018.

Cost/Funding/Assessment Information: Funds have been previously appropriated in the Water Resources Fund (4001), Water Conservation Administration (4202133).

Attachments: Resolution

Approvals:

[Administrative signature]

[Budget signature]
A RESOLUTION APPROVING THE THIRD RENEWAL OPTION TO THE BLANKET AGREEMENT WITH ECO-LAND DESIGN, LLC FOR THE OUTDOOR WATER CONSERVATION IRRIGATION EVALUATION SERVICES FOR THE WATER RESOURCES DEPARTMENT AT AN ESTIMATED COST NOT TO EXCEED $80,000 FOR THE THIRD RENEWAL TERM; PROVIDING THAT THE TOTAL CONTRACT AMOUNT (INITIAL AND RENEWAL TERMS) SHALL NOT EXCEED $162,590; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THESE TRANSACTIONS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on September 16, 2014, the City entered into a one-year agreement with three (3) one-year renewal options with Eco-Land Design, LLC ("Vendor") for the outdoor water conservation irrigation evaluation services and related products for the Water Resources Department pursuant to RFP No. 7727, dated August 1, 2014; and

WHEREAS, on April 9, 2015, City Council approved the first renewal option; and

WHEREAS, on November 21, 2016, City Council approved the second renewal option; and

WHEREAS, the City desires to exercise the third one-year renewal option at an estimated cost of $80,000 for this renewal term, which is effective through October 31, 2018; and

WHEREAS, Vendor has agreed to hold prices firm under the terms and conditions of the agreement; and

WHEREAS, the Procurement & Supply Management Department in cooperation with the Water Resources Department, recommends approval of this resolution.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, the third renewal option to the blanket agreement with Eco-Land Design, LLC for the outdoor water conservation irrigation evaluation services for the Water Resources Department at an estimated cost not to exceed $80,000 for the third renewal term is hereby approved.

BE IT FURTHER RESOLVED that the total contract amount (initial and renewal terms) shall not exceed $162,590.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate these transactions.

This Resolution shall become effective immediately upon its adoption.

LEGAL:

City Attorney (Designee)

00345388
TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: A Resolution authorizing the Mayor or his designee to execute Amendment No. 1 to Task Order No. 16-05-AID/AWA ("Task Order") to the architect/engineering agreement dated February 21, 2016 between the City of St. Petersburg, Florida ("City") and American Infrastructure Development, Inc. ("A/E"), for A/E to provide bidding and construction phase services related to rehabilitating Taxiway C at the Albert Whitted Airport in an amount not to exceed $45,635.75, providing that the total Task Order, as amended, shall not exceed $145,540.61 (Engineering Project No. 17040-113; Oracle Project Numbers 15120 and 15617); and providing an effective date.

EXPLANATION: The FDOT's 2012 Pavement Management Study of Albert Whitted Airport provided a poor assessment (PCI rating of 23) requiring the need to rehabilitate Taxiway C. Currently, Taxiway C exhibits signs of severe wear and decay, including alligator cracking, longitudinal and transverse cracking and loose aggregate. Loose aggregate can potentially cause foreign object debris (FOD) hazards from taxiing aircraft. Additionally, due to the pavement depression and severe cracking, this pavement is holding rainwater at several locations. This project requires pavement reconstruction consisting of reclamation of existing surface asphalt and base course to create a reclaimed base and construction of a new wearing course.

On February 4, 2016, City Council approved an A/E Agreement between the City of St. Petersburg and American Infrastructure Development, Inc. ("A/E") for engineering services related to Miscellaneous Professional Services Albert Whitted Airport Projects.

On December 15, 2016, City Council approved Task Order No. 16-05-AID/AWA in the amount of $99,904.86 to provide professional engineering, geotechnical and surveying services for the preparation of detailed plans and specifications for pavement reconstruction and rehabilitation of Taxiway C located between Taxiway A-1 apron and Taxiway B. The aggregate Task Order amount is $145,540.61.

Amendment No. 1 to Task Order No. 16-05-AID/AWA in the amount of $45,635.75 will provide funding for bidding and construction phase services consisting of: attending the pre-bid and pre-construction meetings; responding to prospective bidder's requests for information and clarifications to the contract documents, assistance in reviewing draft addenda, bid review analysis, providing FAA grant assistance; preparing FAA required engineering and safety report, preparing FAA required Construction Management Plan, review of shop drawing submittals, responding to the Contractor's requests for information and clarifications to the contract...
documents, conducting interim site visits, conducting final inspection with the Contractor and preparation and submittal of record drawings.

Due to FAA grant requirements only 45.6% of the project scope was considered eligible project costs for federal funding. Furthermore, the FAA grants will fund up to ninety percent (90%) of eligible project costs. The City was able to secure an additional grant from the FDOT to participate in funding the remaining 54.4% of the project. FDOT grants will fund up to eighty percent (80%) of eligible project costs, including a portion of the City's ten percent (10%) match requirement for FAA funded projects. Accordingly, the funding for the project is as follows:

<table>
<thead>
<tr>
<th></th>
<th>FAA (90% &amp; 0%)</th>
<th>FDOT (8% &amp; 80%)</th>
<th>City (2% &amp; 20%)</th>
<th>TOTAL</th>
</tr>
</thead>
<tbody>
<tr>
<td>FAA Eligible (45.6%)</td>
<td>$18,728.91</td>
<td>$1,564.79</td>
<td>$416.20</td>
<td>$20,809.90</td>
</tr>
<tr>
<td>Non FAA Eligible (54.4%)</td>
<td>$0.00</td>
<td>$19,860.68</td>
<td>$4,965.17</td>
<td>$24,825.85</td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td><strong>$18,728.91</strong></td>
<td><strong>$21,525.47</strong></td>
<td><strong>$5,381.37</strong></td>
<td><strong>$45,635.75</strong></td>
</tr>
</tbody>
</table>

RECOMMENDATION: Administration recommends authorizing the Mayor or his designee to execute Amendment No. 1 to Task Order No. 16-05-AID/AWA ("Task Order") to the architect/engineering agreement dated February 21, 2016 between the City of St. Petersburg, Florida ("City") and American Infrastructure Development, Inc. ("A/E"), for A/E to provide bidding and construction phase services related to rehabilitating Taxiway C at the Albert Whitted Airport in an amount not to exceed $45,635.75, providing that the total Task Order, as amended, shall not exceed $145,540.61 (Engineering Project No. 17040-113; Oracle Project Numbers 15120 and 15617).

COST/FUNDING INFORMATION:
Funding for this project is provided through multiple sources using federal, state and City funds. The federal funding source is provided by the Federal Aviation Administration ("FAA") through a single grant that was accepted by the City in August of 2017. State funding is provided by the Florida Department of Transportation ("FDOT") through three (3) separate grants that were accepted by the City in April and September of 2017. City funds are provided through previously appropriated funds through the Airport Capital Projects Fund (4033) Taxiway C Rehab (Design) Project (15120) and Taxiway C South Ramp Project (15617).

ATTACHMENTS: Resolution

APPROVALS: Administrative Budget
A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AMENDMENT NO. 1 TO TASK ORDER NO. 16-05-AID/AWA ("TASK ORDER") TO THE ARCHITECT/ENGINEERING AGREEMENT DATED FEBRUARY 21, 2016 BETWEEN THE CITY OF ST. PETERSBURG, FLORIDA ("CITY") AND AMERICAN INFRASTRUCTURE DEVELOPMENT, INC. ("A/E") FOR A/E TO PROVIDE BIDDING AND CONSTRUCTION PHASE SERVICES RELATED TO REHABILITATING TAXIWAY C AT THE ALBERT WHITTED AIRPORT IN AN AMOUNT NOT TO EXCEED $45,635.75; PROVIDING THAT THE TOTAL TASK ORDER, AS AMENDED, SHALL NOT EXCEED $145,540.61 (ENGINEERING PROJECT NO. 17040-113; ORACLE PROJECT NUMBERS 15120 AND 15617); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of St. Petersburg, Florida ("City") and American Infrastructure Development, Inc. ("A/E") entered into an architect/engineering agreement on February 21, 2016 for A/E to provide miscellaneous professional services for Albert Whitted Airport Projects; and

WHEREAS, on December 15, 2016, City Council approved Task Order No. 16-05-AID/AWA ("Task Order") for A/E to provide professional services for the preparation of detailed plans and specifications for pavement reconstruction and rehabilitation of Taxiway C located between Taxiway A-1 apron and Taxiway B at the Albert Whitted Airport for an amount not to exceed $99,905; and

WHEREAS, Administration desires to issue Amendment No. 1 to the Task Order for A/E to provide bidding and construction phase services related to rehabilitating Taxiway C at the Albert Whitted Airport in an amount not to exceed $45,635.75.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor or his designee is hereby authorized to execute Amendment No. 1 to Task Order No. 16-05-AID/AWA ("Task Order") to the architect/engineering agreement dated February 21, 2016 between the City of St. Petersburg ("City") and American Infrastructure Development, Inc. ("A/E") for bidding and construction phase services related to rehabilitating Taxiway C at the Albert Whitted Airport in an amount not to exceed $45,635.75 is hereby approved.

BE IT FURTHER RESOLVED that the total Task Order, as amended, shall not exceed $145,540.61.

This resolution shall become effective immediately upon its adoption.

Approved by:

[Signature]

Legal Department
By: (City Attorney or Designee)
00345727

Approved by:

[Signature]

Brijesh Prayman, P.E., SP, ENV
Engineering & Capital Improvements Director
This Amendment No. 1 to Task Order No. 16-05-AID/AWA is made and entered into this day of , 201 , pursuant to the ARCHITECT/ENGINEERING AGREEMENT FOR MISCELLANEOUS PROFESSIONAL SERVICES FOR ALBERT WHITTED AIRPORT PROJECTS dated February 22, 2016 (“Agreement”) between AMERICAN INFRASTRUCTURE DEVELOPMENT, INC. (“A/E”), and the City of St. Petersburg, Florida (“City”), and upon execution shall become a part of the Agreement.

I. DESCRIPTION OF PROJECT

The City of St. Petersburg intends to rehabilitate failed pavements along Taxiway C from the Taxiway A-1 Apron to Taxiway B. The original Task Order provided for design phase services including bidding documents.

The City now desires that the A/E scope to provide Professional Services for the bidding, award, and construction administration assistance for the construction phase of this project.

II. SCOPE OF SERVICES

Specific responsibilities are specified by A/E Responsibilities for each task.

Task 4 – Bidding and Award Services

Task 5 – Construction Administration Assistance Services

To avoid misunderstandings or questions, the A/E understands and agrees that the City shall have the responsibility for the general administration of the construction contract. Accordingly, the A/E shall not have the authority or responsibility to issue direct instructions to provide directions to the Contractor on work stoppage authorizations that are contractually obligated to the City, or to require special inspections and/or tests. The A/E, however, shall provide continuing counsel to the City throughout the construction of the project.

III. SCHEDULE

The following schedule for this work is tentative. Construction Administration Assistance includes the Contractors 30 day Mobilization period and 45 day Construction Duration.

<table>
<thead>
<tr>
<th>Task</th>
<th>Duration (Calendar Days)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Bidding and Award Services</td>
<td>30</td>
</tr>
<tr>
<td>Construction Administration Assistance Services</td>
<td>75</td>
</tr>
<tr>
<td>Construction Closeout</td>
<td>30</td>
</tr>
</tbody>
</table>
IV. A/E'S RESPONSIBILITIES

The A/E will provide the following general services for this project:

Task 4 — Bidding and Award Services
The A/E will perform the following tasks under this task:

1. Notify and Invite FAA & FDOT to pre-bid Conference
2. Prepare for and attend the Pre-Bid Conference
3. Address questions from the bidders
4. Revise the contract documents and assist in preparing addenda
5. Review bids
6. Prepare certified bid tabulations
7. Evaluate bidder qualifications and make recommendation for award
8. Assist Airport Manager with FAA Grant Application

Task 5 — Construction Administration Assistance Services
The A/E will perform the following tasks under this task:

1. General coordination with the City on a weekly basis via teleconference calls or as required to discuss the status of the project, schedule, budget, site conditions, and other issues that may arise during construction.
2. Perform general coordination with the subconsultants and the materials testing firm on a weekly basis via teleconference calls to discuss the status of the project, schedule, budget, site conditions, and request site visits on the City’s behalf as required as well as discuss any other issues that may arise during construction.
3. Prepare a Construction Management Plan as required by the FAA for City review and submittal to the FAA. The plan will include information on the quality assurance testing requirements, Contractor’s quality control plan, submittals, testing lab certifications, contractor’s personnel, A/E’s personnel, and responsibilities of all organizations involved.
4. Prepare for and participate in the pre-construction conference and assist with the preparation of a contract between the City and the successful bidder.
5. Review and approve or take other appropriate action upon review of the shop drawings, samples, and other submissions furnished by the contractor and submitted to the A/E. The A/E shall determine if the shop drawings, samples, and other submissions reasonably conform to the design of the project and the requirements of the contract documents. Such action(s) shall be taken with reasonable promptness so that the progress of the construction of the project will not be delayed. The A/E will maintain a log of all contractor submittals, which shall include the submittal date, the action taken, and the date returned to the Contractor.
6. At the request of the City, the A/E will coordinate and make periodic visits (up to two visits per month for the Project Manager and Sr. Engineer) to the construction site to determine if the work is proceeding in accordance with the contract documents and the contractor’s construction schedule. The A/E will make periodic written reports to the City to advise of any deviation from the contract documents or the contractor’s construction schedule observed by or brought to the attention of the A/E. The A/E will keep the City
informed as to the progress and quality of the work and will endeavor to protect the City against defects and deficiencies in the work completed by the contractor. The A/E shall not have control or charge of and shall not be responsible for construction means, methods, techniques, sequences or procedures or for the safety precautions and programs in connection with the project construction, for the acts or omissions of the contractor, subcontractors, any of their agents or the subcontractor’s employees, or any other person performing any of the work, or for the failure of such persons to carry out the work in accordance with the contract documents. However, the A/E will notify the City of any such act, omission or failure on the part of the construction contractor observed by the A/E during on-site visits.

7. Attend weekly construction meetings via teleconference (as required). This weekly meeting will be attended by the Contractor, A/E Design Professional, and the City to discuss progress of the work, schedule, budget/change orders, and other construction related items. The A/E will provide design clarifications and recommendations to assist the City in resolving field problems relating to the construction.

8. Assist in preparing routine change orders and assess the justification for such change orders as required. Evaluate contractor change and cost proposals and substitutions, and recommend to the City to either approve or disapprove the contractor's proposal or substitution.

9. Review laboratory tests and report to the City, in writing, on such matters.

10. Review contractor's monthly applications for payment and supporting data, review the amount owing to contractor and approve, in writing, all payments to contractor in accordance with the contract documents.

11. Perform, together with the City, pre-final inspections of the construction site to determine if the project is substantially complete, and perform a final inspection to determine if the project has been completed in accordance with the contract documents and if each contractor has fulfilled all of its obligations thereunder so that the A/E may approve, if applicable, in writing, final payment to each contractor.

12. The A/E will assist the City in receiving from the contractor and forwarding to the City written warranties and related documents assembled by the contractors.

Upon receipt of as-built construction drawings from the City, the A/E will proceed with preparing electronically signed and sealed Record Drawings and forward to the City for review. Upon completion of review and incorporation of any additional changes, the A/E will submit Electronic CAD files and two full sized Hardcopies to the City.

V. CITY’S RESPONSIBILITIES

Task 4 – Bidding and Award Services

The City will perform the following tasks under this task:

1. Administer and “chair” the Pre-Bid Conference
2. Make selection for award, execute Contract, and prepare conformed documents
3. Review, edit, and publish addenda
Task 5 — Construction Administration Assistance Services
The City will perform the following tasks under this task:

1. Review and edit Construction Management Plan. The plan will include information on the quality assurance testing requirements, Contractor's quality control plan, submittals, testing lab certifications, contractor's personnel, A/E's personnel, and responsibilities of all organizations involved.
2. Administer and “chair” the pre-construction conference.
3. Attend weekly construction meetings via teleconference. This weekly meeting will be attended by the Contractor, A/E design professional, and the City to discuss progress of the work, schedule, budget/change orders, and other construction related items. The A/E will provide design clarifications and recommendations to assist the City in resolving field problems relating to the construction.
4. Prepare routine change orders with solicited advice from the A/E. Evaluate contractor change and cost proposals, substitutions, as well as either approve or disapprove the contractor's proposal or substitution. The A/E will assist in evaluation.
5. Perform routine inspections of the construction site to determine if the project is being completed in accordance with the contract documents and if each contractor has fulfilled all its obligations thereunder.
6. Review and approve contractor pay applications
7. Receive written warranties and related documentation from the contractor.

VI. DELIVERABLES

Task 4 — Bidding and Award Services
The A/E will perform the following tasks under this phase:

1. Bidding presentation, Bid Review, Evaluation, and Recommendation for Award Letter
2. Contract Documents

Task 5 — Construction Administration Assistance Services
The A/E will perform the following tasks under this phase:

1. Prepare and submit Construction Management Plan
2. FAA and FDOT notifications of pre-construction meeting and final inspection
3. Closeout Documentation
4. Site Visit observation reports
5. Letter of Substantial Completion
6. Prepare Construction Punch List of incomplete construction items.
7. Signed and Sealed Record Drawings

VII. A/E’S COMPENSATION

The A/E was authorized $99,904.86 under the original Task Order for Tasks 1 - 3.

For Tasks 4 - 5, the City shall compensate the A/E the lump sum amount of $45,635.75, per the attached Fee Schedule.

The total Task Order amount including Amendment No. 1 shall not exceed $145,540.61.
VIII. PROJECT TEAM

In addition to the Basic Services described above, the Project Team will provide the following special services required under this contract:

- **Airfield Electrical Engineering** – Hillers Electrical Engineering, Inc. will provide airfield electrical engineering services for the installation of new edgelights within the fillet section of Taxiway C. These services are FAA eligible and are described in Attachment C.

- **Quality Assurance Material Testing** – Tierra, Inc. will provide Quality Assurance testing on the Reclaimed Base material and Asphalt paving. Services will include verifying contractor's Reclaimed Base Mix Design, Quality Assurance Density Testing, LBR subgrade testing (as needed), and PWL calculations on asphalt paving.

IX. MISCELLANOUS

In the event of a conflict between this Task Order and the Agreement, the Agreement shall prevail.
IN WITNESS WHEREOF the Parties have caused this Task Order to be executed by their duly authorized representatives on the day and date first above written.

ATTEST

By: Chandrahasa Srinivasa
   City Clerk
   (SEAL)

CITY OF ST. PETERSBURG, FLORIDA

By: Brejesh Prayman, P.E., ENVSP, Director Engineering & Capital Improvements

DATE: ____________________________

APPROVED AS TO FORM FOR CONSISTENCY WITH THE STANDARD TASK ORDER.
NO OPINION OR APPROVAL OF THE SCOPE OF SERVICES IS BEING RENDERED BY THE CITY ATTORNEY'S OFFICE

By: ____________________________
   City Attorney (Designee)

American Infrastructure Development
(Company Name)

By: ____________________________
   Sabina Mohammad, President & CEO
   (Printed Name and Title)

Date: 7-11-17

WITNESSES:

By: ____________________________
   (Company Name)
   (Printed Name)

By: ____________________________
   (Signature)
   (Printed Name and Title)

By: ____________________________
   (Signature)
   (Printed Name)
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<td>Special Services (Lump Sum)</td>
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**Task 1 - Program Verification (Services included in original task order and have already been performed)**

**Task 2 - Design Development (Services included in original task order and have already been performed)**

**Task 3 - Contract Documents (Services included in original task order and have already been performed)**

**Task 4 - Bidding and Award Services**

1. Notify and Invite FAA and FDOT to Pre-Bid Conference
2. Prepare for and attend the Pre-Bid Conference
3. Address questions from the bidders
4. Make revisions and prepare Addenda
5. Review bids
6. Prepare certified bid tabulations
7. Make recommendation for award
8. Assist Airport Manager with FAA Grant Application

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<th>$2,000.00</th>
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<th>$7,021.00</th>
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**Task 5 - Construction Administration Assistance Services**

1. Coordinate with Owner
2. Coordinate with Materials Testing Firm
3. Prepare Construction Management Plan
4. Prepare for and attend Pre-Construction Conference
5. Review Shop Drawings/Submittals
6. Periodic Site Visits (3 estimated)
7. Attend weekly construction meeting via teleconference
8. Assist in preparing Change Orders
9. Review Test Results
10. Review Periodic Payment Requests
11. Attend Pre-Final Inspection and Prepare Punch List
12. Assist in Project Closeout

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<th>$6,750.00</th>
<th>$1,888.00</th>
<th>$18,982.00</th>
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**Project Team (Subconsultants)**

1. Hillers Electrical Engineering (See Attached Fee Spreadsheet + 5% Management and Coordination) (LS)
2. QA Testing (Tierra, Inc. + 5% Management and Coordination) (NTE)

Subtotal Subconsultant $16,542.75

**Miscellaneous (Special Services)**

1. Prepare and Submit Record Drawings (LS)

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</table>

**Total Fees (NTE):**

- FAA Eligible 42% (Plus Electrical) $21,146.27
- FAA Ineligible 58% (Excluding Electrical) $24,489.49

Amendment No. 1 to Task Order No. 16-05-AID/AWA Page 8 of 8
MEMORANDUM

CITY OF ST. PETERSBURG

Engineering and Capital Improvements Department

TO: The Honorable Darden Rice, Chair, and City Councilmembers

FROM: Brejesh Prayman, P.E., ENV SP, Director
        Engineering & Capital Improvements Department

RE: Consultant Selection Information

Firm: American Infrastructure Development, Inc.
Amendment #1 to Task Order No. 16-05-AID/AWA in the lump sum amount of $45,635.75

This memorandum is to provide information pursuant to City Council Policy and Procedures Manual, Chapter 3, Section I(F.) for agenda package information.

1. Summary of Reasons for Selection
AID has satisfactorily performed the Design Phase of this Project. This scope of work is a progression from the Design phase to perform Bidding & Construction Phase Services.

This firm has extensive knowledge of and is specialized in aviation facility design services as requested in this task order.

This firm has performed satisfactorily under previous A/E Annual Master Agreements for the City. This is the fifth of six Task Orders issued under the 2016 Master Agreement.

This firm is a current City certified SBE, and a State Certified DBE.

2. Transaction Report listing current work – See Attachment A
## Task Order Report

<table>
<thead>
<tr>
<th>Task Order No.</th>
<th>Project No.</th>
<th>Project Title</th>
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<td>17040-113</td>
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<td>01/13/17</td>
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<td>17089-113</td>
<td>Disadvantaged Business Enterprise (DBE) Plan Update</td>
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<td><strong>Total:</strong></td>
<td></td>
<td><strong>168,976.86</strong></td>
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</tbody>
</table>

**Edited:** 10/3/2017

Page 1 of 1
TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: A resolution authorizing the Mayor or his designee to execute Task Order No. 16-08-KHA/T to the architect/engineering agreement dated June 1, 2016 between the City of St. Petersburg, Florida ("City") and Kimley-Horn and Associates ("A/E") for professional engineering services pertaining to the St. Pete Innovation District Streetscape Design Project in an amount not to exceed $259,134.70 (Engineering Project No. 17103-112; Oracle Project No. 15612); and providing an effective date.

EXPLANATION: On May 5, 2016, the City Council approved an architect/engineering agreement with the professional consulting firm of Kimley-Horn and Associates for Traffic Calming, Bicycle/Pedestrian and Development of Regional Impact Projects.

On April 21, 2016, City Council approved Task Order 12-09-KHA/T in the amount of $151,500 with Kimley-Horn and Associates to develop the St. Pete Innovation District Plan. The goals of the plan included: (1) create a District brand; (2) improve connectivity within the district and the surrounding area, and (3) enhance the district's sense of place. The plan was completed in January 2017, and identified elements to be completed in phases. Branding and enhanced sense of place is to be accomplished through public art, gateway enhancements, signage and markers, pole banners, medians, and landscape improvements. Connectivity and pedestrian comfort and safety is to be enhanced through sidewalk and crosswalk improvements, pedestrian lighting, and creation of a protected bike trail along 6th Avenue South.

On February 16, 2017, City Council approved Amendment No. 1 to Task order 12-09-KHA/T in the amount of $25,000 for Processional Planning Services to refine concepts for the St. Pete Innovation District based upon feedback and direction from the St. Pete Innovation District Board of Directors.

The Planning Phase was completed successfully. Portions of the Plan will be implemented in segments based on elements which are consistent in scope.

Task Order No. 16-08 KHA/T in the amount of $259,134.70 provides for professional services, including design and branding services for the St. Pete Innovation District Streetscape project including design criteria for four gateway monuments, pole banner designs, 200 LED painted lighting poles, coordination on painted intersections/public art. Tasks include preliminary and final design for streetscape improvements including landscape medians and entry plazas, pedestrian mid-block crossings with pedestrian lighting, and crossing beacons along 4th Street South, from 6th Avenue South to 7th Avenue South, and along 5th Street South from 6th Avenue to 8th Avenue South.

Professional services include investigation and selection of locations for three primary and one secondary gateway monuments. Primary monuments are proposed to be located at 5th Avenue South and Dr. ML King Jr Street, 5th Avenue South and 1st Street, and 4th Street south of 15th Avenue South. This task includes conduct reviews with stakeholders, development of a design criteria package to allow a sign manufacturer to perform detailed design and fabrication. Tasks include investigation, product selection,
and plans for painted light poles with LED lighting, and coordination of painted intersections/public art. Tasks for Streetscape Improvements shall include survey and subsurface utility locations, preliminary roadway, drainage, and pedestrian designs, conduct review with stakeholders, and preparing final designs, including roadway geometrics, utility relocation, pavement markings, traffic signalization design, pedestrian hardscape and landscape design for 4th Street and 5th Street South, including mid-block pedestrian crossings at 4th Street and 7th, 11th, and 15th Avenues South, and 3rd Street at 11th Avenue South.

A separate Task Order with another firm will provide design for a new two-way bikeway along 6th Avenue South, from Dr. ML King, Jr Street to 3rd Street, and the bikeway design will be coordinated with the work by Kimley-Horn and Associates.

Contractor construction costs for the improvements will be provided to Council for approval as a separate Agreement. The estimated construction cost for this Contract is less than $2,000,000.

RECOMMENDATION: Administration recommends authorizing the Mayor or his designee to execute Task Order No. 16-08-KHA/T to the architect/engineering agreement dated June 1, 2016 between the City of St. Petersburg, Florida ("City") and Kimley-Horn and Associates ("A/E") for professional engineering services pertaining to the St. Pete Innovation District Streetscape Design Project in an amount not to exceed $259,134.70 (Engineering Project No. 17103-112; Oracle Project No. 15612).

COST/FUNDING/ASSESSMENT INFORMATION: Funds have been previously appropriated in the Citywide Infrastructure CIP Fund (3027) Innovation District Project (15612).

ATTACHMENTS: Resolution
Exhibit from St. Pete Innovation District Plan

APPROVALS:  
Administrative  
Budget
RESOLUTION NO. 2017-___

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE TASK ORDER NO. 16-08-KHA/T ("TASK ORDER") TO THE ARCHITECT/ENGINEERING AGREEMENT DATED JUNE 1, 2016 BETWEEN THE CITY OF ST. PETERSBURG, FLORIDA ("CITY") AND KIMLEY HORN AND ASSOCIATES ("A/E") FOR PROFESSIONAL ENGINEERING SERVICES PERTAINING TO THE ST. PETER INNOVATION DISTRICT STREETSCAPE DESIGN PROJECT IN AN AMOUNT NOT TO EXCEED $259,134.70 (ENGINEERING PROJECT NO. 17103-112; ORACLE NO. 15612); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of St. Petersburg, Florida ("City") and Kimley-Horn and Associates ("A/E") entered into an architect/engineering agreement on June 1, 2016 for A/E to provide miscellaneous professional services for Traffic Calming, Bicycle/Pedestrian and Development of Regional Impact Projects; and

WHEREAS, Task Order No. 16-08 KHA/T in the amount of $259,134.70 provides for professional services, including design and branding services for the St. Pete Innovation District Streetscape project including design criteria for four gateway monuments, pole banner designs, 200 LED painted lighting poles, coordination on painted intersections/public art; and

WHEREAS, the total construction cost for this project shall not exceed $2,000,000.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor or his designee is hereby authorized to execute Task Order No. 16-08-KHA/T ("Task Order") to the architect/engineering agreement ("A/E") dated June 1, 2016 between the City of St. Petersburg, Florida ("City") and Kimley-Horn and Associates ("A/E") for professional engineering services pertaining to the St. Pete Innovation District Streetscape Design Project in an amount not to exceed $259,134.70 is hereby approved.

This resolution shall become effective immediately upon its adoption.

Approved by:

[Signature]
City Attorney (Designee)
00345760

Approved by:

[Signature]
Beesh Prayman P.E., SP, ENV
Engineering & Capital Improvements Director
Task Order No. 16-08-KHA/T is made and entered into this ___ day of __________, 201__, pursuant to the ARCHITECT/ENGINEERING AGREEMENT FOR MISCELLANEOUS PROFESSIONAL SERVICES FOR TRAFFIC CALMING, BICYCLE/PEDESTRIAN AND DEVELOPMENT OF REGIONAL IMPACT PROJECTS dated June 1, 2016 ("Agreement") between Kimley-Horn and Associates, Inc. ("A/E"), and the City of St. Petersburg, Florida ("City"), and upon execution shall become a part of the Agreement.

I. DESCRIPTION OF PROJECT

The City previously authorized the A/E to undertake planning and preliminary design services for the St. Pete Innovation District, based on Phase 1 from the Phasing Plan, as referenced in Task Order No. 12-09-KHA/T and Amendment No. 1 to Task Order No. 12-09-KHA/T.

The Streetscape and Connectivity Concept Plan included extensive outreach with City staff and stakeholders to identify and to prioritize streetscape, connectivity, and branding projects and recommendations. The plan created an implementation strategy for projects for economic development opportunities. Specifically, improvements were identified to further define the definition of the Innovation District (low hanging fruit, quick win projects spread throughout the district) as well as streetscape improvements to further develop the walkability of the district. This task order will address design services to help in implementing items identified in Phase 1 (6th Avenue South is included as part of a separate resurfacing project).

This project will specifically address district definition enhancements (gateway monuments, pole banners, initial lighting and painted poles, coordination on painted intersections/public art, pedestrian crossings).

This project will also include design for streets improvements on 4th Street and 5th Street. A design for 4th Street from 6th Avenue South to 7th Avenue South to include a pedestrian crossing, an enhanced landscape median with narrower travel lanes and an arrival plaza to encourage a sense of arrival into the district. This design will inform improvements along additional sections on 4th Street as additional funds become available. This project will include a design transforming 5th Street into a pedestrian promenade with enhanced landscaping and pedestrian facilities. The extents are anticipated to focus on 6th Avenue South to 8th Avenue South.

The construction phase is not included as part of this scope of services.

II. SCOPE OF SERVICES

Task 1 - Project Administration

Project administration activities will be undertaken throughout the project that will include the following:
1. **Project Setup:** The A/E will establish project files, project work plan, initiating accounting system.

2. **Kick-off Meeting:** The A/E will participate in a kick-off meeting with the City and the project team.

3. **Progress Meetings:** The A/E will meet with the City to review the progress of work, to conduct project reviews and to coordinate with utility companies. The A/E will maintain the project schedule and review/update the schedule at each progress meeting. Up to seven (7) progress meetings are budgeted for this project, which could also include coordination with the consultant team working on the 6th Avenue South resurfacing project.

**Task 2 - Gateway Monuments and Pole Banners**

The A/E will review the locations for the three (3) primary and one (1) secondary gateway monuments identified in the Streetscape and Connectivity Concept Plan report to investigate further specific locations for the design and construction. The primary gateway monuments are roughly identified near 5th Avenue South at Dr. ML King Jr. Street, 5th Avenue South at 1st Street, and 4th Street south of 15th Avenue South. Refined concepts from Option B from the Concept Plan will be developed further including final concept design. One (1) site visit to review the primary and secondary sites will be performed by the consultant team to identify specific orientations and locations.

A "Criteria Package" will be developed that will identify further details on location specifics, dimensional definition, image/color/texture, features (lighting sources), material preferences to convey the design intent to be utilized by bidding manufactures of the monuments/signage. Survey information to be provided by the City will aid in determining specific locations and nearby underground and overhead utilities. More detail on locations will be specified within the criteria package. Demolition and site plans will be developed as part of this task. Landscaping and lighting (i.e. up lighting, internal illumination) will be identified. This task does not include engineering of the gateway monuments. The criteria package will be provided to a sign vendor for engineered construction drawings and manufacture of the monuments and signs.

Refined pole banners will be designed with further art, utilizing the banners developed as part as the Streetscape and Connectivity Concept Plan. Up to ten (10) banner "types" will be developed. One (1) additional site visit specific to the locations for the initial set of banners will be conducted to identify (up to 200 locations as part of Phase 1). Information from the City (including map of poles and banners) for the installation of banners on existing light poles will be reviewed. A single light pole and foundation for the purposeas a typical condition, will be reviewed and assessed with the intent for the City's banner and fixture loading. It is understood that the design of the existing light poles and foundations was done by others and is not included in this scope of services.

One (1) meeting will be held with the Innovation District Board to gain feedback on the locations and the designs of the gateway monuments and pole banners. One set of refinements will be made.

The A/E will also conduct an initial consultation with the sign vendor(s) for fabrication and the hand-off of criteria package (up to 2 hours of agency time). This task does not include construction drawings, fabrication, production, or installation.
Deliverables:

- Final concept design for three (3) primary gateway monuments and one (1) secondary gateway monument. Final "criteria package" will be provided to a vendor(s) who will create engineered construction drawings, fabricate, and install.
- Demolition and site plan of gateway monuments to show location specifics, landscaping, lighting.
- Final art for up to ten (10) banners and map/diagram of specific banners and locations of poles. Final art will be provided to a vendor for fabrication and installation.

**Task 3 - Lighting and Painted Poles (Locations and Product Selection)**

Based on the recommendations from the Streetscape and Connectivity Concept Plan, up to 200 locations for painted poles and lighting (LED located on the poles) will be identified including one (1) site visit in combination with the pole banner site visit. The purpose of this task will be to coordinate and identify location and product selection. The A/E will meet with a lighting vendor(s) to discuss specific pole locations and lighting options. The A/E will conduct three (3) meetings with appropriate City staff as well as Duke Energy and pertinent utility providers to discuss the designs for lighting on existing poles as well as plans for selected pole painting. Proposed lighting fixtures and locations will be provided to a lighting vendor(s) for installation.

Deliverables:

- Lighting Product selection and locations provided to vendor(s) for installation. Submit map and locations for Duke Energy and utility provider approval.

**Task 4 - Coordination on Painted Intersections/Public Art**

The A/E will conduct three (3) meetings (kick-off/concept review/final design) with City staff and local art stakeholders to coordinate the four (4) painted intersection locations identified as part of Phase 1 in the Streetscape and Connectivity Concept Plan. Specific locations for public art will be also identified. A public art plan, which is not part of this scope of services, will be developed for the District.

Deliverables:

- Three (3) coordination meetings on painted intersection locations and public art locations.

**Task 5 - Streetscape Design (4th Street and 5th Street) and Pedestrian Crossings - 60% Submittal**

The A/E will prepare a complete Streetscape Design Package as described below. This work effort includes the roadway, drainage, and utility analysis needed to prepare a set of Roadway Plans, Drainage Plans, Traffic Control Plans, Traffic Signal Plans, Signing and Pavement Markings, Demolition, Environmental Permits, Landscape, Hardscape and other necessary documents. The streetscape design package will be developed for 4th Street from 6th Avenue South to 7th Avenue South as well as for 5th Street from 6th Avenue South to 8th Avenue South.

In addition, detailed plan sheets depicting the pedestrian midblock crossings will also be developed. The midblock crossings (as part of Phase 1) are anticipated to be located approximately at 4th Street at 7th Avenue, 11th Avenue, and 15th Avenue; and 3rd Street at...
11th Avenue. The plan sheets will include Rapid Rectangular Flashing Beacon's (RRFB’s) as well as improvements to striped pedestrian crossing movements. It is likely that intersection loops will need to be replaced and with will be included with the signing and pavement marking plans on detail sheets. Lighting plans will be developed to install pedestrian level lights at the midblock crossings to accommodate improvements.

This task includes 60% plan submittal.

Deliverables:

A) Roadway Plans

1. Key Sheet.

2. General Notes.

3. Typical Sections – Typical sections will be developed to illustrate the recommended roadway improvements from the planning/traffic study.

4. Pavement Design – A pavement design for accommodating the existing pavement structure will be developed, including milling and resurfacing improvements and possibly reconstruction improvements pavement design.

5. Drainage Map – An overall drainage map depicting pond locations and contributing basin areas will be presented.

6. Streetscape Improvement Plan / Profile Sheets – The plan / profile sheets will detail geometric design requirements, pavement resurfacing, pavement widening, turn lane additions, turnouts for intersecting streets/driveways, sidewalk, hardscape and realignment in areas of pavement widening, drainage structure modifications, and erosion control measures.

7. Intersection Details – Where needed, the detailed grading improvements to intersections will be provided.

8. Traffic Control Plan – The A/E will design a safe and effective (Level II) Traffic Control Plan to move vehicular and pedestrian traffic during all phases of construction. The design will include construction phasing of roadways ingress and egress to existing property owners and businesses, routing, signing and pavement markings, and detour quantity tabulations, roadway pavement, drainage structures, ditches, front slopes, back slopes, drop offs within clear zone, and traffic monitoring sites. Special consideration will be given to the construction of the drainage system when developing the construction phases. Positive drainage needs to be maintained.

Maintenance of Traffic requirements for the construction of this project will be provided through the use of typical sections, detailed plans, general notes and reference to the appropriate FDOT Design Standards (600 Series). In addition, a conceptual MOT phasing plan depicting detour routes and phase segments of pavement lane closures and traffic shifts will be prepared. The traffic control plan will be coordinated with the City.

9. Erosion Control / SWPPP Plans – Erosion control plans will be prepared depicting site specific erosion control measures, as well as general notes, details and
specifications for additional erosion control measures that may be needed depending on site conditions. It is assumed that these plans will constitute the Storm Water Pollution Prevention Plan (SWPPP) that the contractor will utilize during construction.

10. **Drainage Structure Sections and Tabulation** — Construction plan sheets providing a tabular listing of drainage structure, pipe inverts and pavement elevations and Drainage structure sections for each drainage structure proposed for the project.

**B) Stormwater Design Coordination /Permitting**

1. **Drainage Design Analysis** — The A/E will review the existing drainage systems present in the Streetscape Improvement areas on 4th Street South and 5th Street South, and determine the modifications that will be necessary to accommodate the proposed streetscape improvements. This analysis will include information on the needed modifications outfall conveyance systems, as well as identify locations where new retention facilities/approach will be needed.

2. **Drainage Design Report** — The A/E will prepare a Drainage Design Report and submit it to the City with up to three (3) signed and sealed copies of the Drainage Design Analysis in addition to those required for permitting. This will incorporate the work undertaken in the preliminary phase of the project and will include final calculations for the proposed storm drainage system, final stormwater attenuation and treatment calculations and recommendations for use of City's stormwater pump station at 3rd Avenue North.

**C) Utility Coordination**

The A/E will be responsible for coordinating the proposed design with the affected utility companies in order to minimize utility conflicts. The City or individual utility owners will designate the existing utilities within the project limits and assist the utilities during the design phase.

Each utility provider will be responsible for the design of their respective utilities for this project. These designs will be provided to the A/E by the utility provider or the City in CADD format for inclusion into the Streetscape Improvement Plans for this project. The A/E will be responsible for coordinating with the utility providers for the proposed construction elements such that utility conflicts are minimized or avoided.

The A/E will provide to the utility owners, electronic PDF files of plans. The A/E cannot be responsible for the accuracy of the CADD files after they are provided to the Utility owners, if requested. The A/E will, prior to and during design, obtain available data from the Utility Owners that may be needed to determine the actual location and depth of the underground utilities. The A/E will prepare for and attend up to two (2) utility coordination meetings.

**D) Signing and Marking Plans**

Signing and pavement marking plan sheets, details, signing and General Notes sheet will be provided in accordance with City and MUTCD standards.

**E) Landscaping, Hardscape & Irrigation Plans**

The A/E will prepare landscape architecture construction documents consisting of:
• Landscape architecture hardscape plans, with dimensioning/horizontal control for hardscape and site furnishings.
• Landscape planting plans.
• Landscape irrigation plans.
• Detail and specification sheets for key components.

Documents prepared under this task will be of sufficient detail for bidding, permit applications, and implementation purposes. Details will describe materials, finishes, systems, equipment, workmanship, quality and performance criteria.

**F) Opinion of Probable Cost**

Develop quantities consistent with City preferences and prepare an Opinion of Probable Costs (OPC). The OPC will be submitted with the 60%.

*Note:* The A/E has no control over the cost of labor, materials, equipment, or over the Contractor's methods of determining prices or over competitive bidding or market conditions. Opinions of probable costs provided in accordance with this AGREEMENT are based on the information known to at the time the opinions of cost are developed and represent only the A/E's judgment as a design professional familiar with the construction industry. Actual costs for proposals, bids, or actual construction costs will be different.

**G) Summary of Quantities**

The A/E will include summary of quantities. The purpose will be to quantify materials for contractors to reference during the bidding process.

**H) Submittals**

The A/E will submit up to five (5) copies of the streetscape improvement design plans at 60% completion stage to the City. These documents will be submitted to the Client for review at approximately the 60% stage. Comments received at the 60% stage will be incorporated into the final 100% bid documents. City staff will have three weeks to review and provide comments.

**Task 6 - Streetscape Design (4th Street and 5th Street) and Pedestrian Crossings - 100% Submittal**

This task includes refinement and additional coordination to move from 60% to 100% plans. The A/E will then refine the roadway plans, conduct stormwater design coordination/permitting, utility coordination, updates to signing and marking plans, landscape, hardscape and irrigation plans as well as refinement to the opinions of probable costs, summary of quantities, and submittals.

The A/E will provide to the utility owners, electronic PDF files of the 100% plans. The A/E will submit up to five (5) copies of the streetscape improvement design plans at the 100% completion stage to the City. An electronic copy will be provided at the Final plan submittal.

This task will include preparation of bid documents and attendance at one (1) pre-bid meeting on behalf of the City. The City will provide the specifications to be included in the Bidding Documents. Construction phase services are considered additional services.
Task 7 - Survey and SUE - Survey

This task includes providing surface utility designation, subsurface utility locating, SUE survey, apparent right of way location and topographic survey services at the below referenced sites in an effort to locate existing aboveground structures or underground utilities which may conflict with proposed facility improvements. George F. Young, Inc. (GFY) will be a subconsultant for this effort.

Survey Services will be included for the following:

- Topographic Survey of portions of 4th Street South.
  - From north of 6th Avenue South to 8th Avenue South to south of 16th Avenue South.
- Topographic Survey of a portion of 3rd Street South.
  - From north of 11th Avenue South to south of 11th Avenue South.
- Topographic Survey of a portion of 5th Street South.
  - From the north side of 6th South to south of 8th Avenue South.
- Topographic Survey of the southeast corner of 5th Avenue South and Dr. ML King Jr. Street South.
- Topographic Survey of the southeast corner of 5th Avenue SE and 1st Street SE
- Topographic features to include, but not limited to, drainage features (includes location pipe and structure sizes, tops, grates throats, weirs and invert elevations) concrete walls, sidewalks, asphalt/concrete surfaces and above ground utility features.
- Ground surface elevations to be sufficient in number and spacing to ensure accurate one (1) foot ground contours for future design/engineering purposes.
- Locate apparent right of way based on field monumentation, recorded plats and county records. A title search will not be performed this survey.

Surface Utility Designation, Subsurface Utility Location (VH - verified vertical and horizontal), SUE Survey and Topographic Survey Services:

- Provide traffic control within the work areas while designating and locating the subsurface utilities. Traffic control is to be maintained in accordance with applicable standards. Provide safety devices, signs and/or other safety equipment as appropriate.
- ASCE Level "B" - Utilizing conventional electronic designating equipment and including Ground Penetrating Radar (GPR), designate and mark the horizontal location of found utilities within the project limits at 4 Gateway Monument locations (EOP to apparent ROW from corner to 30' from corner or 15' in both directions if Monument location is mid-block) and for 10' on both sides of each pole location between EOP and north edge of sidewalk at each of 3 three pole RRFB crossing locations and 1 two pole RRFB crossing location.
- ASCE Level "A" - GFY to provide a test hole (VH verified vertical and horizontal) on each found utility line within each of the above locations to provide vertical information as well as utility identification and verification.
- For each test hole, neatly cut and remove existing pavement or other surface material (not to exceed 225 square inches per cut). Excavate the material through the cut, down to the utility in a way that prevents damage to wrappings, coatings or other protective coverings of the utilities (i.e. vacuum/pressure excavations, hand digging, etc.). Backfill and compact with select material around the utility. Provide a restoration of the surface pavement, within the limits of the cut, at the time of the backfill.
• GFY to survey found utility information and provide a Specific Purpose Survey consisting of the found utility information and limited topography.
• Horizontal Datum and Vertical Datum described above.

**Task 8 - Allowance for Additional Services**

This task will include additional services not provided in Tasks 1 through 7. Services not specifically provided for in the above scope, as well as any changes the City requests, will be considered additional services. Additional services that can be provided will include, but will not be limited to, the following:

• Additional meetings
• Data Collection
• Responding to additional analysis requested
• Construction phase services.
• Additional meetings not described above.
• Design of the existing light poles and foundations.
• Additional survey information not defined in the scope.
• Additional SUE information not defined in the scope.

III. **SCHEDULE**

The A/E anticipates that Tasks 1 through 7 will take approximately nine (9) months from notice to proceed. The schedule will be pursuant on receiving the survey and utility information as well as receiving review comments from City staff within three weeks of 60% plan submittal. Tasks 1 through 6 are anticipated to be complete eight (8) months after survey and utility information is completed. This schedule assumes design exceptions based on the lower level of movement of curbs in the streetscape plans. If it is determined that design exceptions are not possible, the schedule will need to be modified.

IV. **A/E'S RESPONSIBILITIES**

The A/E shall provide the services described in the above Scope of Services.

V. **CITY'S RESPONSIBILITIES**

The City's participation under this Task Order is anticipated to include, but not limited to, to the following:

• Provide pole banner locations managed by the City.
• Provide survey and utility information (in GIS) for 4th Street and 5th Street locations mentioned above in CADD as well as for gateway monument locations.
• Provide SUE information for RRFBs for pedestrian crossings and at gateway locations.
• Setup meetings with pertinent City staff and stakeholders.
• Review and distribute designs to project team, receive comments and consolidate and resolve any conflicting comments. Responses will be provided within three weeks after receiving deliverables.
• Review and provide comments on plans in a timely manner.

VI. **DELIVERABLES**

Deliverables for this Task Order will consist of the following:
• Final art for three (3) primary gateway monuments and one (1) secondary gateway monument. Final art will be provided to a vendor who will create construction drawings, fabricate, and install.
• Demolition and site plan of gateway monuments to show location specifics, landscaping, lighting.
• Final art for up to ten (10) banners and map/diagram of specific banners and locations of poles. Final art will be provided to a vendor for fabrication and installation.
• Lighting Product selection and locations provided to vendor for installation. Submit map and locations for Duke Energy and utility provider approval.
• 60% construction plan documents and opinion of probable cost for streetscape improvements (portions of 4th and 5th Street) and pedestrian midblock crossings.
• 100% construction plan documents and opinion of probable cost for streetscape improvements (portions of 4th and 5th Street) and pedestrian midblock crossings.
• Preparation of Bidding Documents.
• Deliverables will include four (4) signed and sealed copies of the Specific Purpose Survey along with Autocad Civil 3D electronic drawing file, together with a Surveyor’s Report containing VVH test hole information.

VII. A/E'S COMPENSATION

For work under Task Order No. 16-08-KHA/T, Tasks 1 through 7, the City shall compensate the A/E in a lump sum amount of $254,134.70.

This Task Order establishes an allowance in the amount of $5,000.00 for Task 8 - Allowance for Additional Services not identified in the Scope of Services. Additional services may be performed only upon receipt of prior written authorization from the City and such authorization shall set forth the additional services to be provided by the A/E. The cost for any additional services shall not exceed the amount of the allowance set forth in this Task Order.

The grand total for Task Order No. 16-08-KHA/T, Tasks 1 through 8, is $259,134.70, per Appendix A.

VIII. PROJECT TEAM

Work under this Task Order will be completed by the Kimley-Horn and Associates, Inc.

Subcontractor: Walker Brands has been contracted to assist with Task 2.

Subcontractor: George F. Young, Inc. has been contracted to assist with Task 7.

IX. MISCELLANEOUS

In the event of a conflict between Task Order No. 16-08-KHA/T and the Agreement, the Agreement shall prevail.
IN WITNESS WHEREOF the Parties have caused this Task Order No. 16-08-KHA/T to be executed by their duly authorized representatives on the day and date first above written.

ATTEST

By: ________________________________
   Chandrayasa Srinivasa
   City Clerk

(SEAL)

CITY OF ST. PETERSBURG, FLORIDA

By: ________________________________
   Brejesh Prayman, P.E., ENV SP, Director
   Engineering & Capital Improvements

DATE: ________________________________

APPROVED AS TO FORM FOR CONSISTENCY WITH THE STANDARD TASK ORDER. NO OPINION OR APPROVAL OF THE SCOPE OF SERVICES IS BEING RENDERED BY THE CITY ATTORNEY'S OFFICE

By: ________________________________
   City Attorney (Designee)

Kimley-Horn and Associates, Inc.

By: ________________________________
   (Signature)

(Date)

(Printed Name and Title)

WITNESSES:

By: ________________________________
   (Signature)

(Released By)

(Released)

(Printed Name)

By: ________________________________
   (Signature)

(Date)

(Printed Name)
### APPENDIX A

**Work Task Breakdown**  
CITY of St. Petersburg  
St. Pete Innovation District Design Services for District Definition, 4th Street, and 5th Street  
City Project No. 17103-112

#### I. Manpower Estimate: All Tasks

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<th>Task Order</th>
<th>Task Description</th>
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<th>Project Manager</th>
<th>Senior Engineer / Senior Planner</th>
<th>Senior Landscape Architect</th>
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<td>$25.80</td>
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#### IV. Notes:

1. Rate x overhead + profit (per contract).
2. Includes expenses for:
3. Includes 5 percent markup of SUBCONSULTANT (per contract).
4. Allowance to be used only upon City's written authorization.
MEMORANDUM

CITY OF ST. PETERSBURG

Engineering and Capital Improvements Department

TO: The Honorable Darden Rice, Chair, and City Councilmembers

FROM: Brejesh Prayman, P.E., ENV SP, Director
Engineering & Capital Improvements Department

RE: Consultant Selection Information
Firm: Kimley-Horn and Associates
Task Order No. 16-08 KHA/T in the amount of $259,134.70

This memorandum is to provide information pursuant to City Council Policy and Procedures Manual, Chapter 3, Section 1 (F.) for agenda package information.

1. Summary of Reasons for Selection

Kimley-Horn and Associates has successfully provided planning and preliminary concept services for the St. Pete innovation District Streetscape and Connectivity Concept Plan.

Their prior involvement with the project involved extensive stakeholder involvement with multiple stakeholders. This segment of the Plan incorporates multiple types of improvements at various locations, of which Kimley-Horn is familiar with the complexity and intent of the Plan. The Kimley-Horn team is available to continue with necessary community involvement during the design phase of the project.

This firm was selected to perform this work as they are well regarded for their planning, design, community involvement and public outreach required for these types of projects.

This is the 8th Task Order issued under the 2016 Master Agreement.

2. Transaction Report listing current work – see attachment A.
## ATTACHMENT A


**Miscellaneous Professional Services for Traffic Calming, Bicycle/Pedestrian Projects**

A/E Agreement Effective - June 1, 2016
A/E Agreement Expiration - May 4, 2020

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Total: 416,960.01
Phase I: Initial District Branding and Streetscapes Map

District Definition Branding

- Gateways:
  - 3 Primary Gateways
  - 1 Secondary Gateway
  - Pole banners
  - LED on painted poles

- Art installations:
  - 4 Painted Intersections

- Pedestrian crossings and safety improvements:
  - 4 Locations for pedestrian crossing improvements

Streetscape improvements:

- Streetscape corridor improvements (including enhanced crossings)
- Separated bicycle facility

St. Pete Innovation District Streetscape and Connectivity Concept Plan
TO: The Honorable Darden Rice, Chair, and Members of City Council

SUBJECT: A resolution authorizing the Mayor or his designee to execute a Letter of Agreement and Contract with the University of South Florida ("USF") for pass through of funds from the Florida Department of Transportation ("FDOT") in the amount of $72,294.00 to fund Police Department overtime costs incurred by High Visibility Enforcement for the Pedestrian and Bicycle Safety Campaign; and to execute all documents necessary to effectuate this transaction; approving a supplemental appropriation in the amount of $72,294.00 from the increase in the unappropriated balance of the General Fund (0001) resulting from these additional revenues to the Police Department, Traffic & Marine (140-1477), High Visibility Enforcement Grant (TBD); and providing an effective date.

EXPLANATION: Statistics show that additional emphasis should be placed on pedestrian and bicycle safety. In 2015, traffic crashes in Florida resulted in 632 pedestrian fatalities, 7,870 pedestrian injuries, 154 bicyclist fatalities and 6,691 bicyclist injuries, nearly double the national average for pedestrians and nearly triple the national average for bicyclists according to the National Highway Traffic Safety Administration (NHTSA) Traffic Safety Facts. The program effort will utilize law enforcement support in high priority counties throughout the state to educate and enforce safe pedestrian, bicyclist and driver behaviors with the main objective being to reduce traffic crashes and fatalities involving pedestrians and bicyclists through the use of selected traffic education and enforcement operations. This campaign is a component of Florida’s Bicycle/Pedestrian Focused Initiative Communication and High Visibility Enforcement Implementation under the direction of the Florida Department of Transportation ("FDOT") and the University of South Florida ("USF").

The High Visibility Enforcement for Pedestrian and Bicycle Safety Campaign Grant ("Grant") has been awarded by FDOT to the City of St. Petersburg in the amount of $72,294.00 for the High Visibility Enforcement for the Pedestrian and Bicycle Safety Campaign. The Grant requires no matching funds. 100% of the Grant funds will be allocated to the Police Department for pedestrian and bicycle safety enforcement overtime costs. The Grant is administered by USF.

RECOMMENDATION: The Administration recommends that City Council adopt the attached resolution authorizing the Mayor or his designee to execute a Letter of Agreement and Contract with the University of South Florida ("USF") for pass through of funds from the Florida Department of Transportation ("FDOT") in the amount of $72,294.00 to fund Police Department overtime costs incurred by High Visibility Enforcement for the Pedestrian and Bicycle Safety
Campaign; and to execute all documents necessary to effectuate this transaction; approving a supplemental appropriation in the amount of $72,294.00 from the increase in the unappropriated balance of the General Fund (0001) resulting from these additional revenues to the Police Department, Traffic & Marine (140-1477), High Visibility Enforcement Grant (TDB); and providing an effective date.

COST/FUNDING INFORMATION: The grant will provide funds through May 31, 2018. A supplemental appropriation in the amount of $72,294.00 from the increase in the unappropriated balance of the General Fund (0001) resulting from these additional funds, to the Police Department Traffic & Marine (140-1477), High Visibility Enforcement Grant (TBD) is required.

Attachments: Resolution
Grant Agreement

Approvals:

Administration: 
Budget: 

Legal: 344356.doc
Resolution No. 2017

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE A LETTER OF AGREEMENT AND CONTRACT WITH THE UNIVERSITY OF SOUTH FLORIDA ("USF") FOR PASS THROUGH OF FUNDS FROM THE FLORIDA DEPARTMENT OF TRANSPORTATION ("FDOT") IN THE AMOUNT OF $72,294.00 TO FUND POLICE DEPARTMENT OVERTIME COSTS INCURRED BY HIGH VISIBILITY ENFORCEMENT FOR THE PEDESTRIAN AND BICYCLE SAFETY CAMPAIGN; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF $72,294.00 FROM THE INCREASE IN THE UNAPPROPRIATED BALANCE OF THE GENERAL FUND (0001), RESULTING FROM THESE ADDITIONAL REVENUES, TO THE POLICE DEPARTMENT, TRAFFIC & MARINE (140-1477), HIGH VISIBILITY ENFORCEMENT GRANT PROJECT (TBD); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Florida Department of Transportation ("FDOT") has awarded a pass through grant to the City of St. Petersburg in the amount of $72,294.00 ("Grant") for the High Visibility Enforcement for Pedestrian and Bicycle Safety Campaign ("Campaign"); and

WHEREAS, the Campaign is a component of Florida's Bicycle/Pedestrian Focused Initiative Communication & High Visibility Enforcement Implementation; and

WHEREAS, law enforcement support will be used to educate and enforce safe pedestrian, bicyclist, and driver behaviors in high priority counties throughout the state; and

WHEREAS, the City and the University of South Florida ("USF"), FDOT's contract manager for the Grant, have entered into a Letter of Agreement and Contract ("Contract") to receive the Grant funds, subject to City Council approval; and

WHEREAS, the Contract provides that the Police Department is required to submit monthly reports to USF; and

WHEREAS, 100% of the grant funds will be allocated to the Police Department for pedestrian and bicycle safety enforcement overtime costs; and

WHEREAS, a supplemental appropriation in the amount of $72,294.00 from the increase in the unappropriated balance of the General Fund (0001) resulting from the grant funds is required.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor or his designee is authorized to execute a Letter of Agreement and Contract with the University of South Florida ("USF") for pass through of funds from the Florida Department of Transportation ("FDOT") in the amount of $72,294.00 to fund Police Department...
overtime costs incurred by High Visibility Enforcement for the Pedestrian and Bicycle Safety Enforcement Campaign; and to execute all documents necessary to effectuate this transaction; and

BE IT FURTHER RESOLVED that there is hereby approved from the increase in the unappropriated balance of the General Fund (0001), resulting from these additional revenues the following supplemental appropriation for FY18:

General Fund (0001)
Police Department, Traffic & Marine (140-1477),
High Visibility Enforcement Grant (TBD)
$72,294.00

This resolution shall take effect immediately upon its adoption.

Approvals:

Legal: 
Administration: 

Budget: 

Legal: 00344357.doc v1
TO: City Council Chair & Members of City Council

SUBJECT: City Council Minutes

EXPLANATION: City Council minutes of September 14 and September 21, 2017 City Council meetings.
A RESOLUTION APPROVING THE MINUTES
OF THE CITY COUNCIL MEETINGS HELD
ON SEPTEMBER 14 AND SEPTEMBER 21, 2017;
AND PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that
the minutes of the City Council meetings held on September 14 and September 21, 2017 are hereby
approved.

This resolution shall become effective immediately upon its adoption.

APPROVED AS TO FORM
AND SUBSTANCE:

______________________________
City Attorney or Designee
Chair Darden Rice called the meeting to order with the following members present: Amy Foster, James R. Kennedy, Jr., Steve Kornell, Ed Montanari, Karl Nurse, Darden Rice and Lisa Wheeler-Bowman. Mayor Rick Kriseman, Deputy Mayor Dr. Kanika Tomlin, City Administrator Dr. Gary Cornwell, City Attorney Jacqueline Kovilaritch, Chief Assistant City Attorney Jeannine Williams, City Clerk Chan Srinivasa and Senior Deputy City Clerk Cathy Davis were also in attendance. Absent: Charles Gerdes.

A moment of silence was observed to remember the following fallen Firefighters and Police Officers of the City of St. Petersburg that lost their lives in the line of duty: Constable Edward A. George – September 16, 1908 and Officer Charles Lee Eustes – September 24, 1967; and September 11, 2001.

In connection with the approval of the agenda, Councilmember Kennedy moved with the second of Councilmember Kornell that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida that Council defer the Living Wage Ordinance Public Hearing to October 5, 2017.


In connection with the approval of the agenda, Councilmember Nurse moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council approve the agenda with the following changes as amended:

DEFER E-3(b) Authorizing the administration to negotiate an agreement with Jacobs Engineering Group Inc. for the Wastewater Program Management and Integrated Water Resource Planning project; (Engineering Project Number
In connection with approval of the Consent Agenda, Chair Rice asked if there were any persons wishing to be heard, the following person(s) came forward:

1. Tee Lassiter, 2300 36th Street South, spoke in opposition to Consent Agenda item CB-14.

Councilmember Nurse moved with the second of Councilmember Kennedy that the following resolutions be adopted approving the attached Consent Agenda as amended.

In connection with the Open Forum portion of the agenda, the following person(s) came forward:

1. Dick Pierce, 939 Beach Drive, spoke regarding the Manhattan Casino.
2. Chuck Egerter, 111 2nd Avenue Northeast, spoke regarding the Manhattan Casino.
3. Toriano Parker, 833 22nd Street South, spoke regarding Commerce Park.
4. Faye Watson, 2410 3rd Avenue South, spoke regarding the Manhattan Casino.
5. Lucinda Johnston, 368 11th Avenue Northeast, thanked the City for assistance during Hurricane Irma.
6. Tee Lassiter, 2300 36th Street South, spoke regarding the 14th Annual Lawfest.
7. Wengay Newton, 695 Central Avenue, spoke regarding the Manhattan Casino.
8. Larry Newsome, 5805 Calais Lane North, spoke regarding the Manhattan Casino.

In connection with reports, Mayor Rick Kriseman, City Administrator Dr. Gary Cornwell, Fire Chief James Large and Emergency Management Chief Dean Adamides presented the EOC Storm Report. Chair Rice asked if there were any person(s) present wishing to be heard, the following person(s) came forward:

1. Tee Lassiter, 2300 36th Street South, spoke regarding the EOC Storm Report.
Councilmember Foster moved with the second Councilmember Kornell that the following resolution be adopted:

2017-524 A RESOLUTION EXTENDING THE STATE OF EMERGENCY DUE TO HURRICANE IRMA FOR AN ADDITIONAL SEVEN DAYS IN ACCORDANCE WITH PROVISIONS OF THE FLORIDA STATUTES AND THE CITY CODE CONCERNING EMERGENCY POWERS AND PROVIDING AN EFFECTIVE DATE.


In connection with reports, Claude Tankersley, Public Works Administrator presented the Sewer Report. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Nurse moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

2017-517 A RESOLUTION DECLARING ENVIRONMENTAL PRODUCTS GROUP, INC. TO BE A SOLE SOURCE SUPPLIER FOR SANITARY SEWER CAMERA INSPECTION EQUIPMENT FOR THE WATER RESOURCES DEPARTMENT; ACCEPTING A PROPOSAL AND APPROVING THE PURCHASE OF SANITARY SEWER INSPECTION EQUIPMENT FROM ENVIRONMENTAL PRODUCTS GROUP, INC. FOR THE WATER RESOURCES DEPARTMENT AT A TOTAL COST NOT TO EXCEED $107,228; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.


Councilmember Kennedy moved with the second of Councilmember Foster that the following resolution be adopted:

2017-518 APPROVING THE FIRST AMENDMENT TO THE AGREEMENT BETWEEN THE CITY OF ST. PETERSBURG, FLORIDA, AND L.A. CONSULTING, INC., DATED MAY 18, 2017, FOR L.A. CONSULTING, INC. TO INTERVIEW ADDITIONAL WATER RESOURCES EMPLOYEES FOR AN AMOUNT NOT TO EXCEED $8,152; AUTHORIZING THE CHAIR OF THE BF&T COMMITTEE TO EXECUTE THE FIRST AMENDMENT; AND PROVIDING AN EFFECTIVE DATE.

In connection with new ordinances, the Clerk read the title of proposed Ordinance 1100-V. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting September 21, 2017 as the public hearing date for the following proposed Ordinance(s):

PROPOSED ORDINANCE NO. 1100-V

AN ORDINANCE APPROVING A VACATION OF A 22-FOOT SEGMENT OF A 20-FOOT STREET AND PUBLIC UTILITY EASEMENT GENERALLY LOCATED SOUTH OF 6TH AVENUE SOUTH AND EAST OF 46TH STREET SOUTH; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 296-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Montanari that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting September 21, 2017 as the public hearing date for the following proposed Ordinance(s):

PROPOSED ORDINANCE NO. 296-H

AN ORDINANCE IN ACCORDANCE WITH SECTION 1.02(C)(5)B., ST. PETERSBURG CITY CHARTER, AUTHORIZING THE RESTRICTIONS CONTAINED IN THE JOINT PARTICIPATION AGREEMENT ("JPA") AND ANY ADDITIONAL SUPPLEMENTAL JOINT PARTICIPATION AGREEMENTS (COLLECTIVELY, "JPAS"), INCLUDING BUT NOT LIMITED TO THE AVIATION PROGRAM ASSURANCES ("GRANT ASSURANCES"), TO BE EXECUTED BY THE CITY, AS A REQUIREMENT FOR RECEIPT OF THE FLORIDA DEPARTMENT OF TRANSPORTATION ("FDOT") FUNDS IN AN AMOUNT NOT TO EXCEED $21,600 ("GRANT") FOR THE TAXIWAY C REHAB PROJECT (PROJECT #15120) AND THE TAXIWAY C SOUTH RAMP PROJECT (PROJECT #15617), WHICH, INTER ALIA, REQUIRE THAT THE CITY NOT SELL, LEASE, ENCUMBER OR OTHERWISE TRANSFER OR DISPOSE OF ANY PART OF THE CITY'S RIGHT, TITLE OR OTHER INTERESTS IN ALBERT WHITTED MUNICIPAL AIRPORT ("AIRPORT").
MAKE THE AIRPORT AVAILABLE AS AN AIRPORT FOR PUBLIC USE ON FAIR AND REASONABLE TERMS, AND MAINTAIN THE PROJECT FACILITIES AND EQUIPMENT IN GOOD WORKING ORDER FOR THE USEFUL LIFE OF SAID FACILITIES OR EQUIPMENT, NOT TO EXCEED 20 YEARS FROM THE EFFECTIVE DATE OF THE JPA; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ACCEPT THE GRANT IN AN AMOUNT NOT TO EXCEED $21,600; APPROVING A SUPPLEMENTAL APPROPRIATION OF $10,026 TO THE TAXIWAY C SOUTH RAMP PROJECT (PROJECT #15617) FROM THE INCREASE IN THE AIRPORT CAPITAL FUND (4033); AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS ORDINANCE; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR EXPIRATION.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 297-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Montanari that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting September 21, 2017 as the public hearing date for the following proposed Ordinance(s):

PROPOSED ORDINANCE NO. 297-H

AN ORDINANCE IN ACCORDANCE WITH SECTION 1.02(C)(5)B., ST. PETERSBURG CITY CHARTER, AUTHORIZING THE RESTRICTIONS CONTAINED IN THE JOINT PARTICIPATION AGREEMENT (“JPA”) AND ANY ADDITIONAL SUPPLEMENTAL JOINT PARTICIPATION AGREEMENTS (COLLECTIVELY, “JPAS”), INCLUDING BUT NOT LIMITED TO THE AVIATION PROGRAM ASSURANCES (“GRANT ASSURANCES”), TO BE EXECUTED BY THE CITY, AS A REQUIREMENT FOR RECEIPT OF THE FLORIDA DEPARTMENT OF TRANSPORTATION (“FDOT”) FUNDS IN AN AMOUNT NOT TO EXCEED $290,000 (“GRANTS”) FOR THE TERMINAL HANGAR PROJECT (PROJECT #13279), WHICH, INTER ALIA, REQUIRE THAT THE CITY NOT SELL, LEASE, ENCUMBER OR OTHERWISE TRANSFER OR DISPOSE OF ANY PART OF THE CITY’S RIGHT, TITLE OR OTHER INTERESTS IN ALBERT WHITTED MUNICIPAL AIRPORT (“AIRPORT”), MAKE THE AIRPORT AVAILABLE AS AN AIRPORT FOR PUBLIC USE ON FAIR AND REASONABLE TERMS, AND MAINTAIN THE PROJECT FACILITIES AND EQUIPMENT IN GOOD WORKING ORDER FOR THE USEFUL LIFE OF SAID FACILITIES OR EQUIPMENT, NOT TO EXCEED 20 YEARS FROM THE EFFECTIVE DATE OF THE JPA;
AUTHORIZING THE MAYOR OR HIS DESIGNEE TO APPLY FOR AND ACCEPT THE GRANTS IN AN AMOUNT NOT TO EXCEED $290,000; RESCINDING FUNDING IN THE AMOUNT OF $285,777 FROM THE AIRPORT TERMINAL HANGAR PROJECT (PROJECT #13279) AS A RESULT OF THE EXPIRATION OF A FDOT GRANT AND APPROVING A SUPPLEMENTAL APPROPRIATION OF $290,000 TO THE AIRPORT TERMINAL HANGAR PROJECT (PROJECT #13279) FROM THE INCREASE IN THE AIRPORT CAPITAL FUND (4033) FROM THIS NEW GRANT; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS ORDINANCE; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR EXPIRATION.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 299-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting September 21, 2017 as the public hearing date for the following proposed Ordinance(s):

PROPOSED ORDINANCE NO. 299-H

AN ORDINANCE RELATING TO UTILITY RATES AND CHARGES; AMENDING CHAPTER 27, SUBSECTIONS 27-142 (a) AND SUBSECTIONS 27-284 (a) AND 27-284 (d) OF THE ST. PETERSBURG CITY CODE; AMENDING WHOLESALE WATER SERVICE CHARGES FOR THE CITY OF GULFPORT AND CORRECTED LANGUAGE; AMENDING WASTEWATER SERVICE CHARGES FOR WHOLESALE CUSTOMERS; PROVIDING FOR SEVERABILITY OF PROVISIONS; PROVIDING AN EXPLANATION OF WORDS STRUCK THROUGH AND UNDERLINED; ESTABLISHING A DATE TO BEGIN CALCULATING NEW RATES FOR BILLING PURPOSES; AND PROVIDING AN EFFECTIVE DATE.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 303-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Wheeler-Bowman moved with the second of Councilmember Nurse that the following resolution be adopted:
BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting September 21, 2017 as the public hearing date for the following proposed Ordinance(s):

PROPOSED ORDINANCE NO. 303-H

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, PROVIDING FOR THE AMENDMENT OF THE HISTORIC AND ARCHAEOLOGICAL PRESERVATION OVERLAY (SECTION 16.30.070 OF THE CITY CODE); CLARIFYING THE APPLICATION REQUIREMENTS AND OTHER PROCEDURES FOR DESIGNATING LOCAL LANDMARKS; REVISING THE REQUIREMENTS FOR CERTIFICATES OF APPROVAL; CODIFYING INTERPRETATIVE LANGUAGE AND CLARIFICATIONS FOR INTERNAL CONSISTENCY; CORRECTING TYPOGRAPHICAL, GRAMMATICAL AND SCRIVENERS ERRORS; AND PROVIDING FOR AN EFFECTIVE DATE.


In connection with reports, Derek Kilborn, Urban Development and Historic Preservation Manager gave a PowerPoint presentation to Council regarding an amendment to the Official Zoning Map and Future Land Use Map designations for property generally located southwest of the intersection of 27th Street South and 5th Avenue South. Chair Rice asked if there were any person(s) present wishing to be heard, the following person(s) came forward:

1. Angela Davis, 2700 5th Avenue South, spoke regarding the proposed rezoning.
2. Rev. Darrel Davis, Sr., 2700 5th Avenue South, spoke regarding the proposed rezoning.
3. Darrel Davis, Jr., 2700 5th Avenue South, spoke regarding the proposed rezoning.
4. Pam Cichon, 535 Central Avenue, spoke regarding the proposed rezoning.

Councilmember Foster moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

2017-519 A RESOLUTION INITIATING AN AMENDMENT TO THE OFFICIAL ZONING MAP AND FUTURE LAND USE MAP DESIGNATIONS FOR PROPERTY GENERALLY LOCATED SOUTHWEST OF THE INTERSECTION OF 27TH STREET SOUTH AND 5TH AVENUE SOUTH; AND PROVIDING AN EFFECTIVE DATE.

In connection with reports, David Dickerson, Real Estate and Property Management gave a presentation to Council regarding a Lease and Development Agreement with Orange Belt Station, LLC. Chair Rice asked if there were any person(s) present wishing to be heard, the following person(s) came forward:

1. Lucinda Johnston, 348 11th Avenue Northeast, spoke in support of the proposed agreement.
2. Howard Johnston, 348 11th Avenue Northeast, spoke in support of the proposed agreement.
3. Tee Lassiter, 2300 36th Street South, spoke in opposition to the proposed agreement.
4. Chris Dixon, 1017 5th Avenue North, spoke in support of the proposed agreement.

Councilmember Wheeler-Bowman moved with the second of Councilmember Kornell that the following resolution be adopted:

2017-520 A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE A LEASE AND DEVELOPMENT AGREEMENT WITH ORANGE BELT STATION, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FOR CITY-OWNED PROPERTY LOCATED AT APPROXIMATELY 600 - 26th STREET SOUTH, ST. PETERSBURG; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.


In connection with a new business item presented by Vice-Chair Wheeler-Bowman, Alan DeLisle, City Development Administrator gave a presentation to Council regarding Commerce Park. Chair Rice asked if there were any person(s) present wishing to be heard, the following person(s) came forward:

1. Tee Lassiter, 2300 36th Street South, spoke regarding Commerce Park.

No action was taken.

In connection with a new business item presented by Vice-Chair Wheeler-Bowman, Alan DeLisle, City Development Administrator gave a presentation to Council regarding the selection of The Callaloo Group for the Manhattan Casino. Chair Rice asked if there were any person(s) present wishing to be heard, the following person(s) came forward:

1. Veatrice Farrell, 833 22nd Street South, spoke in opposition to the selection of the Callaloo Group.
2. Tee Lassiter, 2300 36th Street South, spoke in opposition to the selection of the Callaloo Group.
3. Dr. Basha Jordan, Jr., 2225 Corinne Court, spoke in support of the selection of the Callaloo Group.
4. Chuck Egerter, 562 Lewis Boulevard Southeast, spoke in opposition to the selection of the Callaloo Group.

No action was taken.

Chair Rice recessed the meeting at 7:21 p.m. for a short break.
Chair Rice reconvened the meeting at 7:34 p.m.

In connection with a new business item presented by Councilmember Steve Kornell, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida that Council refer to the Public Services and Infrastructure Committee for consideration to consider a discussion regarding the Inflow/Infiltration Language for Wholesale Sewer Customers.


In connection with a new business item presented by Councilmember Steve Kornell, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida that Council refer to the Energy, Natural Resources & Sustainability Committee the Pollution Prevention (P2) Project.


In connection with a new business item presented by Councilmember Steve Kornell, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida that Council refer to the Public Services and Infrastructure Committee for consideration to consider a discussion regarding our preparedness to respond to a natural disaster such as a hurricane.

In connection with a new business item presented by Chair Darden Rice, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Wheeler-Bowman moved with the second of Councilmember Montanari that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida that Council delay mandatory solar panel requirements discussions for one year.


In connection with the Budget, Finance & Taxation Committee report, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kennedy moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council receive and file the Budget, Finance & Taxation Committee report of August 24, 2017 presented by Councilmember Kennedy.


In connection with the Housing Services Committee report, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Nurse moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council receive and file the Housing Services Committee report of August 24, 2017 presented by Councilmember Karl Nurse.


In connection with the Co-Sponsored Events Committee report, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Montanari moved with the second of Councilmember Kennedy that the following resolution be adopted:

2017-521 A RESOLUTION WAIVING THE SIX MONTH REQUIREMENT OF SECTION “D” OF RESOLUTION NO. 2000-562, AND PAYMENT OF THE WAIVER FEE REQUIRED BY CITY COUNCIL RESOLUTION NO. 2009-353 AS TO GULF TO BAY FOOD TRUCK ASSOCIATION INC.; authorizing THE MAYOR
OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.


Councilmember Montanari moved with the second of Councilmember Kennedy that the following resolution be adopted:

2017-522 A RESOLUTION WAIVING THE SIX MONTH REQUIREMENT OF SECTION “D” OF RESOLUTION NO. 2000-562, AND PAYMENT OF THE WAIVER FEE REQUIRED BY CITY COUNCIL RESOLUTION NO. 2009-353 AS TO CHILDHOOD APRAXIA OF SPEECH ASSOCIATION OF NORTH AMERICA, INC.; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

2017-523 A RESOLUTION APPROVING EVENTS FOR CO-SPONSORSHIP IN NAME ONLY BY THE CITY FOR FY2017 AND FY2018; authorizing THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.


Councilmember Montanari moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council receive and file the Co-Sponsored Events Committee report of August 24, 2017 presented by Councilmember Montanari.

NOTE: The Consent Agenda contains normal, routine business items that are very likely to be approved by the City Council by a single motion. Council questions on these items were answered prior to the meeting. Each Councilmember may, however, defer any item for added discussion at a later time.

2017-494 1. Approving the renewal of blanket purchase agreements with Dura-Cast Products, Inc., Iron Container LLC, Equipco Manufacturing, Inc., Wastequip Manufacturing Company LLC, and Otto Environmental Systems (NC) LLC, for refuse containers compactors and related products for the Sanitation Department, at an estimated two-year cost of $2,000,000, for a total contract amount of $4,200,000.

2017-495 2. Approving the purchase of fuel from Mansfield Oil Company of Gainesville, Inc. for the Fleet Management Department, at an estimated annual cost of $4,007,645.

2017-496 3. Approving the purchase of sanitation vehicles from Rush Truck Centers of Florida, Inc. and Ring Power Corporation for the Sanitation Department, at a total cost of $1,972,809.00.

2017-497 4. Approving the renewal of blanket purchase agreements with Life Extension Clinics, Inc., dba Life Scan Wellness Centers and U.S. HealthWorks Medical Group of Florida, Inc. for medical examinations and health testing services for the Human Resources, Fire, Police, and Parks and Recreation Departments, at an estimated annual cost of $320,000, for a total contract amount of $1,570,000.

NOTE: The Consent Agenda contains normal, routine business items that are very likely to be approved by the City Council by a single motion. Council questions on these items were answered prior to the meeting. Each Councilmember may, however, defer any item for added discussion at a later time.

1. Approving the renewal of agreements with Great Bay Distributors, Inc., Vansnax Distributors, Inc., J.J. Taylor Distributing Florida, Inc., Hamilton Distribution, Inc. and Freemans Independent Ice Co., Inc. for food and beverages for resale at an estimated annual cost of $60,000, for a total contract amount of $260,000.

2. Accepting a proposal from Montgomery Retirement Plan Advisors, Inc. for deferred compensation consulting services for the Human Resources Department, for a three-year contract amount of $118,500.

3. Rescinding a portion of an award to Stingray Chevrolet, LLC in the amount of $63,243, and awarding to Alan Jay Chevrolet-Cadillac, Inc., in the amount of $71,160.99, for a net increase of $7,917.99 in the total fleet purchase.

4. Resolution approving the plat of Tyrone Commercial, generally located on the north side of the intersection of 22nd Avenue North and Tyrone Boulevard North. (City File 16-20000005)

5. Resolution approving the plat of Wear The Fox Hat Farm Plat, generally located at 1045 25th Street North. (City File: 16-20000017)

6. Resolution approving the plat of Gandy Boulevard Self Storage, generally located on a portion of land lying within Section 19, Township 30 south, Range 17 east, Pinellas County, Florida; land lying southeast of Gandy Boulevard right-of-way, west of 2nd Street North right-of-way, and north of 99th Avenue North right-of-way. (City File: 17-20000007)

7. A Resolution approving a supplemental appropriation in the amount of $114,100 from the unappropriated balance of the Marina Capital Improvement Fund to the Pump-Out Boat Project (16075); authorizing the Mayor or his designee to execute all documents necessary to effectuate this transaction; and providing an effective date.
8. Granting Habitat for Humanity of Pinellas County, Inc. an exception to the requirement, contained in the 2017 Special Assessment Lien Modification Program, Option "D", for the removal of principal and interest on special assessment liens subject to a Development Agreement, that a property must be located within the Southside Community Redevelopment Area to be eligible for release of Special Assessment Liens for a property located at 3030 21st Street North, St. Petersburg.

9. Approving a supplemental appropriation in the amount of $39,312 from the unappropriated balance of the Neighborhood & Citywide Infrastructure Fund (3027) to the Sidewalk Reconstruction/Expansion FY 17 Project (15626).

10. Approving Amendment No. 1 to Task Order No. 12-19-AED/W, as revised (Task Order), to the Architect/Engineering Agreement dated July 1, 2014, between the City of St. Petersburg, Florida (City) and Advanced Engineering & Design, Inc. (A/E) for A/E to provide additional design services and re-permitting services for the Lift Station No. 11, Snell Isle Blvd. Rehabilitation Project in an amount not to exceed $22,110, for a total Task Order amount not to exceed of $79,650 (Engineering Project No. 16068-111; Oracle No. 14218); authorizing the Mayor or his designee to execute Amendment No. 1; and providing an effective date.

11. Authorizing the mayor or his designee to execute Amendment No. 1 to Task Order No. 15-02-CAR/ENV (Task Order) to the architect/engineering agreement dated July 19, 2016, between the City of St. Petersburg, Florida (City) and Cardno, Inc. (A/E) FOR A/E to furnish professional engineering services for the Soil Assessment & Interim Source Removal Project in an amount not to exceed $83,214.42, for a total TASK ORDER amount not to exceed of $89,423.92; rescinding an unencumbered appropriation in the amount of $140,000 from the Infrastructure TBD FY17 Project (15675) in the City Facilities Capital Improvement Fund (3031); approving a supplemental appropriation in the amount of $140,000 from the unappropriated balance of the City Facilities Capital Improvement Fund (3031) resulting from this rescission to the Environ Cleanup Proj 16 (15199) to provide for the necessary funding for Amendment No. 1 to the Task Order, excavation and disposal services, and engineering project management costs (Engineering Project No. 17104-110; Oracle Nos. 14117, 14668 and 15119).


13. Approving the 2017 Emergency Medical Services ALS First Responder Agreement between the City of St. Petersburg and the Pinellas County Emergency Medical Services Authority for fiscal years 2017/2018 and 2018/2019; authorizing the Mayor or his designee to execute the 2017 Emergency Medical Services ALS First Responder Agreement.

14. Authorizing the Mayor or his designee to credit bid on each property or properties that the City has been granted a final judgment for, up to the greater of just market value of • 376
the property as determined by the Pinellas County Property Appraiser or the amount of the City's final judgement on the property, at judicial sales.

15. Approving an amendment to the City Council Policy and Procedures Manual related to delay of agenda items.

16. A resolution authorizing the Mayor, or his designee, to execute a License Agreement with Greater Mt. Zion African Methodist Episcopal Church of St. Petersburg, Florida, Inc., a Florida non-profit corporation, for the use of unimproved City-owned property located at approximately 1120 16th Street South, St. Petersburg, for hosting a community event (tent revival services), for a nominal fee of $10.00.

17. Declaring the results of the Primary Election held on August 29, 2017.

18. A resolution changing the beginning time of the City Council meeting scheduled on September 21, 2017 from 3:00 p.m. to 1:00 p.m.

There being no further business, Chair Rice adjourned the meeting at 7:49 p.m.

Darden Rice, Chair-Councilmember
Presiding Officer of the City Council

ATTEST: 
Chan Srinivasa, City Clerk
Chair Darden Rice called the meeting to order with the following members present: Amy Foster, Charles Gerdes, James R. Kennedy, Jr., Steve Kornell, Ed Montanari, Karl Nurse, Darden Rice and Lisa Wheeler-Bowman. Mayor Rick Kriseman, City Administrator Dr. Gary Cornwell, City Attorney Jacqueline Kovilaritch, Chief Assistant City Attorney Jeannine Williams, City Clerk Chan Srinivasa and Senior Deputy City Clerk Cathy Davis were also in attendance. Absent: None.

In connection with the approval of the agenda, Councilmember Gerdes moved with the second of Councilmember Nurse that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council approve the agenda with the following changes as amended:

MOVED CA-1 Approving the renewal of a blanket purchase agreement with HD Supply Waterworks, LTD. for water and wastewater supplies for the Water Resources Department, at an annual cost of $2,500,000, for a total contract amount of $8,200,000. [MOVED TO REPORTS AS E-2(a)]

MOVED CA-4 Authorizing the Mayor or his designee to execute Amendment No. 3 to the A/E Agreement with Brown and Caldwell dated April 19, 2013 for additional professional engineering services for the Biosolids and Waste to Energy Project in an amount not to exceed $29,362.58, for a total contract amount not to exceed of $4,802,533.58 and including language related to public records, scrutinized business operations and reports to City Council (Engineering Project No. 13057-111; Oracle No. 13830 and 15290). [MOVED TO REPORTS AS E-2(b)]

MOVED CB-4 Approving the purchase of two generators from Ring Power Corporation for the Water Resources Department, at a total cost of $247,020.65. [MOVED TO REPORTS AS E-2(c)]

MOVED CB-9 Authorizing the Mayor or his designee to execute Task Order No. 16-01-AEC/W to the architect/engineering agreement dated November 3, 2016 between the City of St. Petersburg, Florida ("City") and AECOM Technical Services, Inc. ("AECOM") for professional engineering services related to
the SWWRF and NWWRF Tertiary Filters Technical Specifications, Bidding Phase Services, and Equipment Inspection in the amount of $24,500 with a retroactive effective date of December 14, 2016 (Engineering Project No. 17101-111; Oracle No. 15926 and 15928). [MOVED TO REPORTS AS E-2(d)]

ADD CB-12 Establishing the Clean Zone Time Period for the 2017 Major League Baseball Playoffs, including the World Series.

ADD CB-13 Ratifying the proposed labor agreement between the City of St. Petersburg and the Florida Public Services Union (FPSU) SEIU, CtW, CLC (FPSU/SEIU) for the Professionals collective bargaining unit covering the job classifications within that unit effective the first payroll period in fiscal year 2018 through September 30, 2020.

ADD CB-14 Ratifying the proposed labor agreement between the City of St. Petersburg and the Florida Public Services Union (FPSU) SEIU, CtW, CLC (FPSU/SEIU) for the Blue and White Collar collective bargaining units covering the job classifications within those units effective the first payroll period in fiscal year 2018 through September 30, 2020.

ADD CB-15 Authorizing the Mayor or his designee to execute task order No. 5 with Thompson Consulting, LLC for disaster-related reimbursement assistance consulting services needed because of Hurricane Irma for the total amount of all task orders not to exceed $273,030.

ADD CB-16 A resolution authorizing the Mayor, or his designee, to execute a License Agreement with Greater Mt. Zion African Methodist Episcopal Church of St. Petersburg, Florida, Inc., a Florida non-profit corporation, for the use of unimproved City-owned property located at approximately 1120 – 16th Street South, St. Petersburg, for hosting a rescheduled community event (tent revival services), for a nominal fee of $10.00; and to execute all documents necessary to effectuate same.

ADD D-2 An ordinance of the City of St. Petersburg amending Section 20-122 of the City Code to add driving under the influence pursuant to Florida Statute 316.193 as a criteria for motor vehicle seizure and impoundment; increasing the time to schedule preliminary and final hearings from two to five days.

REVISE D-3 An ordinance making findings regarding the City Code section governing the naming of city lands, facilities, and buildings; amending that section to improve clarity, reflect the name of the Duke Energy Center for the Arts and the Mahaffey Theater, and authorize temporary naming of any portion of the Mahaffey Theater Facility pursuant to a naming rights agreement approved by resolution.

ADD E-2 Sewer Report

ADD E-2(e) Authorizing the administration to negotiate an agreement with Jacobs Engineering Group Inc. for the Wastewater Program Management and Integrated Water Resource Planning project; (Engineering Project Number 17078-111; Oracle Project Number 15953).

DELETE G-1 Homeless Leadership Board – (Oral) (Councilmember Foster)
DELETE G-3 Tampa Bay Regional Planning Council (Councilmember Kornell)
DELETE G-4 Budget, Finance & Taxation Committee (9/14/2017)
DELETE G-5 Committee of the Whole – Foundation for a Healthy St. Petersburg (9/14/2017)
ADD G-6 Land Use & Transportation Report
(a) Forward Pinellas
(b) Tampa Bay Transportation Management Area (TBTMA) (Councilmember Kennedy)
(c) MPO Action Committee
(d) PSTA - (Chair Rice)
(e) Tampa Bay Area Regional Transportation Authority (TBARTA) - (Chair Rice)
ADD G-7 Public Services & Infrastructure Committee (8/24/17)
DELETE I-5 Ordinance 294-H amending Article V of the St. Petersburg City Code by adding Division 8, entitled Living Wage Requirements for Major Contracts, to provide for implementation of a minimum hourly wage for employees of certain contractors and subcontractors; providing findings; providing for definitions; prohibiting retaliation against employees for exercising their rights pursuant to this ordinance; providing remedies for aggrieved employees; providing for penalties. [DEFERRED TO OCTOBER 5, 2017 CITY COUNCIL MEETING]
INFO I-8 Ordinance 299-H relating to utility rates and charges; amending Chapter 27, Subsections 27-142 (a) and Subsection 27-284 (a) and 27-284 (d) of the St. Petersburg City Code; amending wholesale water service charges for the City of Gulfport and corrected language; amending wastewater service charges for wholesale customers; providing for severability of provisions; providing an explanation of words struck through and underlined; establishing a date to begin calculating new rates for billing purposes.
INFO I-10(a) Resolution adopting a proposed millage rate for the Fiscal Year ending September 30, 2018.


In connection with approval of the Consent Agenda, Chair Rice asked if there were any persons wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Wheeler-Bowman that the following resolutions be adopted approving the attached Consent Agenda as amended:

ADD CB-15 Approving a supplemental appropriation in the amount of $190,080, and authorizing the Mayor or his designee to execute task order No. 5 with Thompson Consulting, LLC for disaster-related reimbursement assistance consulting services needed because of Hurricane Irma in an amount not to exceed $190,080 for the total amount of all task orders not to exceed $273,030.
ADD CB-16 Authorizing the Mayor, or his designee, to execute a License Agreement with Greater Mt. Zion African Methodist Episcopal Church of St. Petersburg, Florida, Inc., a Florida non-profit corporation, for the use of unimproved City-owned property located at approximately 1120 – 16th Street South, St. Petersburg, for hosting a rescheduled community event (tent revival services), for a nominal fee of $10.00; and to execute all documents necessary to effectuate same.

ADD CB-17 Termination of the State of Emergency.


In connection with the Open Forum portion of the agenda, the following person(s) came forward:

1. Julie Kessel, 851 35th Avenue North, spoke regarding campaign finance reform.
2. Sharon Janis, 4144 Burlington Avenue North, spoke regarding campaign finance reform.

In connection with the Open Forum portion of the agenda, Deputy Mayor Dr. Kanika Tomlin presented a Proclamation proclaiming the week of September 24 – October 1, 2017 as Burg Buys Local Week.

In connection with new ordinances, Councilmember Kennedy moved with the second of Councilmember Gerdes that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council take separate votes on agenda items D-1(a), D-1(b) and D-1(c).


In connection with new ordinances, the Clerk read the title of proposed Ordinance 300-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Gerdes moved with the second of Councilmember Nurse that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting October 5, 2017 as the public hearing date for the following proposed Ordinance(s):
09/21/2017

PROPOSED ORDINANCE NO. 300-H

AN ORDINANCE MAKING FINDINGS REGARDING THE NEED TO ENACT CAMPAIGN FINANCE REFORM FOR MUNICIPAL ELECTIONS IN THE CITY OF ST. PETERSBURG; AMENDING THE CITY CODE TO ADD CONTRIBUTION LIMITS FOR MUNICIPAL ELECTIONS; AND PROVIDING AN EFFECTIVE DATE.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 301-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Gerdes moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting October 5, 2017 as the public hearing date for the following proposed Ordinance(s):

PROPOSED ORDINANCE NO. 301-H

AN ORDINANCE MAKING FINDINGS REGARDING THE NEED TO ENACT CAMPAIGN FINANCE REFORM FOR MUNICIPAL ELECTIONS IN THE CITY OF ST. PETERSBURG; AMENDING THE CITY CODE TO ADD DISCLOSURE REQUIREMENTS FOR INDEPENDENT EXPENDITURES FOR MUNICIPAL ELECTIONS AND DISCLAIMERS; AND PROVIDING AN EFFECTIVE DATE.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 302-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Gerdes moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting October 5, 2017 as the public hearing date for the following proposed Ordinance(s):
PROPOSED ORDINANCE NO. 302-H

AN ORDINANCE MAKING FINDINGS REGARDING THE NEED FOR INCREASED DISCLOSURE OF INDEPENDENT EXPENDITURES, EXPENDITURES FOR ELECTIONEERING COMMUNICATIONS, AND OTHER CAMPAIGN FINANCE MATTERS RELATED TO CITY ELECTIONS; AMENDING THE CITY CODE TO REQUIRE SUCH DISCLOSURE; AND PROVIDING AN EFFECTIVE DATE.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 304-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Gerdes moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting October 5, 2017 as the public hearing date for the following proposed Ordinance(s):

PROPOSED ORDINANCE NO. 304-H

AN ORDINANCE. AN ORDINANCE OF THE CITY OF ST. PETERSBURG AMENDING SECTION 20-122 OF THE CITY CODE TO ADD DRIVING UNDER THE INFLUENCE PURSUANT TO FLORIDA STATUTE 316.193 AS A CRITERIA FOR MOTOR VEHICLE SEIZURE AND IMPOUNDMENT; INCREASING THE TIME TO SCHEDULE PRELIMINARY AND FINAL HEARINGS FROM TWO TO FIVE DAYS; AND PROVIDING AN EFFECTIVE DATE.


In connection with new ordinances, the Clerk read the title of proposed Ordinance 305-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Gerdes moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that setting October 5, 2017 as the public hearing date for the following proposed Ordinance(s):
PROPOSED ORDINANCE NO. 305-H

AN ORDINANCE MAKING FINDINGS REGARDING THE CITY CODE SECTION GOVERNING THE NAMING AND RENAMING OF CITY LANDS, FACILITIES, AND BUILDINGS; AMENDING THAT SECTION TO IMPROVE CLARITY, REFLECT THE NAME OF THE DUKE ENERGY CENTER FOR THE ARTS AND THE MAHAFFEY THEATER, AND AUTHORIZE TEMPORARY NAMING OF ANY PORTION OF THE MAHAFFEY THEATER FACILITY PURSUANT TO A NAMING RIGHTS AGREEMENT APPROVED BY RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.


Chair Rice recessed the City of St. Petersburg City Council meeting at 1:38 p.m. and convened as the Community Redevelopment Agency.

The City Council was reconvened at 2:53 p.m.

In connection with a Community Redevelopment item, Councilmember Gerdes moved with the second Councilmember Kennedy that the following resolution be adopted:

2017-548 A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF ST. PETERSBURG APPROVING (1) THE PRIORITY LIST IN EXHIBIT A FOR APPLICATIONS TO THE FY2017 SOUTH ST. PETERSBURG COMMUNITY REDEVELOPMENT AREA (CRA) COMMERCIAL MATCHING GRANT PROGRAM; (2) AWARDING $14,592 FROM “HOUSING AND NEIGHBORHOOD REVITALIZATION” (PROJECT 15382) FOR A MULTIFAMILY RESIDENTIAL PROPERTY IMPROVEMENT GRANT APPLICATION LOCATED AT 2745 2ND AVENUE SOUTH (FILE #2017-CRA-52); (3) THE PRIORITY LIST RECOMMENDED BY THE CRA GRANT REVIEW COMMITTEE FOR APPLICATIONS TO THE FY2017 COMMERCIAL REVITALIZATION PROGRAM; (4) AMENDING THE FY2017 BUDGET FOR THE REDEVELOPMENT TRUST FUND OF THE SOUTH ST. PETERSBURG CRA (FUND 1104) TO RESCIND $107,328 FROM “HOUSING AND NEIGHBORHOOD REVITALIZATION” (PROJECT 15382) AND APPROPRIATE $107,328 FOR TRANSFER TO “BUSINESS DEVELOPMENT” (PROJECT 15381) TO SUPPLEMENT FUNDS AVAILABLE FOR APPLICATIONS TO THE CRA COMMERCIAL MATCHING GRANT PROGRAMS AND THE COMMERCIAL REVITALIZATION PROGRAM; (5) REALLOCATING UNEXPENDED AND UNENCUMBERED FUNDS FROM THE FY2016 CRA BUDGET TO SUPPLEMENT THE FY2017 CRA COMMERCIAL MATCHING GRANT PROGRAM; (6) MAKING AVAILABLE $80,000 FROM THE FY2018 CRA BUDGET TO PAY FOR CRA GRANT AWARD BONUSES; AND PROVIDING AN EFFECTIVE DATE.
Chair Rice recessed the meeting at 2:55 p.m. for a short break.

Chair Rice reconvened the meeting at 3:06 p.m.

In connection with reports, Claude Tankersley, Public Works Administrator and Engineering Director Brejesh Prayman presented the Sewer Report. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Gerdes moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

2017-549   A RESOLUTION APPROVING THE FIRST RENEWAL OPTION TO THE AGREEMENT WITH HD SUPPLY WATERWORKS, LTD., AT AN ESTIMATED ANNUAL COST NOT TO EXCEED $2,500,000, FOR A TOTAL CONTRACT PRICE OF $8,200,000, FOR THE PURCHASE OF WATER AND WASTEWATER SUPPLIES FOR THE WATER RESOURCES DEPARTMENT; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.


Councilmember Nurse moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

2017-550   A RESOLUTION APPROVING THE THIRD AMENDMENT TO THE A/E AGREEMENT BETWEEN THE CITY OF ST. PETERSBURG, FLORIDA ("CITY") AND BROWN AND CALDWELL CORPORATION ("A/E" AGREEMENT) TO FURNISH PROFESSIONAL ENGINEERING SERVICES FOR THE BIOSOLIDS AND WASTE TO ENERGY PROJECT IN AN AMOUNT NOT TO EXCEED $29,362.58, FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED OF $4,802,533.58 (ENGINEERING PROJECT NO. 13057-111; ORACLE NO. 13830 AND 15290); AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE THIS TASK ORDER; AND PROVIDING AN EFFECTIVE DATE.


Councilmember Gerdes moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:
2017-551 A RESOLUTION APPROVING THE PURCHASE OF TWO (2) REPLACEMENT GENERATORS FROM RING POWER CORPORATION FOR THE WATER RESOURCES DEPARTMENT AT A TOTAL COST NOT TO EXCEED $247,020.65, UTILIZING THE STATE OF FLORIDA CONSTRUCTION AND INDUSTRIAL CONTRACT NO. 22101000-15-1; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.


Councilmember Gerdes moved with the second of Councilmember Nurse that the following resolution be adopted:

2017-552 A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE TASK ORDER NO. 16-01-AEC/W TO THE ARCHITECT/ENGINEERING AGREEMENT DATED NOVEMBER 3, 2016 BETWEEN THE CITY OF ST. PETERSBURG, FLORIDA ("CITY") AND AECOM TECHNICAL SERVICES, INC. ("AECOM") FOR PROFESSIONAL ENGINEERING SERVICES RELATED TO THE SWWRF AND NWWRF TERTIARY FILTERS TECHNICAL SPECIFICATIONS, BIDDING PHASE SERVICES, AND EQUIPMENT INSPECTION IN AN AMOUNT NOT TO EXCEED $24,500 WITH A RETROACTIVE EFFECTIVE DATE OF DECEMBER 14, 2016 (ENGINEERING PROJECT NO. 17101-111; ORACLE NOS. 15926 AND 15928); AND PROVIDING AN EFFECTIVE DATE.


Councilmember Nurse moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

2017-553 A RESOLUTION ACKNOWLEDGING THE SELECTION OF JACOBS ENGINEERING GROUP INC. ("JACOBS") AS THE MOST QUALIFIED FIRM TO PROVIDE PROFESSIONAL ENGINEERING SERVICES FOR THE WASTEWATER PROGRAM MANAGEMENT AND INTEGRATED WATER RESOURCES PLANNING PROJECT; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO NEGOTIATE AN ARCHITECT/ENGINEERING AGREEMENT ("AGREEMENT") WITH JACOBS FOR PROFESSIONAL SERVICES RELATED TO THE WASTEWATER PROGRAM MANAGEMENT AND INTEGRATED WATER RESOURCES PLANNING PROJECT, WHICH AGREEMENT IS SUBJECT TO CITY COUNCIL APPROVAL; AND PROVIDING AN EFFECTIVE DATE.
Chair Rice recessed the meeting for a dinner break.

Chair Rice reconvened the meeting at 6:02 p.m.

In connection with public hearings, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Wheeler-Bowman that the following resolutions be adopted:

2017-554 A RESOLUTION CONFIRMING AND APPROVING PRELIMINARY ASSESSMENT ROLLS FOR LOT CLEARING NO. 1581; PROVIDING FOR AN INTEREST RATE ON UNPAID ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

2017-555 A RESOLUTION ASSESSING THE COSTS OF SECURING LISTED ON SECURING BUILDING NO. 1227 ("SEC 1227") AS LIENS AGAINST THE RESPECTIVE REAL PROPERTY ON WHICH THE COSTS WERE INCURRED; PROVIDING THAT SAID LIENS HAVE A PRIORITY AS ESTABLISHED BY CITY CODE SECTION 8-270; PROVIDING FOR AN INTEREST RATE ON UNPAID BALANCES; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AND RECORD NOTICE(S) OF LIEN(S) IN THE PUBLIC RECORDS OF THE COUNTY; AND PROVIDING AN EFFECTIVE DATE.

2017-556 A RESOLUTION ASSESSING THE COSTS OF DEMOLITION LISTED ON BUILDING DEMOLITION NO. 453 ("DMO NO. 453") AS LIENS AGAINST THE RESPECTIVE REAL PROPERTY ON WHICH THE COSTS WERE INCURRED; PROVIDING THAT SAID LIENS HAVE A PRIORITY AS ESTABLISHED BY CITY CODE SECTION 8-270; PROVIDING FOR AN INTEREST RATE ON UNPAID BALANCES; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AND RECORD NOTICE(S) OF LIEN(S) IN THE PUBLIC RECORDS OF THE COUNTY; AND PROVIDING AN EFFECTIVE DATE.

In connection with public hearings, the Clerk read the title of proposed Ordinance 1100-V. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Wheeler-Bowman moved with the second of Councilmember Montanari that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 1100-V entitled:
PROPOSED ORDINANCE NO. 1100-V

AN ORDINANCE APPROVING A VACATION OF A 22-FOOT SEGMENT OF A 20-FOOT WIDE STREET AND PUBLIC UTILITY EASEMENT GENERALLY LOCATED SOUTH OF 6TH AVENUE SOUTH AND EAST OF 46TH STREET SOUTH; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

be adopted on second and final reading.


In connection with public hearings, the Clerk read the title of proposed Ordinance 296-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Wheeler-Bowman moved with the second of Councilmember Montanari that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 296-H entitled:

PROPOSED ORDINANCE NO. 296-H

AN ORDINANCE IN ACCORDANCE WITH SECTION 1.02(C)(5)B., ST. PETERSBURG CITY CHARTER, AUTHORIZING THE RESTRICTIONS CONTAINED IN THE JOINT PARTICIPATION AGREEMENT ("JPA") AND ANY ADDITIONAL SUPPLEMENTAL JOINT PARTICIPATION AGREEMENTS (COLLECTIVELY, "JPAS"), INCLUDING BUT NOT LIMITED TO THE AVIATION PROGRAM ASSURANCES ("GRANT ASSURANCES"), TO BE EXECUTED BY THE CITY, AS A REQUIREMENT FOR RECEIPT OF THE FLORIDA DEPARTMENT OF TRANSPORTATION ("FDOT") FUNDS IN AN AMOUNT NOT TO EXCEED $21,600 ("GRANT") FOR THE TAXIWAY C REHAB PROJECT (PROJECT #15120) AND THE TAXIWAY C SOUTH RAMP PROJECT (PROJECT #15617), WHICH, INTER ALIA, REQUIRE THAT THE CITY NOT SELL, LEASE, ENCUMBER OR OTHERWISE TRANSFER OR DISPOSE OF ANY PART OF THE CITY'S RIGHT, TITLE OR OTHER INTERESTS IN ALBERT WHITTED MUNICIPAL AIRPORT ("AIRPORT"), MAKE THE AIRPORT AVAILABLE AS AN AIRPORT FOR PUBLIC USE ON FAIR AND REASONABLE TERMS, AND MAINTAIN THE PROJECT FACILITIES AND EQUIPMENT IN GOOD WORKING ORDER FOR THE USEFUL LIFE OF SAID FACILITIES OR EQUIPMENT, NOT TO EXCEED 20 YEARS FROM THE EFFECTIVE DATE OF THE JPA; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ACCEPT THE GRANT IN AN AMOUNT NOT
TO EXCEED $21,600; APPROVING A SUPPLEMENTAL APPROPRIATION OF $10,026 TO THE TAXIWAY C SOUTH RAMP PROJECT (PROJECT #15617) FROM THE INCREASE IN THE AIRPORT CAPITAL FUND (4033); AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS ORDINANCE; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR EXPIRATION.

be adopted on second and final reading.


In connection with public hearings, the Clerk read the title of proposed Ordinance 297-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Wheeler-Bowman moved with the second of Councilmember Nurse that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 297-H entitled:

PROPOSED ORDINANCE NO. 297-H

AN ORDINANCE IN ACCORDANCE WITH SECTION 1.02(C)(5)B., ST. PETERSBURG CITY CHARTER, AUTHORIZING THE RESTRICTIONS CONTAINED IN THE JOINT PARTICIPATION AGREEMENT ("JPA") AND ANY ADDITIONAL SUPPLEMENTAL JOINT PARTICIPATION AGREEMENTS (COLLECTIVELY, "JPAS"), INCLUDING BUT NOT LIMITED TO THE AVIATION PROGRAM ASSURANCES ("GRANT ASSURANCES"), TO BE EXECUTED BY THE CITY, AS A REQUIREMENT FOR RECEIPT OF THE FLORIDA DEPARTMENT OF TRANSPORTATION ("FDOT") FUNDS IN AN AMOUNT NOT TO EXCEED $290,000 ("GRANTS") FOR THE TERMINAL HANGAR PROJECT (PROJECT #13279), WHICH, INTER ALIA, REQUIRE THAT THE CITY NOT SELL, LEASE, ENCUMBER OR OTHERWISE TRANSFER OR DISPOSE OF ANY PART OF THE CITY'S RIGHT, TITLE OR OTHER INTERESTS IN ALBERT WHITTED MUNICIPAL AIRPORT ("AIRPORT"), MAKE THE AIRPORT AVAILABLE AS AN AIRPORT FOR PUBLIC USE ON FAIR AND REASONABLE TERMS, AND MAINTAIN THE PROJECT FACILITIES AND EQUIPMENT IN GOOD WORKING ORDER FOR THE USEFUL LIFE OF SAID FACILITIES OR EQUIPMENT, NOT TO EXCEED 20 YEARS FROM THE EFFECTIVE DATE OF THE JPA; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO APPLY FOR AND ACCEPT THE GRANTS IN AN AMOUNT NOT TO EXCEED $290,000; RESCINDING FUNDING IN THE AMOUNT OF $285,777 FROM THE AIRPORT TERMINAL HANGAR PROJECT (PROJECT #13279) AS A RESULT OF THE EXPIRATION OF A FDOT GRANT AND APPROVING A
SUPPLEMENTAL APPROPRIATION OF $290,000 TO THE AIRPORT TERMINAL HANGAR PROJECT (PROJECT #13279) FROM THE INCREASE IN THE AIRPORT CAPITAL FUND (4033) FROM THIS NEW GRANT; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS ORDINANCE; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR EXPIRATION.

be adopted on second and final reading.


In connection with public hearings, the Clerk read the title of proposed Ordinance 299-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Wheeler-Bowman moved with the second of Councilmember Nurse that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 299-H entitled:

PROPOSED ORDINANCE NO. 299-H

AN ORDINANCE RELATING TO UTILITY RATES AND CHARGES; AMENDING CHAPTER 27, SUBSECTIONS 27-142 (a) AND SUBSECTIONS 27-284 (a) AND 27-284 (d) OF THE ST. PETERSBURG CITY CODE; AMENDING WHOLESALE WATER SERVICE CHARGES FOR THE CITY OF GULFPORT AND CORRECTED LANGUAGE; AMENDING WASTEWATER SERVICE CHARGES FOR WHOLESALE CUSTOMERS; PROVIDING FOR SEVERABILITY OF PROVISIONS; PROVIDING AN EXPLANATION OF WORDS STRUCK THROUGH AND UNDERLINED; ESTABLISHING A DATE TO BEGIN CALCULATING NEW RATES FOR BILLING PURPOSES; AND PROVIDING AN EFFECTIVE DATE.

be adopted on second and final reading.


In connection with public hearings, the Clerk read the title of proposed Ordinance 303-H. Derek Kilborn, Urban Development and Historic Preservation Manager gave a presentation to Council regarding the proposed Ordinance. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response.
Councilmember Kornell moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 303-H entitled:

PROPOSED ORDINANCE NO. 303-H

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, PROVIDING FOR THE AMENDMENT OF THE HISTORIC AND ARCHAEOLOGICAL PRESERVATION OVERLAY (SECTION 16.30.070 OF THE CITY CODE); CLARIFYING THE APPLICATION REQUIREMENTS AND OTHER PROCEDURES FOR DESIGNATING LOCAL LANDMARKS; REVISING THE REQUIREMENTS FOR CERTIFICATES OF APPROVAL; CODIFYING INTERPRETATIVE LANGUAGE AND CLARIFICATIONS FOR INTERNAL CONSISTENCY; CORRECTING TYPOGRAPHICAL, GRAMMATICAL AND SCRIVENERS ERRORS; AND PROVIDING FOR AN EFFECTIVE DATE.

be adopted on second and final reading.


In connection with public hearings, Tom Greene, Budget Director gave a presentation to Council regarding the Fiscal Year 2018 Tentative Budget and Proposed Millage Rate. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Nurse moved with the second of Councilmember Gerdes that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council reduce the Sidewalk Expansion from $350,000 to $200,000 and add the $150,000 transfer to sidewalk reconstruction for a total of $750,000.


Councilmember Wheeler-Bowman moved with the second of Councilmember Nurse that the following resolution be adopted:

2017-557 A RESOLUTION ADOPTING A PROPOSED MILLAGE RATE FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2018; AND PROVIDING AN EFFECTIVE DATE.

In connection with public hearings, the Clerk read the title of proposed Ordinance 298-H. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Nurse moved with the second of Councilmember Kornell that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 298-H entitled:

PROPOSED ORDINANCE NO. 298-H

AN ORDINANCE MAKING APPROPRIATIONS FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2018; MAKING APPROPRIATIONS FOR THE PAYMENT OF THE OPERATING EXPENSES OF THE CITY OF ST. PETERSBURG, FLORIDA, INCLUDING ITS UTILITIES, AND FOR THE PAYMENT OF PRINCIPAL AND INTEREST OF REVENUE BONDS, AND OTHER OBLIGATIONS OF THE CITY OF ST. PETERSBURG, FLORIDA; MAKING APPROPRIATIONS FOR THE CAPITAL IMPROVEMENT PROGRAM OF THE CITY OF ST. PETERSBURG, FLORIDA; MAKING APPROPRIATIONS FOR THE DEPENDENT SPECIAL DISTRICTS OF THE CITY OF ST. PETERSBURG FLORIDA; ADOPTING THIS APPROPRIATIONS ORDINANCE AS THE BUDGET FOR THE CITY OF ST. PETERSBURG, FLORIDA FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2018; PROVIDING FOR RELATED MATTERS; AND PROVIDING AN EFFECTIVE DATE.

be adopted on second and final reading.


In connection with public hearings, Tom Greene, Budget Director gave a presentation to Council regarding the Fiscal Year 2018 Tentative Budget and Proposed Millage Rate. Chair Rice asked if there were any person(s) present wishing to be heard, there was no response.

Councilmember Gerdes moved with the second of Councilmember Nurse that the following resolution be adopted:

2017-558 A RESOLUTION ADOPTING THE TENTATIVE BUDGET FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2018; AND PROVIDING AN EFFECTIVE DATE.

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In connection with the Public Arts Commission report, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council receive and file the Public Arts Commission report presented by Councilmember Steve Kornell.

In connection with the Land Use and Transportation report presented by Chair Rice Councilmember Wheeler-Bowman, Councilmember Nurse moved with the second of Councilmember Wheeler-Bowman that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council receive and file the Land Use and Transportation report presented by Chair Rice and Councilmember Wheeler-Bowman.

In connection with the Public Services and Infrastructure Committee report, Chair Rice asked if there were any person(s) present wishing to be heard, there was no response. Councilmember Kornell moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Council receive and file the Public Services and Infrastructure Committee report of August 24, 2017 presented by Councilmember Kornell.
NOTE: The Consent Agenda contains normal, routine business items that are very likely to be approved by the City Council by a single motion. Council questions on these items were answered prior to the meeting. Each Councilmember may, however, defer any item for added discussion at a later time.

1. Approving the renewal of a blanket purchase agreement with HD Supply Waterworks, LTD. for water and wastewater supplies for the Water Resources Department, at an annual cost of $2,500,000, for a total contract amount of $8,200,000. [MOVED TO REPORTS AS E-2(a)]

2. Accepting the bid from Eveland Brothers, Inc. for the construction of the Agricultural Education Building at the Pioneer Settlement at Boyd Hill Nature Park, in the amount of $598,652.36; rescinding unencumbered appropriations in the amount of $230,000 from the Lake Maggiore/Boyd Hill Project (14650) in the Recreation and Culture Capital Improvement Fund (3029); approving a supplemental appropriation in the amount of $230,000 from the unappropriated balance of the Recreation and Culture Capital Improvement Fund (3029) resulting from the above rescission to the Agricultural Education Building at Boyd Hill Project (Engineering & CID Project No. 17227-017; Oracle No. 15904); and providing an effective date.

3. Approving an increase in the allocation for the radios and electronic components agreement with Motorola Solutions Inc., in the amount of $250,000, for a total contract amount of $548,000.

4. Authorizing the Mayor or his designee to execute Amendment No. 3 to the A/E Agreement with Brown and Caldwell dated April 19, 2013 for additional professional engineering services for the Biosolids and Waste to Energy Project in an amount not to exceed $29,362.58, for a total contract amount not to exceed of $4,802,533.58 and including language related to public records, scrutinized business operations and reports to City Council (Engineering Project No. 13057-111; Oracle No. 13830 and 15290). [MOVED TO REPORTS AS E-2(b)]

5. Authorizing the Mayor or his designee to execute Amendment No. 1 to Task Order No. 14-02-PSI/GMTI ("Task Order") to the architect/engineering agreement dated January 24, 2014 between the City of St. Petersburg, Florida ("City") and Professional Services, Inc. ("A/E") with a retroactive effective date of July 1, 2016, for A/E to provide construction site vibration monitoring for the Snell Isle Boulevard NE/Rafael Boulevard NE and Vicinity Storm Drainage Improvements Project in an amount not to exceed $35,255, for a total Task Order amount not to exceed $74,645; approving a supplemental
appropriation in the amount of $13,000 from the unappropriated balance of the Stormwater Drainage Capital Projects Fund (4013) to the Snell Isle Blvd and Rafael Project (13729); authorizing the Mayor or his designee to execute all documents necessary to effectuate this transaction; and providing an effective date. (Engineering Project No. 13009-110, Oracle No. 13729).
Consent Agenda B
September 21, 2017

NOTE: The Consent Agenda contains normal, routine business items that are very likely to be approved by the City Council by a single motion. Council questions on these items were answered prior to the meeting. Each Councilmember may, however, defer any item for added discussion at a later time.


2. Approving the renewal of a blanket purchase agreement with the Pinellas County Urban League, Inc. for the operation of a summer youth workplace readiness training program at an estimated annual cost of $35,000, for a total contract amount of $275,000.

3. Approving the renewal of blanket purchase agreements with Tampa Bay Community Development Corporation and St Petersburg Neighborhood Housing Services, Incorporated for homeowner education and counseling assistance services, at an estimated annual cost of $100,000, for a total contract amount of $264,000.

4. Approving the purchase of two generators from Ring Power Corporation for the Water Resources Department, at a total cost of $247,920.65. [MOVED TO REPORTS AS E-2(c)]

5. Approving the donation of three 15-passenger vans valued at approximately $4,500 each, to three nonprofit organizations.

6. Authorizing the Mayor, or his designee, to execute the following License Agreements for the use of buildings within portions of City-owned Parkland for a period of three (3) years at an aggregate rent of $36.00 for each agreement; and waiving the reserve for replacement requirement of City Council Resolution No. 79-740A. Requires affirmative vote of at least six (6) members of City Council.

(a) Wildwood Dodgers, Inc. for the use of a Concession Stand Building and Storage Building within a portion of the City-owned Wildwood Park located at 1000 - 28th Street South, St. Petersburg.

(b) North East Little League, Inc. for the use of a Concession Stand/Storage Building within a portion of Northeast Park Baseball Complex located at 955-62nd Avenue Northeast, St. Petersburg.
(c) Gibbs Junior Gladiators Youth Athletic Association, Inc. for the use of 1) a Concession Stand/Storage Area within a portion of 31st Street Sports Complex located at 4801 - 31st Street South, St. Petersburg (North Field) 2) a Building located at approximately 2567 - 11th Avenue South, Petersburg and 3) a Concession Stand/Storage Building located at approximately 1000 - 28th Street South, St. Petersburg within Wildwood Park.

(d) Lakewood Jr. Spartans Youth Association, Inc. for the use of 1) a Concession Stand/Storage Building and 2) a Portable Classroom within a portion of 31st Street Sports Complex located at 4801- 31st Street South, St. Petersburg (South Field).

(e) Childs Park Rattlers Youth Athletic Organization for the use of 1) a Concession Stand/Storage Building/Press Box area and 2) an Equipment/Storage Building within a portion of the City-owned Childs Park Athletic Complex located at 601 – 45th Street South, St. Petersburg.

(f) Southside Youth Soccer League, Inc. for the use of 1) a Concession Stand/Restroom Building, 2) a Storage Building and 3) a Meeting Facility within a portion of Lakewood Sports Complex located at 1101 Country Club Way South, St. Petersburg.

7. Authorizing the Mayor, or his designee, to execute a License Agreement with the Board of Trustees of St. Petersburg College for the use of the existing parking lot located on a portion of City-owned parkland at Eagle Crest Lake for a period of three (3) years at an aggregate rent of $36.00; and waiving the reserve for replacement requirement of City Council Resolution No. 79-740A. Requires affirmative vote of at least six (6) members of City Council.

8. Authorizing the Mayor, or his designee, to execute a Second Amendment License Agreement with Leland Allenbrand d/b/a St. Petersburg Horse & Carriages dated December 11, 2015, for use of a portion of the public streets and a portion of the Dolphin Parking Lot for operation of a horse carriage business. Requires affirmative vote of at least six (6) members of City Council.

9. Authorizing the Mayor or his designee to execute Task Order No. 16-01-AEC/W to the architect/engineering agreement dated November 3, 2016 between the City of St. Petersburg, Florida (City) and AECOM Technical Services, Inc. (AECOM) for professional engineering services related to the SWWRF and NWWRF Tertiary Filters Technical Specifications, Bidding Phase Services, and Equipment Inspection in the amount of $24,500 with a retroactive effective date of December 14, 2016 (Engineering Project No. 17101-111; Oracle No. 15926 and 15928); [MOVED TO REPORTS AS E-2(d)]

10. Authorizing the Mayor or his designee to accept funding from Pinellas County’s Water Rescue Grant Program in the amount of $30,000 for the specific purpose of supporting operations, maintenance, equipment, and training for water rescue preparedness and response on a countywide basis; to execute all documents necessary to effectuate this
transaction; approving a supplemental appropriation in the amount of $30,000 from the increase in the unappropriated balance of the General Fund (0001) resulting from these additional revenues to the Fire Rescue Department, Operations (150-1497).

11. Authorizing the Mayor or his designee to convey the 39 City-owned, Neighborhood Stabilization Program ("NSP") vacant lots in the city's land bank inventory ("Lots") identified on the list attached hereto, to qualified developers for the purpose of constructing new, affordable homes, on the lots, to be purchased by low and moderate-income households in the city's South St. Petersburg Community Redevelopment Area ("CRA"); providing that all lots will be conveyed for nominal consideration to the qualified developers with the requirement that each property shall have an affordability period of a minimum of 10 years, as provided in a mortgage from the homebuyer, restrictions on the deed, or conveyance of the lot to an affordable housing land trust; authorizing the administration to provide funding up to $100,500 at 0% interest from available NSP funds to developers to construct each new home; authorizing the administration to prioritize the order of the conveyance of the lots; authorizing the administration to establish qualifications and procedures for developers to participate in the program; authorizing the administration to execute an agreement with each qualified developer that provides for its compliance with all of the applicable NSP -1 and NSP -3 program guidelines and the provision of a minimum of 33% of the cost to construct each home; authorizing the administration to convey the unimproved City-owned NSP parcel located at 331 45th Street South to Habitat for Humanity of Pinellas for nominal consideration prior to the establishment of any new developer program described herein; authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution.

12. Establishing the Clean Zone Time Period for the 2017 Major League Baseball Playoffs, including the World Series

13. Ratifying the proposed labor agreement between the City of St. Petersburg and the Florida Public Services Union (FPSU) SEIU, CtW, CLC (FPSU/SEIU) for the Professionals collective bargaining unit covering the job classifications within that unit effective the first payroll period in fiscal year 2018 through September 30, 2020.

14. Ratifying the proposed labor agreement between the City of St. Petersburg and the Florida Public Services Union (FPSU) SEIU, CtW, CLC (FPSU/SEIU) for the Blue and White Collar collective bargaining units covering the job classifications within those units effective the first payroll period in fiscal year 2018 through September 30, 2020.

15. Approving a supplemental appropriation in the amount of $190,080, and authorizing the Mayor or his designee to execute task order No. 5 with Thompson Consulting, LLC for disaster-related reimbursement assistance consulting services needed because of Hurricane Irma in an amount not to exceed $190,080 for the total amount of all task orders not to exceed $273,030.
16. Authorizing the Mayor, or his designee, to execute a License Agreement with Greater Mt. Zion African Methodist Episcopal Church of St. Petersburg, Florida, Inc., a Florida non-profit corporation, for the use of unimproved City-owned property located at approximately 1120 – 16th Street South, St. Petersburg, for hosting a rescheduled community event (tent revival services), for a nominal fee of $10.00; and to execute all documents necessary to effectuate same.

17. Termination of the State of Emergency.

There being no further business, Chair Rice adjourned the meeting at 8:00 p.m.

________________________
Darden Rice, Chair-Councilmember  
Presiding Officer of the City Council

ATTEST:
________________________
Chan Srinivasa, City Clerk
TO: The Honorable Darden Rice, Chair and Members of City Council

SUBJECT: A resolution authorizing the Mayor, or his designee, to execute a five (5) year Amended and Restated Lease and Management Agreement with Sheltair Albert Whitted, LLC., a Florida limited liability company, for fixed based operator services at Albert Whitted Airport; and to execute all documents necessary to effectuate same; and providing an effective date. *(Requires affirmative vote of at least six (6) members of City Council.)*

EXPLANATION: In October 2012, pursuant to City Council Resolution No. 2012-485, the City executed a Lease and Management Agreement ("FBO Agreement") with Sheltair Albert Whitted Airport, LLC ("Sheltair") for an initial term of five (5) years for the term November 1, 2012 through October 31, 2017 for the purpose of providing fixed based operator ("FBO") services at Albert Whitted Airport ("Airport"). Under the FBO Agreement, Sheltair leases, operates, and maintains the Galbraith Terminal Building ("Terminal"), along with Hangars 1 and 2 from the City to conduct FBO operations (collectively, "Leased Premises"). In addition, Sheltair oversees the use of the Terminal Ramp, aircraft tie-downs, shade shelter units, T-Hanger units and storage areas (collectively, "Managed Premises"). Sheltair has the responsibility for collecting and reporting all rent and payments due to the City from the Managed Premises and receives thirty (30%) percent of the collected rent as a management fee ("Management Fee"). Sheltair and the City also executed a Deferred Maintenance Agreement dated October 31, 2012 ("DMA Agreement") that provided for repair of certain deferred maintenance conditions and pre-existing conditions, and subsequent discovery of deferred maintenance conditions.

Subsequent amendments to the FBO Agreement include the following: 1) a First Amendment, executed March 6, 2013, that increased the Leased Premises in Historic Hangar 1; 2) a Second Amendment, executed March 6, 2013, that increased the Leased Premises providing for a car rental station; 3) a Third Amendment, executed May 13, 2014, provided Sheltair the right to license and manage kiosk areas in the Terminal to third party aeronautical businesses that use aircraft to provide services such as sightseeing rides, aerial photography, air charter, etc., and whose aircraft is based on the Airport; 4) a Fourth Amendment, executed September 30, 2014, amended the Leased Premises and provided Sheltair the right to license or lease additional counter and office space within the Terminal; and 5) a Fifth Amendment, executed May 18, 2015, that provided for a Self-Service Fueling System ("SESS") for the benefit of Airport users who have advocated for this service for many years. The FBO Agreement, as amended ("Current Agreement") provides Sheltair the right to request a renewal term of five (5) years ("Renewal Term").
While considering its option to renew, Sheltair made Airport Management aware of additional desired modifications to the Current Agreement to serve as inducement to exercise said option and consummate the Renewal Term. Airport Management concurs with Sheltair’s desire to make additional modifications to the duties and to clarify the Current Agreement. Therefore, rather than extending the Current Agreement, Sheltair requested an Amended and Restated Lease and Management Agreement ("Restated Agreement"), subject to City Council approval, that will take effect upon expiration of the Current Agreement on October 31, 2017. The proposed Restated Agreement was contemplated as an agenda item for approval at an October 2017 City Council meeting, which would have allowed City Council’s consideration prior to the expiration of the Current Agreement. However, Hurricane Irma caused unintended delays amongst Sheltair’s expansive operations. Therefore, the term of the Restated Agreement will retroactively commence November 1, 2017.

The proposed Restated Agreement carries forward many of the provisions under the Current Agreement including, but not limited to, the delineation of responsibilities for the Leased Premises and Managed Premises, and incorporates all five (5) previous amendments and the contemplated further amendments thereto into the Restated Agreement. Other changes adopted at Sheltair's request in the proposed Restated Agreement include the following:

- A five (5) year Term, with a five (5) year renewal request option for Sheltair;
- Transitioning from monthly reporting to quarterly reporting for the Bulk Hangars/Terminal Hangar, T-Hangars and Shade Shelters ("Managed Units"). The current reporting requirements were instituted to manage reporting concerns resulting from experience with the previous FBO operator. Given Sheltair's proven transparency and partnership with the City during the term of the Current Agreement, Airport management finds transitioning to a quarterly reporting requirement reasonable;
- Converting the Terminal Hangar, Hangar 1 and Hangar 2 aircraft storage areas from Leased Premises to Managed Premises, which will then be subject to the current revenue split for Managed Premises (70% City/30% FBO). Sheltair will continue to set the rental rates based on market demand and other reasonable and industry accepted methodologies, as is currently practiced.
- City will bear the cost of the utilities to the T-Hangars and Shade Shelters. Under the Current Agreement, Sheltair is responsible for the cost of the utilities from its Management Fee and requested to renegotiate these terms either by an increase to its Management Fee or by the City taking responsibility for the utility payments. The City found the latter to be more conducive, as it would also streamline the existing utility tracking and billing process. The City expects the cost of the utilities will be offset by increased rental rates that will go into effect with the proposed Restated Agreement.
- Modifying the provision for a flight school. Under the Current Agreement, Sheltair is responsible for providing flight school training, which is accomplished through a sub-tenant, St. Pete Air, Inc. ("SPA"). The parties contemplate that the flight school will transition to a direct lease between the City and SPA in Hangar 1.
Provided Sheltair remains in compliance with terms of the Restated Agreement, the City shall continue to reimburse Sheltair for its final cost of constructing the SSFS via monthly rent credits against its fuel flowage fees. Upon completion of the reimbursement of the final cost of constructing the SSFS, Sheltair shall commence the payment of fixed rent to the City for the use of the SSFS.

City waiving Sheltair's rent associated with a tie-down spot if donated to the Civil Air Patrol; and

The DMA Agreement will terminate upon execution of the proposed Restated Agreement, considering the concerns contemplated under the DMA Agreement have been substantially resolved.

To date, Administration has been extremely satisfied with Sheltair's performance. Sheltair has maintained a professional, transparent and engaged affiliation with the City throughout the term of the Current Agreement. Furthermore, Sheltair has effectively performed the duties required in the Current Agreement, which was further substantiated in a successful audit completed by the City Audit Department in 2015. To that end, Administration feels that the requested lease changes reflect a growing relationship with Sheltair and will serve to build on a solid foundation that was created during the initial lease term.

The proposed Restated Agreement is in compliance with Section 1.02(c)(4)A.1, of the City Charter, which permits the leasing of property at the Airport for a term not to exceed twenty-five (25) years with an affirmative vote of at least six (6) members of City Council. This property is zoned IT (Industrial Traditional).

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor, or his designee, to execute a five (5) year Amended and Restated Lease and Management Agreement with Sheltair Albert Whitted, LLC., a Florida limited liability company, for fixed based operator services at Albert Whitted Airport; and to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

ATTACHMENTS: Resolution

APPROVALS: Administration:

Budget: N/A

Legal: (As to consistency with attached legal documents)

Legal: 00346249.doc v1
 Resolution No. 2017 -

A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE A FIVE (5) YEAR AMENDED AND RESTATED LEASE AND MANAGEMENT AGREEMENT WITH SHELTAIR ALBERT WHITTED, LLC., A FLORIDA LIMITED LIABILITY COMPANY, FOR FIXED BASE OPERATOR SERVICES AT ALBERT WHITTED AIRPORT; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, in October 2012, pursuant to City Council Resolution No. 2012-485, the City executed a Lease and Management Agreement ("FBO Agreement") with Sheltair Albert Whitted Airport, LLC ("Sheltair") for an initial term of five (5) years, for the term of November 1, 2012 through October 31, 2017, for the purpose of providing fixed based operator ("FBO") services at Albert Whitted Airport ("Airport"); and

WHEREAS, under the FBO Agreement, Sheltair leases, operates, and maintains the Galbraith Terminal Building ("Terminal"), along with Hangars 1 and 2 from the City to conduct FBO operations (collectively, "Leased Premises"); and

WHEREAS, in addition, Sheltair oversees the use of the Terminal Ramp, aircraft tie-downs, shade shelter units, T-Hanger units and storage areas (collectively, "Managed Premises"); and

WHEREAS, Sheltair has the responsibility for collecting and reporting all rent and payments due to the City from the Managed Premises and receives thirty (30%) percent of the collected rent as a management fee ("Management Fee"); and

WHEREAS, Sheltair and the City also executed a Deferred Maintenance Agreement dated October 31, 2012 ("DMA Agreement") that provided for repair of certain deferred maintenance conditions and pre-existing conditions, and subsequent discovery of deferred maintenance conditions; and

WHEREAS, subsequent amendments to the FBO Agreement include the following: 1) a First Amendment, executed March 6, 2013, that increased the Leased Premises in Historic Hangar 1; 2) a Second Amendment, executed March 6, 2013, that increased the Leased Premises providing for a car rental station; 3) a Third Amendment, executed May 13, 2014, provided Sheltair the right to license and manage kiosk areas in the Terminal to third party aeronautical businesses that use aircraft to provide services such as sightseeing rides, aerial photography, air charter, etc., and whose aircraft is based on the Airport; 4) a Fourth Amendment, executed September 30, 2014, amended the Leased Premises and provided Sheltair the right to
license or lease additional counter and office space within the Terminal; and 5) a Fifth Amendment, executed May 18, 2015, that provided for a Self-Service Fueling System ("SFSS") for the benefit of Airport users who have advocated for this service for many years; and

WHEREAS, the FBO Agreement, as amended ("Current Agreement"), provides Sheltair the right to request a renewal term of five (5) years ("Renewal Term"); and

WHEREAS, while considering its option to renew, Sheltair made Airport Management aware of additional desired modifications to the Current Agreement to serve as inducement to exercise said option and consummate the Renewal Term; and

WHEREAS, Airport Management concurs with Sheltair's desire to make additional modifications to the duties and to clarify the Current Agreement; and

WHEREAS, rather than extending the Current Agreement, Sheltair requested an Amended and Restated Lease and Management Agreement ("Restated Agreement"), subject to City Council approval, that will take effect upon expiration of the Current Agreement on October 31, 2017; and

WHEREAS, the proposed Restated Agreement was contemplated as an agenda item for approval at an October 2017 City Council meeting, which would have allowed City Council's consideration prior to the expiration of the Current Agreement

WHEREAS, Hurricane Irma caused unintended delays amongst Sheltair's expansive operations; and

WHEREAS, because of these delays, the term of the Restated Agreement will retroactively commence November 1, 2017 to insure there is no gap in the Airport management; and

WHEREAS, the proposed Restated Agreement carries forward many of the provisions under the Current Agreement including, but not limited to, the delineation of responsibilities for the Leased Premises and Managed Premises, and incorporates all five (5) previous amendments and the contemplated further amendments thereto, into a single Restated Agreement; and

WHEREAS, other changes adopted at Sheltair's request in the proposed Restated Agreement include an additional renewal term option, changes to the Leased and Managed Premises, changes to utility coverage and other reimbursement costs, as well as other minor considerations; and

WHEREAS, Administration has been extremely satisfied with Sheltair's performance to date, as well as their transparent and engaged affiliation with the City throughout the term of the Current Agreement; and
WHEREAS, Sheltair has effectively performed the duties required in the Current Agreement, which was further substantiated in a successful audit completed by the City Audit Department in 2015; and

WHEREAS, to Administration feels that the requested changes reflect a growing relationship with Sheltair and will serve to build on a solid foundation that was created during the initial lease term; and

WHEREAS, the proposed Restated Agreement is in compliance with Section 1.02(c)(4)A.1, of the City Charter, which permits the leasing of property at the Airport for a term not to exceed twenty-five (25) years with an affirmative vote of at least six (6) members of City Council.; and

WHEREAS, this property is zoned IT (Industrial Traditional).

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor, or his designee, is authorized to execute a five (5) year Amended and Restated Lease and Management Agreement with Sheltair Albert Whitted, LLC., a Florida limited liability company, for fixed based operator services at Albert Whitted Airport; and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:

APPROVED BY:

Clay D. Smith, Director
Downtown Enterprise Facilities

APPROVED BY:

Alfred Wendler, Acting Director
Real Estate & Property Management
TO: THE HONORABLE DARREN RICE, CHAIR, AND MEMBERS OF CITY COUNCIL

SUBJECT: Resolution identifying scrivener’s errors and errors of fact in the plat of Gandy Boulevard Self Storage, superseding and replacing resolution 2017-504, and approving the amended and corrected plat of Gandy Boulevard Self Storage, generally located on a portion of land lying within section 19, township 30 south, range 17 east, Pinellas County, Florida; land lying southeast of Gandy Boulevard right of way, west of 2nd Street North right of way, and north of 99th Avenue North right of way; setting forth conditions for approval; and providing an effective date. (City File 17-20000007)

RECOMMENDATION: The Administration recommends APPROVAL.

DISCUSSION: The applicant is requesting approval for a Final Plat to create one parcel from multiple lots of record on a portion of land lying within Section 19, Township 30 south, Range 17 east, Pinellas County, Florida; land lying southeast of Gandy Boulevard right of way, west of 2nd Street North right of way, and north of 99th Avenue North right of way.

The City Council previously approved this plat on September 14, 2017, Resolution 2017-504 and subsequently errors were found on the face of the plat including the legal description, requiring this new approval of the corrected plat.

The plat will assemble the lot for redevelopment.

Attachments: Map, Aerial, Engineering Memorandum dated August 2, 2017, Resolution with two page plat

APPROVALS:

Administrative: ____________________________
Budget: NA
Legal: ____________________________
RESOLUTION NO. _____

A RESOLUTION IDENTIFYING SCRIVENER'S ERRORS AND ERRORS OF FACT IN THE PLAT OF GANDY BOULEVARD SELF STORAGE, SUPERCEDING AND REPLACING RESOLUTION 2017-504, AND APPROVING THE AMENDED AND CORRECTED PLAT OF GANDY BOULEVARD SELF STORAGE, GENERALLY LOCATED ON A PORTION OF LAND LYING WITHIN SECTION 19, TOWNSHIP 30 SOUTH, RANGE 17 EAST, PINELLAS COUNTY, FLORIDA; LAND LYING SOUTHEAST OF GANDY BOULEVARD RIGHT OF WAY, WEST OF 2ND STREET NORTH RIGHT OF WAY, AND NORTH OF 99TH AVENUE NORTH RIGHT OF WAY; SETTING FORTH CONDITIONS FOR APPROVAL; AND PROVIDING AN EFFECTIVE DATE. (City File 17-20000007)

WHEREAS, the City of St. Petersburg ("City") City Council APPROVED Resolution 2017-504 approving the plat known as Gandy Boulevard Self Storage on September 14, 2017; and

WHEREAS, the City planning and economic development staff has determined that the plat attached to approved by Resolution 2017-504 contained scrivener's errors and errors of fact related to the ownership of record of the affected property and the property boundaries; and

WHEREAS, the erroneous plat attached to and approved by Resolution 2017-504, could be interpreted to contain errors of omission; and

WHEREAS, therefore, the erroneous plat attached to Resolution 2017-504, is hereby superceded; and

WHEREAS, this amended Resolution references and approves an amended and corrected plat.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of St. Petersburg, Florida does hereby supercede and replace Resolution 2017-504, with this resolution, thus eliminating all force and effect of Resolution 2017-504 and the erroneous plat approved therein, and states the following:

1. The amended plat of Gandy Boulevard Self Storage, generally located on a portion of land lying within Section 19, Township 30 south, Range 17 east, Pinellas County, Florida; land lying southeast of Gandy Boulevard right of way, west of 2nd Street North right of way, and north of 99th Avenue North right of way, is hereby approved subject to the condition stated in Paragraph two (2) below.

2. The plat must comply with Engineering conditions in the memorandum dated August 2, 2017, prior to Certificate of Occupancy.

This resolution shall become effective immediately upon its adoption.
APPROVED AS TO FORM AND CONTENT:

Planning & Economic Development (Designee)  10/24/17

City Attorney (Designee)  10/24/17
GANDY BOULEVARD SELF STORAGE
RE-PLAT OF BLOCKS 10 AND 11, BRIDGEVIEW,
AS RECORDED IN PLAT BOOK 7, PAGE 25
AND RE-PLAT OF MOTHER'S CARWASH,
AS RECORDED IN PLAT BOOK 98, PAGE 63
OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

A PORTION OF SECTION 19,
TOWNSHIP 30 SOUTH
RANGE 17 EAST
ST. PETERSBURG,
PINELLAS COUNTY, FLORIDA

LEGEND & ABBREVIATIONS
P.R.M. PERMANENT REFERENCE MARK
• FOUND 3-1/8" IRON NOD AND 1" CAP
o DEVICES FOUND 5/8" IRON NOD
o CAPS, NO MARKING
Δ DEVICES FOUND CAPPED IRON NOD
O.D. OFFICIAL RECORD
P.B. PLAT BOOK
P.P. PAGE
R/W RIGHT OF WAY
U.B. UNKOWN BUSINESS
F.DOT FLORIDA DEPARTMENT OF TRANSPORTATION
H.O. NUMBER
E.P.C. ENVIRONMENTAL PROTECTION COMMISSION
MEMORANDUM
CITY OF ST. PETERSBURG
ENGINEERING DEPARTMENT

TO: Pamela Jones, Development Services
FROM: Nancy Davis, Engineering Plan Review Supervisor
DATE: August 2, 2017
SUBJECT: Preliminary and Final Plat – Gandy Boulevard Self Storage
FILE: 17-20000007 R2

LOCATION: None; 201 99th Avenue North; 238 100th Avenue North; 9999 Gandy Boulevard North; 9999 Gandy Boulevard North; 10035 Gandy Boulevard North; 2nd Street North; 10000 4th Street North; 18-30-17-11322-010-0010 18-30-17-11322-011-0010 18-30-17-11322-011-0040 18-30-17-11322-011-0070 18-30-17-11322-011-0090 18-30-17-11322-010-0030 18-30-17-11322-010-0090 19-30-17-59225-000-0010

Perspective, Project: Gandy Boulevard Self Storage
REQUEST: Preliminary and Final Plat

The Engineering Department has no objection to the proposed Preliminary and Final Plat plat provided the following standard comments remain as requirements to be implemented when development occurs. All standard comments listed below were acknowledged in the July 6, 2017 response narrative from S&ME.

STANDARD COMMENTS: It is acknowledged that the following items have been addressed with the submittal of the associated Site Construction Permit Applications, but remain listed below as documentation of the standard plat approval conditions since the plat is being processed concurrently with construction. Standard conditions of plat approval will be verified prior to Engineering departmental release of the project Certificate of Occupancy.

Water service is available to the site. The applicant’s Engineer shall coordinate potable water and/or fire service requirements through the City’s Water Resources department. Recent fire flow test data shall be utilized by the site Engineer of Record for design of fire protection system(s) for this development. Any necessary system upgrades or extensions shall be performed at the expense of the developer.

Water and fire services and/or necessary backflow prevention devices shall be installed below ground in vaults per City Ordinance 1009-g (unless determined to be a high hazard application by the City’s Water Resources department or a variance is granted by the City Water Resources department). Note that the City’s Water Resources Department will require an exclusive easement for any meter or backflow device placed within private property boundaries. City forces shall install all public water service meters,
backflow prevention devices, and/or fire services at the expense of the developer. Contact the City's Water Resources department, Kelly Donnelly, at 727-892-5614 or kelly.donnelly@stpete.org. All portions of a private fire suppression system shall remain within the private property boundaries and shall not be located within the public right of way (i.e. post indicator valves, fire department connections, etc.).

Public sidewalks are required by City of St. Petersburg Municipal Code Section 16.40.140.4.2. A 6-foot wide sidewalk is required along Gandy, and a 5-foot wide sidewalk is required along the north side of 99th Avenue North and along the west side of 2nd Street North unless specifically limited by the DRC approval conditions. Existing sidewalks and new sidewalks will require curb cut ramps for physically handicapped and truncated dome tactile surfaces (of contrasting color to the adjacent sidewalk, colonial red color preferred) at all corners or intersections with roadways that are not at sidewalk grade and at each side of proposed and existing driveways per current City and ADA requirements. Concrete sidewalks must be continuous through all driveway approaches. All existing public sidewalks must be restored or reconstructed as necessary to be brought up to good and safe ADA compliant condition prior to Certificate of Occupancy.

Wastewater reclamation plant and pipe system capacity will be verified prior to development permit issuance. Any necessary sanitary sewer pipe system upgrades or extensions (resulting from a proposed service or an increase in projected flow) as required to provide connection to a public collection system of adequate capacity and condition, shall be performed by and at the sole expense of the applicant. Proposed design flows (ADF) must be provided by the Engineer of Record on the City's Wastewater Tracking Form (available upon request from the City Engineering department, phone 727-893-7238). If an increase in flow of over 1000 gpd is proposed, the ADF information will be forwarded to the City Water Resources department for a system analysis of public main sizes 10 inches and larger proposed to be used for connection. The project engineer of record must provide and include with the proposed civil utility connection plan, 1) a completed Wastewater Tracking form, and 2) a capacity analysis of public mains less than 10 inches in size which are proposed to be used for connection. If the condition or capacity of the existing public conveyance system is found insufficient, the conveyance system must be upgraded to provide adequate capacity and condition, by and at the sole expense of the developer. The extent or need for system improvements cannot be determined until proposed design flows and sanitary sewer connection plan are provided to the City’s Water Resources department for system analysis of main sizes 10” and larger. Connection charges are applicable and any necessary system upgrades or extensions shall meet current City Engineering Standards and Specifications and shall be performed by and at the sole expense of the developer.

Development and redevelopment shall be in compliance with the Drainage and Surface Water Management Regulations as found in City Code Section 16.40.030. Submit drainage calculations which conform to the water quantity and the water quality requirements of City Code Section 16.40.030. Please note the volume of runoff to be treated shall include all off-site and on-site areas draining to and co-mingling with the runoff from that portion of the site which is redeveloped. Stormwater systems which discharge directly or indirectly into impaired waters must provide net improvement for the pollutants that contribute to the water body's impairment. Stormwater runoff release and retention shall be calculated using the Rational formula and a 10 year 1 hour design storm.

Per land development code 16.40.140.4.6 (9), habitable floor elevations for commercial projects must be set per building code requirements to at least one foot above the FEMA elevation. Habitable floor elevations for projects subject to compliance with the Florida Building Code, Residential, shall be set per building
code requirements to at least two feet above the FEMA elevation. The construction site upon the lot shall be a minimum of one foot above the average grade crown of the road, which crown elevation shall be as set by the engineering director. Adequate swales shall be provided on the lot in any case where filling obstructs the natural ground flow. In no case shall the elevation of the portion of the site where the building is located be less than an elevation of 103 feet according to City datum.

The applicant will be required to submit to the Engineering Department copies of all permits from other regulatory agencies including but not limited to FDOT, FDEP, SWFWMD and Pinellas County, as required for future development on this site. Plans and specifications are subject to approval by the Florida state board of Health.

Plan and profile showing all paving, drainage, sanitary sewers, and water mains (seawalls if applicable) to be provided to the Engineering Department for review and coordination by the applicant's engineer for all construction proposed or contemplated within dedicated right-of-way or easement.

A work permit issued by the Engineering Department must be obtained prior to the commencement of construction within dedicated right-of-way or public easement. All work within right of way or public utility easement shall be in compliance with current City Engineering Standards and Specifications and shall be installed at the applicant's expense in accordance with the standards, specifications, and policies adopted by the City.

Development plans shall include a grading plan to be submitted to the Engineering Department including street crown elevations. Lots shall be graded in such a manner that all surface drainage shall be in compliance with the City’s stormwater management requirements. A grading plan showing the building site and proposed surface drainage shall be submitted to the engineering director.

Development plans shall include a copy of a Southwest Florida Water Management District Management of Surface Water Permit or Letter of Exemption or evidence of Engineer’s Self Certification to FDEP.

Submit a completed Stormwater Management Utility Data Form to the City Engineering Department with any plans for development on this site.

It is the developer’s responsibility to file a CGP Notice of Intent (NOI) (DEP form 62-21.300(4)(b)) to the NPDES Stormwater Notices Center to obtain permit coverage if applicable.